RE 56 Course Outline as of Fall 2019

CATALOG INFORMATION

Dept and Nbr: RE 56 Title: REAL ESTATE ECONOMICS
Full Title: Real Estate Economics
Last Reviewed: 2/12/2024

Units		Course Hours per Week		Nbr of Weeks	Course Hours Total	
Maximum	3.00	Lecture Scheduled	3.00	17.5	Lecture Scheduled	52.50
Minimum	3.00	Lab Scheduled	0	6	Lab Scheduled	0
		Contact DHR	0		Contact DHR	0
		Contact Total	3.00		Contact Total	52.50
		Non-contact DHR	0		Non-contact DHR	0

Total Out of Class Hours: 105.00 Total Student Learning Hours: 157.50

Title 5 Category:	AA Degree Applicable
Grading:	Grade Only
Repeatability:	00 - Two Repeats if Grade was D, F, NC, or NP
Also Listed As:	
Formerly:	RE 80G

Catalog Description:
Trends and factors which affect the value of real estate; the nature and classification of land economics; the development of property, construction and subdivision; economic values and real estate evaluation; real estate cycles, business fluctuations, residential market trends, and special purpose property trends. Applies toward State's educational requirements for the California Real Estate Broker's examination and educational elective for the salesperson license.

Prerequisites/Corequisites:

Recommended Preparation:
Eligibility for ENGL 100 or ESL 100

Limits on Enrollment:

Schedule of Classes Information:
Description: Trends and factors which affect the value of real estate; the nature and classification of land economics; the development of property, construction and subdivision; economic values and real estate evaluation; real estate cycles, business fluctuations, residential market trends, and special purpose property trends. Applies toward State's educational requirements for the

California Real Estate Broker's examination and educational elective for the salesperson license. (Grade Only)
Prerequisites/Corequisites:
Recommended: Eligibility for ENGL 100 or ESL 100
Limits on Enrollment:
Transfer Credit: CSU;
Repeatability: Two Repeats if Grade was D, F, NC, or NP

ARTICULATION, MAJOR, and CERTIFICATION INFORMATION:

AS Degree:	**Area**			Effective:	Inactive:
CSU GE:	**Transfer Area**			Effective:	Inactive:
IGETC:	**Transfer Area**			Effective:	Inactive:
CSU Transfer:	Transferable	Effective:	Fall 1981	Inactive:	
UC Transfer:		Effective:		Inactive:	

CID:

Certificate/Major Applicable:
Both Certificate and Major Applicable

COURSE CONTENT

Student Learning Outcomes:
At the conclusion of this course, the student should be able to:
1. Evaluate and hypothesize government action on the value of real property.
2. Break down and categorize real estate markets.
3. Distinguish and group real estate investment.
4. Satisfy the California Department of Real Estate elective education requirement for salespersons and brokers license.

Objectives:
Upon completion of this course the student will to be able to:
1. Analyze actions by the Federal Reserve System and their impact on real estate activity.
2. Examine principles of supply and demand in the real estate market.
3. Inspect reasons for city locations and growth patterns.
4. Classify and distinguish neighborhoods, neighborhood boundaries, and how they change.
5. Compare and contrast housing markets and show examples of demand, supply, and government housing problems.
6. Analyze commercial and industrial markets and show examples of economic characteristics.
7. Assess and summarize the principles of real estate taxation.
8. Examine tax aspects of real estate investments.

Topics and Scope:

I. Economic Principles of Capitalism
II. Government's Role in the Economy: Measuring Economic Performance
III. Money, Credit, and Real Estate
   A. Money supply

B. Federal Reserve System
IV. Economic Features of Real Estate Markets
V. Understanding Real Estate Markets
A. Regional and community analysis
B. Community growth patterns
C. Neighborhoods
D. Housing markets
E. Commercial and industrial markets
F. Rural and recreational real estate markets
VI. Influences on Real Estate Development
A. Principles of taxation
B. Land use controls
C. Real estate development
1. construction
2. subdivision
D. Required government reports
VII. Real Estate Investment
A. Real estate investment principles
B. Income tax aspects of investment real estate

Assignment:

1. Written analysis of economic influences of a community; minimum of 5 pages
2. Research paper on specific economic principle or theory as assigned; minimum of 5 pages
3. Weekly reading of 20-40 pages
4. Chapter quizzes
5. Midterm and Final exam

Methods of Evaluation/Basis of Grade:

Writing: Assessment tools that demonstrate writing skills and/or require students to select, organize and explain ideas in writing.

Research paper and written analysis	Writing 25 - 45%

Problem Solving: Assessment tools, other than exams, that demonstrate competence in computational or non-computational problem solving skills.

Class performance	Problem solving 0 - 5%

Skill Demonstrations: All skill-based and physical demonstrations used for assessment purposes including skill performance exams.

None	Skill Demonstrations 0 - 0%

Exams: All forms of formal testing, other than skill performance exams.

Chapter quizzes, midterm and final exam to include multiple choice, true/false, and essay items	Exams 50 - 60%

Other: Includes any assessment tools that do not logically fit into the above categories.

Attendance and participation	Other Category 5 - 10%

Representative Textbooks and Materials:
Real Estate Economic. 6th ed. Huber, Walt and Messick, Levin and Pivar, William. Educational Textbook Company. 2016