

# REAL ESTATE (M.S.)

## Requirements

The M.S. in Real Estate is a 36-credit program with evening, weekend, and online offerings which can be completed in one year of full-time study or through part-time study.

The core requirements of the Master of Science in Real Estate (MSRE) are designed to ensure that every graduate has a grasp of the most important elements of real estate finance, investment, development, and management while the elective concentration allows each student to pursue a specific subject area.

Students pursuing any of the advanced certificate programs may apply their coursework for the certificate toward the core, flex core, or elective requirements of the M.S. program.

Course	Title	Credits
<b>Core Courses</b>		
REAL 5002	Real Estate Finance	3
REAL 5004	Real Estate Accounting and Tax	3
REAL 5006	Real Estate Legal Concepts and Contracts	3
REAL 5008	Real Estate Economics and Market Analysis	3
REAL 5010	Real Estate Structures and Capital Markets	3
REAL 5012	Real Estate Valuation and Investment Analysis	3
REAL 5014	Negotiation	1.5
REAL 5016	Ethical Issues in Real Estate	1.5
<b>Flex Core Courses</b>		
Choose two from the following:		6
REAL 5102	Real Estate Risk and Portfolio Management	
REAL 5104	The Real Estate Development Process	
REAL 5106	Real Estate Asset Management	
REAL 5108	Real Estate Credit Analysis and Underwriting	
<b>Elective Courses</b>		
Select any 6 additional Real Estate credits <sup>1</sup>		6
<b>Capstone Course</b>		
Choose one of the following:		3
REAL 6100	Applied Project	
REAL 6200	Research Project (Thesis)	
<b>Total Credits</b>		<b>36</b>

<sup>1</sup> Graduate-level courses with the REAL subject code (except for REAL 6300 Applied Project) may apply toward this requirement. Students pursuing the advanced certificate should take coursework associated with their advanced certificate as their M.S. electives.

making skills while creating a common student experience that fosters community. Students are required to complete all eight courses in the core.

## Flex Core Courses

The 6-credit flex core curriculum provides students the opportunity to focus on areas in real estate that are consistent with their career pursuits. Under guidance of their adviser, students are required to select two core courses from the list of four courses.

## Elective Courses

The 6-credit elective course requirement offers students the opportunity to immerse themselves in specialized topics of their choice, or to complete the remaining flex core courses. These can be selected from any course not already completed in the real estate department, a list of which can be found on our Course Listings page. These options include a for-credit internship as well as the special topics course.

## Special Topics

These courses, which will be offered periodically, are designed to enhance the student's educational experience by supplementing the standard array of courses with topics that are very highly specialized. Areas of study will include real estate finance, investment, and development. In most cases, they will be of interest to those students who desire a more intense exposure to a particular field of study. Courses include Real Estate Financial Modeling, Private Equity, Design Issues, Socially Responsible Investing in Real Estate, the Real Estate Roundtable, and Commercial Leasing.

## Capstone Course

The 3-credit capstone is the culmination of all the knowledge and skills acquired throughout the program. Students must be able to assimilate all that they have learned in the core, flex core, and elective courses and apply it within the context of a real-world setting. Subject to adviser pre-approval, students will either undertake an applied project or write a thesis (under the direction of a faculty supervisor) that, upon completion, demonstrates professional-level mastery of the subject matter involved.

## Detailed Requirement Information

### Core Courses

The 21-credit core curriculum is designed to give students an in-depth mastery of the academic disciplines and applied functional areas necessary to every real estate professional's success. The core leaves students with essential analysis, critical thinking, and decision-