

REAL ESTATE DEVELOPMENT, MS

Banner Code: BU-MS-REAL

Graduate Program Office

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Administration

- Carolyn Grimsley, Director, MS in Real Estate Development

The Master of Science in Real Estate Development is designed to provide real estate professionals with the knowledge essential to assume increasingly responsible leadership roles within the development industry. Areas of emphasis include real estate finance, investment analysis, project management, sustainability and economic development. The distinctiveness of this degree program lies in its multi-disciplinary curriculum, which incorporates coursework from the domains of business, engineering and public policy. Created in consultation with leading real estate development companies, the curriculum has been designed to strengthen the employment potential and upward mobility of industry professionals working in the areas of development, architecture, engineering, public planning, construction management, real estate finance, mortgage lending, property management, real estate law and related fields.

Admissions & Policies

Admissions

Requirements

All students registering for School of Business graduate courses must have graduate standing. Non-degree student status is not available.

Full eligibility and admission requirements can be viewed at the School of Business website (<https://business.gmu.edu/programs/graduate/admissions/>).

Policies

The 36-hour curriculum includes 21 hours of required courses and 15 hours of electives. Students are responsible for familiarization and compliance with AP.6 Graduate Policies (<http://catalog.gmu.edu/policies/academic/graduate-policies/>).

Graduate level courses offered by the School of Business cannot be audited.

Requirements

Degree Requirements

Total credits: 36

Required Courses

Code	Title	Credits
REAL 605	Policy and Planning of the Built Environment	3
REAL 615	Brokerage and Market Analysis	3

REAL 625	Financial Analysis and Valuation	3
REAL 635	The Development Process	3
REAL 645	Law and Entitlements	3
REAL 655	Design and Construction	3
REAL 750	MSRED Capstone	3
Total Credits		21

Electives

Code	Title	Credits
Select 15 credits of electives ¹		15
Total Credits		15

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Electives may be selected from other REAL courses (see below) and available offerings in appropriate areas including the Schar School of Policy and Government; the School of Business; the Volgenau School of Engineering; the College of Humanities and Social Sciences; the College of Science; and the Carter School for Peace and Conflict Resolution.

Students wishing to choose a field for emphasis may select, with the approval of a faculty advisor, 3 elective courses within the field that together constitute an emphasis area. They must also then take 3 courses outside the selected emphasis to reach the required elective total of 15. With prior approval of an advisor, students may design their own emphasis. The following are examples of fields for emphasis and courses within each field which may be selected.

Organizational Issues Emphasis

Code	Title	Credits
Select 3 courses from the following:		9
PUBP 781	Entrepreneurship and Economic Development	
EVPP 638	Corporate Environmental Management and Policy	
COMM 632	Persuasion Theory	
COMM 635	Organizational Communication	
COMM 634	Theories of Interpersonal Communication	
COMM 706	Strategic Communication	
CONF 501	Introduction to Conflict Analysis and Resolution	
PHIL 644	Business and Organizational Ethics	
MBA 725	Leadership	
MBA 726	Negotiations	
REAL 710	Real Estate Entrepreneurship	
REAL 720	Real Estate Leadership and Project Management	
Total Credits		9

Project Feasibility Emphasis

Code	Title	Credits
Select 3 courses from the following:		9
PUBP 602	Regional Economic Development: Strategies and Applications	

PUBP 714	Topics in Transportation Policy, Operations, and Logistics	
PUBP 752	Infrastructure Finance	
EVPP 524	Introduction to Environmental and Resource Economics	
CEIE 607	Public Infrastructure Management and Finance	
CEIE 667	Multi-modal Transportation Systems	
CEIE 573	Legal Aspects of the Construction Process	
CONF 741	Negotiating in Complex Systems	
REAL 730	Financing Real Estate Projects	
REAL 740	Real Estate Investments	
GBUS 540	Analysis of Financial Decisions	
Total Credits		9

Special Topics Impacting Development

The following courses may be included as electives by all students:

Code	Title	Credits
PUBP 745	Transportation and the Environment	3
EVPP 505	Selected Topics in Environmental Science	4
EVPP 670	Environmental Law	3
EVPP 533	Energy Policy	3
EVPP 635	Environment and Society	3
GG5 507	Geographic Approaches for Sustainable Development	3
PHIL 643	Environmental Ethics	3
REAL 790	Special Topics in Real Estate	3
REAL 796	Directed Reading	1-6