

Date Prepared: October 12, 2000

COURSE OUTLINE

 New x Revised

Effective Date: Fall 2000

1. **COURSE PREFIX NUMBER:** REA 218 **CREDIT HOURS:** 2
2. **COURSE TITLE:** Appraising the Single Family Residence
3. **PREREQUISITES:** none
4. **COURSE DESCRIPTION:** Promotes an understanding and working knowledge of procedures and techniques used to estimate market value of vacant residential land and improved single family residential properties. Emphasizes the proper application of valuation methods and techniques to residential properties and extraction of data from the market for use in sales comparison, cost, and income capitalization approaches to value. Lecture 2 hours per week.
5. **CONTENT:** (Major Headings)
 - a. Analysis of single-family residential markets and residential neighborhood analysis
 - b. Inspection of the single-family residence
 - c. Analysis of specific value influences on a subject property using market data grids
6. **GENERAL COURSE OBJECTIVES:**

Upon successful completion of the course, the student will be able to

 - a. appraise single-family residences demonstrating the application of the sales comparison approach, cost approach and income
 - b. capitalize the approach in estimating the market value of single-family residential properties
 - c. analyze and reconcile value indicators
 - d. discuss site valuation