

Real Estate Financing and Investments

Course Description

This course covers both financing and investing in real estate. The first section deals with two major aspects of real estate financing: (1) financial instruments and (2) the means of financing. It examines the financial side of the lending process. The second section deals with investing in real estate. Topics include: the advantages and pitfalls of real estate investing, how to value an income-producing property, how to use leverage and increase return, and buying a home.

Completion Deadline & Exam: This course, including the examination, must be completed within one year of the date of purchase. In addition, unless otherwise indicated, no correct or incorrect feedback for any exam question will be provided.

Course Level: Overview. This program is appropriate for professionals at all organizational levels.

CPE Credits: 6 (CPA)

Category: Specialized Knowledge

Prerequisite: None

Advanced Preparation: None

Course Learning Objectives

Chapter 1: Real Estate Financing

After studying this chapter you will be able to:

1. Recognize elements of the loan process.
2. Identify transactions covered and disclosures required by the lending laws.
3. Identify sources of funds and agencies involved in the mortgage market.
4. Recognize the classification and uses of different mortgage types.

Chapter 2: Fundamentals of Investing

After studying this chapter you will be able to:

1. Recognize how to get started as an investor.
2. Identify the factors to be considered in investment decisions.
3. Recognize the relationship between return and risk and how it affects different investment options.

Chapter 3: Housing: The Cost of Shelter

After studying this chapter you will be able to:

1. Identify the benefits and disadvantages of buying vs. renting.
2. Identify factors of the real estate purchase price and different loan types.

Chapter 4: Investing in Real Estate

After studying this chapter you will be able to:

1. Identify the advantages and disadvantages of real estate investing.
2. Recognize the characteristics of REIT's.
3. Identify ways to calculate returns for real estate investment.