

MGMT 1002 PRINCIPLES OF VALUATION

Credit Points 10

Legacy Code 200602

Coordinator Sharon Yam ([https://directory.westernsydney.edu.au/search/name/Sharon Yam/](https://directory.westernsydney.edu.au/search/name/Sharon%20Yam/))

Description This unit covers five main topic areas. The first area covers various valuation methods and extends the students' knowledge in relation to industrial property valuation. The second area covers the hypothetical development method of valuation as well as strata valuation principles. The third area introduces the valuation of partial interests and advanced valuation mathematics. The fourth area provides an introduction to statutory valuation, rating and taxing of property. The last area introduces the students to commercial property valuation.

School Business

Discipline Valuation

Student Contribution Band HECS Band 4 10cp

Check your HECS Band contribution amount via the Fees (https://www.westernsydney.edu.au/currentstudents/current_students/fees/) page.

Level Undergraduate Level 1 subject

Equivalent Subjects LGYC 1564 - Principles of Valuation

Restrictions

External offerings for this subject are only available to students who are enrolled in a Property program or field of study.

Assumed Knowledge

Students undertaking this subject should have a sound knowledge of the property industry and an understanding of introductory financial mathematics.

Learning Outcomes

On successful completion of this subject, students should be able to:

1. Discuss the concepts of valuation and apply various valuation methods, including hypothetical development and Discounted Cash Flow;
2. Collect, analyse and apply data in relation to the valuation of industrial property;
3. Explain partial interests in real property and apply the appropriate method to value them;
4. Apply advanced valuation mathematics using financial calculators and computers;
5. Describe strata subdivision of real property and apply the appropriate method to value these properties;
6. Prepare statutory and taxation valuation at federal, state and local levels;
7. Apply client communication and risk management skills in the context of valuation instructions to avoid issues of professional negligence.

Subject Content

- valuation methods
- valuation of industrial properties
- advanced valuation mathematical concepts
- financial valuation concepts
- introduction to statutory and taxation valuations
- Strata property principles and valuation
- Negligence, Risk and ethics

Assessment

The following table summarises the standard assessment tasks for this subject. Please note this is a guide only. Assessment tasks are regularly updated, where there is a difference your Learning Guide takes precedence.

| Item | Length | Percent | Threshold | Individual/ Group Task |
|-------------------|-------------|---------|-----------|---------------------------|
| Mid-semester exam | 1 hour | 20 | N | Individual |
| Report | 4,000 words | 30 | N | Group |
| Final examination | 2 hours | 50 | Y | Individual |

Prescribed Texts

- Ling, DC & Archer, WR 2021, Real estate principles: A value approach, 6th edn, McGraw Hill.

Teaching Periods

Spring

Parramatta City - Macquarie St

Day

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View timetable (https://classregistration.westernsydney.edu.au/even/timetable/?subject_code=MGMT1002_22-SPR_PC_D#subjects)

Parramatta External

External

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