



Valuation: Residential Property

Course Type: **Distance learning**

Duration: **Four months**

Language: **English**

RICS Member: **\$805**

Non-RICS Member: **\$970**

Course summary

This course is a part of a suite of three courses:

- Valuation: Foundation Programme
- Valuation for Commercial Property
- Valuation for Residential Property

The overall objective of all three courses is to give professionals the breadth and depth of knowledge to create best practice valuation reports. The Valuation: Residential Property course has been designed to build on your existing knowledge of valuation, giving more details on the needed for valuation, focusing on the main competencies of valuation practice: inspection, measurement and valuation methodologies.

It will also provide guidance and best practice on how to write Red Book compliant reports which will ensure that any valuation report meets RICS as well as international standards (including IPMS and IVS).

The course is composed of six technical modules which will cover the core valuation competencies of inspection, measurement and valuation methodologies as well as an introductory and conclusion/review module as follows:

Module 0: Course Introduction

Module 1. The Inspection – Context & Information

Module 2. The Valuation Part 1 – Using Comparable Method

Module 3. The Valuation Part 2 – Using Less Common Methods

Module 4. The Report: Writing an RICS compliant report

Course Content

Module 0: Course Introduction

- Get to know the tutor and other learners
- Overview of the course content, materials and structure

Module 1: The Inspection – Context & Information

- List the purpose and basis of valuation in each market sector.
- Identify health and safety best practice on inspection with specific reference to asbestos.
- Describe specification in each sector and level.
- Identify the age and constructions of property and state common defects.
- State the application of International Property Measurement in each sector.

Module 2: Valuation - Using Comparable Methods

- Describe the changing patterns of property occupation and their effect on valuation practices.
- Produce a comparable rental valuation with appropriate weighting.
- Produce a rental analysis matrix with quantitative and qualitative adjustments.
- Produce rental analysis of incentives to go from headline rent to net effective rent.

Module 3: Valuation - Using Less Common Methods

- Identify the appropriate sub techniques and different types of yield.
- Produce a valuation using the term and reversion approach supported by yield analysis.
- Produce a valuation using discounted cash flow incorporating growth.
- Use trial, error and interpolation to establish the internal rate of return in an investment appraisal.
- Carry out a valuation using hardcore and top slice.
- Carry out a valuation using hardcore and layer (equivalent yield)

Module 4: The Report: Writing a RICS compliant report

- State the purpose, mandatory contents and application guidance in International Valuation Standards and RICS Valuation – Professional Standards.
- Describe how to produce compliant terms of engagement and valuation reports with a focus on loan security and asset valuation.
- Explain uncertainty in and bases of valuation to a client.
- State the process and requirements for Valuer Registration C

Course structure

Each Module is composed of the following to support and enhance your needs in gaining the required level of knowledge throughout the course programme:

- Online technical e-learning
- Reading material
- Case studies
- Online discussion forum
- Live web classes
- Quizzes

E-learning sessions

Interactive e-learning sessions deliver the technical content of the learning objectives. They will be presented in bite-size chunks, including diagrams, podcasts and interactive activities.

Reading material

The e-learning is supported by reading material and videos.

Case study

The case study is a scenario assignment which allows you to put theory covered in the session into practice by using your skills in a project.

Discussion forum

The discussion forum is a chance for you to ask questions and share professional experience with peers.

Live web classes

The live web class consolidates the subject covered during the e-learning session and provides a chance to meet the tutor “face to face” and ask any questions. The session will be based on the case study and will review the submitted assignments.

End of module quiz

A short quiz tracks how much of the learning has been absorbed and acts as a progress tracker.

Course assessment

You will be assessed through an online examination within the RICS Online Academy. The examination will take place within a one month window period at the end of the six month programme.

Upon successful completion of the course you would have completed 100 CPD hours study. You will also receive a certificate of course completion confirming you have successfully attended and passed the Valuation: Residential Property.

Purchasing Information

The cost of this course is: RICS Members £595.00 + VAT, Non Members £715.00 + VAT
You will be asked to complete payment in order to enrol onto this course. Enrolment is activated through completing the payment process by clicking the 'Buy Now' button. We may have more than one start dates available, so please ensure you select the correct one. Please note: The start date is subject to change depending on number of attendees for this course and at the discretion of RICS. If you select the wrong start date you must notify us within 14 days of purchase to move to the correct group. Any requests outside of this date are chargeable.