Module Specification

Valuations

Version: 2026-27, v4.0, Approved

Contents

Part 1: Information

Module title: Valuations

Module code: UBLMGQ-30-3

Level: Level 6

For implementation from: 2026-27

UWE credit rating: 30

ECTS credit rating: 15

College: College of Arts, Technology and Environment

School: CATE School of Architecture and Environment

Partner institutions: None

Field: Architecture and the Built Environment

Module type: Module

Pre-requisites: None

Excluded combinations: None

Co-requisites: None

Continuing professional development: No

Professional, statutory or regulatory body requirements: None

Part 2: Description

Overview: The module aims to prepare students in advanced topics in real estate valuations and development appraisals oriented towards consolidating core knowledge of the market environment and professional practice, advanced topics in complex development appraisals, considerations of implications to lease management, applications to operating and investment asset valuations as well as understanding statutory guided valuations underpinned by broader and subject-specific sustainability considerations which enhance students' employability and

ability to positively contribute quality service to the benefit of the sector and the wider community.

Features: Not applicable

Educational aims: The module aims to develop through student-centred learning:

Critical Thinking Skills embedded in learning activities that involve analysing multiple contexts and identifying contingencies to be resolved.

Problem-solving Skills that draw on a variety of knowledge-bases including digital tools to resolve unfamiliar problems.

Emotional Intelligence skills demonstrating the understanding of the implications of their behaviour on the reputation of the profession, duty to clients, and public interest.

Transferrable Skills integrated in peer-to-peer interaction in learning activities that develop team skills, and digital knowledge including the use of proprietary software applicable beyond the subject-base.

Outline syllabus: This module will concentrate on the practical application of methods in resolving client requirements for valuations and appraisals. Topics may include:

Context of real estate market including current economy

Global Standards for Valuations, Mandatory reporting, and Measurement Practice

Sustainability in Development Appraisals and Valuations

Analysis and application of market evidence

Advanced Development Appraisals – Cash Flow Approach

Occupational Valuations with lease incentives

Valuation of Specialised Trading Property, PRS and Social Housing

Compulsory Purchase Orders

Negligence, valuation accuracy and ethics

Valuation Uncertainty and Sensitivity in Investment Valuation

Explicit DCF valuations of multi-let premises.

Part 3: Teaching and learning methods

Teaching and learning methods: Students will be required to maintain a good working knowledge of key property markets, from industry, economic and academic sources, to critically assess the validity of market data to be used in evidence for valuations. Professionalism is a key theme and students will have guided reading and exercises to become familiar with RICS mandatory rules and guidance. Topical case studies will be examined to allow critical examination of valuation techniques. Computer laboratories will be used to explore valuation techniques and the limitations of industry tools. There will be a requirement for the student to undertake structured reading around their subject. In addition there will be an emphasis on formative feedback based upon a series of learning tasks undertaken throughout the year.

Module Learning outcomes: On successful completion of this module students will achieve the following learning outcomes.

MO1 Analyse market and comparable data, establish its validity and reliability, synthesise it and apply it within valuation techniques.

MO2 Apply advanced techniques to the appraisal of complex development opportunities.

MO3 Apply implications of landlord and tenant or related legislation on traditional and contemporary approaches to the valuation of investment properties.

MO4 Apply valuation knowledge, tools, ethics and communication skills in professional report in resolving valuation tasks.

Hours to be allocated: 300

Contact hours:

Independent study/self-guided study = 225 hours

Face-to-face learning = 75 hours

Reading list: The reading list for this module can be accessed at readinglists.uwe.ac.uk via the following link https://uwe.rl.talis.com/modules/ublmgq-30-3.html

Part 4: Assessment

Assessment strategy: The Assessment:

Examination (3 hours) - will include questions drawing on topics covered throughout the module, to assess students' ability to demonstrate skills in the application of different valuation methods and depth in their understanding of how economic, legal and physical factors combine to determine value.

In-Class Test (30 minutes) - average mark of best three (03) out of four (04) tests .

Report (3000 words) - Valuation report. The coursework component is the preparation of a professional valuation report (including a demonstration of interrogating complex market evidence).

Resit Examination - a similar structure to that described above, which may include some question changes.
Resit In-class Test - Test during delivery of module.
Resit Report - a similar brief to that described above, which may include some topic changes.

Formative feedback - this will be provided via tutorials to groups or individually either on line or in person.

Assessment tasks:

Examination (First Sit)
Description: Exam (3 hours) Unseen
Weighting: 35 %
Final assessment: Yes
Group work: No
Learning outcomes tested: MO1, MO2, MO3, MO4

Report (First Sit)
Description: Report (3000 words)

Weighting: 50 %

Final assessment: No

Group work: No

Learning outcomes tested: MO2, MO4

In-class test (First Sit)

Description: In-Class Test (30 minutes)

Weighting: 15 %

Final assessment: No

Group work: No

Learning outcomes tested: MO1, MO2, MO3

Examination (Resit)

Description: Exam (3 hours)

Weighting: 35 %

Final assessment: Yes

Group work: No

Learning outcomes tested: MO2, MO3, MO4

Report (Resit)

Description: Report (3000 words)

Weighting: 50 %

Final assessment: No

Group work: No

Learning outcomes tested: MO1, MO3

In-class test (Resit)

Description: in-class test (30 minutes)

Weighting: 15 %

Final assessment: No

Group work: No

Learning outcomes tested: MO2, MO3, MO4

Part 5: Contributes towards

This module contributes towards the following programmes of study:

Property Development and Planning {Foundation} [Frenchay] - Withdrawn BA (Hons) 2023-24

Property Development and Planning [Frenchay] - Withdrawn BA (Hons) 2023-24

Real Estate {Foundation} [Frenchay] BSc (Hons) 2023-24

Real Estate [Frenchay] BSc (Hons) 2023-24

Real Estate [Frenchay] BSc (Hons) 2024-25

Property Development and Planning {Foundation} [Frenchay] BA (Hons) 2022-23

Real Estate {Foundation} [Frenchay] BSc (Hons) 2022-23