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.

<table>
<thead>
<tr>
<th>Course</th>
<th>Title</th>
<th>Credits</th>
</tr>
</thead>
<tbody>
<tr>
<td>REAL 5002</td>
<td>Real Estate Finance</td>
<td>3</td>
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<tr>
<td>REAL 5004</td>
<td>Real Estate Accounting and Tax</td>
<td>3</td>
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<tr>
<td>REAL 5006</td>
<td>Real Estate Legal Concepts and Contracts</td>
<td>3</td>
</tr>
<tr>
<td>REAL 5008</td>
<td>Real Estate Economics and Market Analysis</td>
<td>3</td>
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<tr>
<td>REAL 5010</td>
<td>Real Estate Structures and Capital Markets</td>
<td>3</td>
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<tr>
<td>REAL 5012</td>
<td>Real Estate Valuation and Investment Analysis</td>
<td>3</td>
</tr>
<tr>
<td>REAL 5014</td>
<td>Negotiation</td>
<td>1.5</td>
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<tr>
<td>REAL 5016</td>
<td>Ethical Issues in Real Estate</td>
<td>1.5</td>
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Flex Core Courses
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

Elective Courses
Select any 6 additional Real Estate credits 1

6

Capstone Course
Choose one of the following: 3

- REAL 6100 Applied Project
- REAL 6200 Research Project (Thesis)

Total Credits 36

1 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.

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-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.