



BACHELOR OF SCIENCE IN REAL ESTATE (TOP UP) AWARDED BY BIRMINGHAM CITY UNIVERSITY



BIRMINGHAM CITY
University

Course Specification

Course Summary Information

1.	Course Title	BSc Real Estate (Top Up)
2.	Awarding Institution	Birmingham City University
3.	Professional Statutory or Regulatory Body (PSRB) accreditation (if applicable)	Royal Institution of Chartered Surveyors (RICS)

Course Description

Want to enter the exciting world of property? Discover our BSc (Hons) Real Estate course. This degree is for you if you are interested in the study of the built environment and in the acquisition, disposal, management and valuation of land and buildings.

This real estate course has been developed in the UK in accordance with the requirements of Royal Institution of Chartered Surveyors (RICS), the leading international professional body for surveying, our course meets the needs of potential employers in the public, private and third sectors. You will complete your undergraduate degree with the most current and relevant insights.

What's covered in the course?

You will gain a detailed understanding of real estate, alongside learning to make an expert analysis of the processes of its ownership, development, occupation, valuation and management. You'll also examine economics and finance, property valuation and management, development, construction, urban planning and law, ensuring you are equipped with the attributes you'll need for a successful career.

Hotline: + 65 6423 9580 / 9590

Email: info@gstm.edu.sg

Website: www.gstm.edu.sg

Address:

520 North Bridge Road #06-01,

Wisma Alsagoff, Singapore 188742

The course integrates technological, financial, legal and management issues, and you will connect the theories and practice of real estate to a range of real-life case studies, helping you understand the complex world of property.

We will prepare you for a career in real estate, developing your collaborative skills and ensuring you are not only able to practise effectively within the global real estate industry, but that you are also sensitive to the needs of the diverse cultures that you come into contact with in your work.

Especially relevant for the would-be chartered surveyor, this course offers a detailed study of the built environment alongside an expert analysis of the acquisition, disposal, management and valuation of land and buildings

Benefitting from our staff's close links with industry, the course thoroughly prepares you for the enormously varied work of a general practice surveyor.

Course Awards

Name of Final Awards	Level	Credit Awarded
Bachelor of Science with Honours Real Estate	6	120
Exit Awards and Credits Awarded		
Bachelor of Science Real Estate	6	80

Delivery Pattern

Mode of Study	Duration of the course
Full Time	12 months
Part Time	15 months

Course Learning Outcomes

1. Identify the principles of property law and their impact on property and business valuation, and property and investment management.
2. Identify and apply the key features of individual and portfolio property management and agency.
3. Identify and apply the principles of the inspection and measurement of land and property.



4. Select and apply appropriate valuation techniques across a wide range of property and land types.
5. Develop business and managerial approaches and skills that enable the successful implementation of appropriate real estate techniques and technologies.
6. Argue rationally and draw independent conclusions based on a rigorous, analytical and critical approach to demonstration and argument.
7. Synthesise theory and practice to design, develop and implement a range of real estate solutions.
8. Interpret and critically evaluate knowledge, concepts and ideas and / or forms of creative expression in a suitably professional manner.
9. Apply interdisciplinary frameworks to the analysis and solution of complex valuation, investment and property management issues.
10. Demonstrate competence across relevant RICS education outcomes.
11. Access information from a range of sources, such as the internet, journals, books, research papers, and appraise its suitability for undergraduate and industry research.
12. Demonstrate the ability to work effectively, both autonomously and as a member of a team, and accept responsibility for actions taken.
13. Recognise and apply professional values and ethics in informing property development and planning excellence.
14. Manage your time effectively and prioritise workloads.
15. Use multiple forms of communication and expression, employing them selectively, appropriately and effectively according to the specifics of the task.
16. Access and make appropriate use of relevant information and data for a specified purpose.
17. Manage conflict appropriately in professional situations.
18. Diagnose problems and identify solutions (individually and collectively).
19. Work effectively in a team.

Course Requirements

In order to complete this course, a student must successfully complete all the following CORE modules (totaling 120 credits):

Module Code	Module Name	Credit Value
BNV6127	Property Marketing	20
BNV6123	Applied Valuation	20
BNV6126	Property Fund Management	20
BNV6125	Professionalism and Citizenship	20

Hotline: + 65 6423 9580 / 9590

Email: info@gstm.edu.sg

Website: www.gstm.edu.sg

Address:

520 North Bridge Road #06-01,
Wisma Alsagoff, Singapore 188742



BNV6200	Individual Honours Project	40
---------	----------------------------	----

Programme Synopsis

BNV6127 Property Marketing

The module will introduce you to the various aspects of marketing communications tools from initial analysis of the property and market through to developing an expanding range of promotional and negotiation techniques. It will explore the use of all elements of the promotion mix with particular reference to the estate agency sector and the wider property business industries. This module will cover the main areas of advertising, personal selling, sales promotion, public relations, professional ethics and direct marketing. Attention is also given to new areas of increasing relevance such as product placement, electronic print and social media.

An understanding of clients and consumers and their buyer behaviour will enable you to have a greater understanding of targeting individuals and groups on existing properties and new developments with new product ranges, brand positioning, target marketing and tailored communication strategies. This module will arm you in seeking to gain a career in property agency – sales and leasing, and property development, alongside the mainstream property professions.

BNV6123 Applied Valuation

Valuation is central to the work of the professional real estate surveyor. Valuation expertise is used in a wide range of real estate contexts including investment, asset management, property development and maintenance management.

The module presents a series of true to life applications and encourages you to consider the wide range of purposes behind valuations. This module aims to provide you with the necessary knowledge, skills and expertise to facilitate your development into a leading real estate professional.

BNV6126 Property Fund Management

Property fund management is a relatively new core competence for the real estate and development (chartered surveyor) professional. It forms an important sector sitting above the physical property



asset management layer. Accordingly, a comprehensive grounding in the principles and practice of property investment and finance is essential for this sector.

The module introduces and develops the concept and practice of property fund management in relation to real world market activity and includes a consideration of property finance. This gives you an increasing awareness of the role of property as an investment asset class, its use as an investment and the means of financing property investments and developments. In particular, it emphasises both theoretical and analytical aspects of property decision making in the context of property portfolios formation and management.

BNV6125 Professionalism and citizenship

This module will focus on extending and providing appropriate evidence of your professional skills and development. Within an applied socially responsive framework, you will examine a range of issues related to the client, the site, planning, financial/development appraisal, design technology, legal and regulatory, health and safety etc. These will be covered in conjunction with other professional courses or your own discipline as appropriate, given that all built environment professions and recent reports such as the Farrell Review place increasing stress on interdisciplinary understanding and working.

This module provides you with a critical appreciation and understanding of the principles, tools, methods and processes of consultancy and professionalism and their linking in a wider citizenship agenda, together with experiential/practice-based learning through a 'hands-on' group-based consultancy assignment with a real client organisation (public/private, services/manufacturing). You will be required to deconstruct and negotiate a consultancy project in situations where initially there may be a lack of clarity, high ambiguity, intense uncertainty and unusual data, apply a range of frameworks to structure analytical thinking, apply techniques to complete the required research, and demonstrate effective communication skills in delivering the final results to the client. Through the project, you will develop skills for effective engagement and intervention, further understand your strengths and weaknesses in relation to team-work and leadership skills, and further enhance your managerial capabilities.

These will be reflected in a group presentation on the consultancy project and an individual written assessment element relating to the professional practice development for your discipline.



The aims of the module is to introduce you to key contemporary social thinking within the Built Environment, centred on community, built environment diversity and inclusivity issues. This will provide you with the tools to develop critical awareness and the initiative to bring about innovative change to positively impact on our society.

BNV6200 Individual Honours Research Project

The purpose of the module is to enable you to undertake a sustained, in-depth and research-informed project exploring an area that is of personal interest to you. In agreement with your supervisor, you will decide upon your topic which will take the form of a practical outcome (artefact) with accompanying contextual material. The main consideration when choosing your topic is that it must be aligned to the programme you are studying, and you should consider the relevance of this topic to your future academic or professional development.

At this level, you will be expected to work independently but you will receive additional one-to-one support from your supervisor, who will be familiar with your chosen topic area. As you progress on the module, extra support will be available and this may take the form of group seminars, workshops and online materials that will help to develop your project

This module is an opportunity for you to develop not only academically, but it will also help you to acquire life-long skills and attributes that identify you as a graduate of BCU. These include being a creative problem solver, entrepreneurial, professional and work ready, and having a global outlook. In the context of technology-related industries, this means:

- developing an ability to create work which demonstrates an awareness of professional standards relevant to your discipline;
- gaining an understanding of successful project planning, which may include budget, time management and other relevant constraints;
- being innovative, experimental and pushing the boundaries of your knowledge;
- being able to self-evaluate and reflect critically on your work, placing it within the context of relevant debates within your chosen medium.

For the purposes of the project, the exact nature of the artefact you create will be agreed in discussion with your supervisor to ensure its relevance to your subject discipline

Relationship with Programme philosophy and learning outcomes

The project supports many of the programme aims in providing a range of skills needed to develop innovative solutions, strategies and ideas now and in the future. Often the project will relate directly to your career and will provide a vehicle for enhancing your professional skills and understanding of the wider issues facing practitioners in your field.

Overall Student Workload and Balance of Assessment

Overall student *workload* consists of class contact hours, independent learning and assessment activity, with each credit taken equating to a total study time of around 10 hours. While actual contact hours may depend on the optional modules selected, the following information gives an indication of how much time students will need to allocate to different activities at each level of the course.

- *Scheduled Learning* includes lectures, practical classes and workshops, contact time specified in timetable
- *Directed Learning* includes placements, work-based learning, external visits, on-line activity, Graduate+, peer learning
- *Private Study* includes preparation for exams

The *balance of assessment* by mode of assessment (e.g. coursework, exam and in-person) depends to some extent on the optional modules chosen by students

Workload

Activity	Number of Hours
Scheduled Learning	324
Directed Learning	366
Private Study	510
Total Hours	1200

Balance of Assessment

Assessment Mode	Percentage
Coursework	80%
Exam	0
In-Person	20%