

Subject card

Subject name and code	Real Estate Consulting, PG_00178232						
Field of study	Management						
Date of commencement of studies	October 2026	Academic year of realisation of subject				2028/2029	
Education level	Bachelor's studies	Subject group				Optional subject group Subject group related to scientific research in the field of study	
Mode of study	full-time studies	Mode of delivery				at the university	
Year of study	3	Language of instruction				Polish	
Semester of study	5	ECTS credits				7.0	
Learning profile	academic	Assessment form				exam	
Conducting unit	Department of Investment and Real Estate -> Faculty of Management -> Rector						
Name and surname of lecturer (lecturers)	Subject supervisor		dr Ewelina Nawrocka				
	Teachers						
Lesson types	Lesson type	Lecture	Tutorial	Laboratory	Project	Seminar	SUM
	Number of study hours	30.0	30.0	15.0	0.0	0.0	75
	E-learning hours included: 0.0						
Learning activity and number of study hours	Learning activity	Participation in didactic classes included in study plan		Participation in consultation hours		Self-study	SUM
	Number of study hours	75		4.0		96.0	175
Subject objectives	The aim of the course is to prepare students for professional roles related to real estate consultancy, real estate brokerage, and property valuation.						
Learning outcomes	Course outcome		Subject outcome			Method of verification	
	[ZARZL3_W06] Has advanced knowledge and understanding of the principles of rational decision-making about individual resources, functional areas in the organization, processes, and management levels		The student explains the principles of rational decision-making in real estate management, using available information sources and market data.			[SW4] test/exam - oral or written	
	[ZARZL3_U04] Can correctly select and properly apply methods and tools from management and quality sciences, as well as economics and finance, to decision-making processes		The student correctly applies tools for the analysis of spatial, legal, and market information in the decision-making process related to real estate management.			[SU5] implementation of a problem task	

Subject contents	<p>I. Sources of Real Estate Information</p> <p>Land and building registry and land and mortgage registers in determining the legal status of real estate Notarial deeds as market evidence of property prices The concept of land parcel boundaries and obtaining data for their delineation Sources of information on utility infrastructure; graphic and descriptive symbols Analyses (reports, assessments) of environmental factors affecting real estate National Geoportal and other thematic maps Industry reports</p> <p>II. Principles of Real Estate Transactions</p> <p>Real estate brokerage selected issues Nature and objectives of real estate transactions Rights and obligations of a real estate broker Legal status of the real estate broker Definition of a real estate broker and the professional activity of real estate brokerage Scope of professional activities of a real estate broker Forms of practicing the profession Continuing professional development for brokers Professional, civil, and criminal liability of real estate brokers Professional organizations of real estate brokers Definition of a professional organization Powers of professional organizations Principles of business ethics and professional ethics in real estate brokerage The role of ethics in contemporary economic relations Ethical and moral specificities of brokerage services Introduction to the issues of real estate transactions Essence and objectives of real estate transactions Contemporary concepts of real estate transactions Participants in the real estate transaction process Procedures in real estate transactions Sourcing properties for transaction Acquiring clients interested in real estate transactions Creating real estate databases Cooperation with other real estate brokers</p> <p>III. The Role of the Property Valuer in Real Estate Consultancy</p> <p>Studies and expert opinions not constituting a valuation report Scope of topics covered in studies and expert opinions Structure and format of studies and expert opinions Scope of consulting services in the real estate market Presentation, argumentation, and mediation skills; methods and tools used in real estate consultancy Real estate audit (due diligence) The real estate market as a subject of consultancy Examples of studies, expert opinions, and consultancy work</p> <p>IV. Practical Issues</p> <p>Urban planning and architecture selected topics Fundamentals of urban planning Fundamentals of architecture Preparing a business plan for a real estate brokerage or consultancy office Preparing property for sale (home staging) Real estate marketing Basics of website development Real estate consultancy</p>									
Prerequisites and co-requisites										
Assessment methods and criteria	<table border="1"> <thead> <tr> <th data-bbox="448 1805 794 1839">Subject passing criteria</th> <th data-bbox="794 1805 1139 1839">Passing threshold</th> <th data-bbox="1139 1805 1485 1839">Percentage of the final grade</th> </tr> </thead> <tbody> <tr> <td data-bbox="448 1839 794 1872">Case study</td> <td data-bbox="794 1839 1139 1872">51.0%</td> <td data-bbox="1139 1839 1485 1872">50.0%</td> </tr> <tr> <td data-bbox="448 1872 794 1906">Exam</td> <td data-bbox="794 1872 1139 1906">51.0%</td> <td data-bbox="1139 1872 1485 1906">50.0%</td> </tr> </tbody> </table>	Subject passing criteria	Passing threshold	Percentage of the final grade	Case study	51.0%	50.0%	Exam	51.0%	50.0%
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Recommended reading	Basic literature	<p>1. Doganowski R., Obrót nieruchomościami w teorii i praktyce, Wydawnictwo Naukowe PWN, Warszawa 2012. Rozdział: 4, 5, 8, 9,16.</p> <p>2. Foryś I., Obrót nieruchomościami, Wyd. Poltext, Warszawa 2009, rozdział 7.</p> <p>3. Karpiński W., Pośrednictwo w obrocie nieruchomościami - tworzenie i doskonalenie warsztatu pracy, Wydanie: 3, C.H. Beck, Warszawa 2012, s. 89-122, 221-256.</p>
	Supplementary literature	<p>1. Białopiotrowicz G., Psychologia sprzedaży nieruchomości, Poltext, Warszawa 2010.</p> <p>2. Brzeziński Z. (red.), Pośrednik na rynku nieruchomości, (wyd. II zaktualizowane i uzupełnione), Wyd. Poltext, Warszawa 2008.</p> <p>3. Kucharska Stasiak E., Nieruchomość w gospodarce rynkowej, Wydawnictwo Naukowe PWN, Warszawa 2006.</p> <p>4. Brzeski W.J. i inni (red). Nieruchomości w Polsce, pośrednictwo i zarządzanie, kompendium, Europejski Instytut Nieruchomości, Warszawa-Kraków 2008.</p> <p>5. Nawrocka Ewelina: Analiza realizacji zakładanych kierunków rozwoju obsługi rynku nieruchomości w Polsce, Zarządzanie i Finanse, Uniwersytet Gdański, vol. 12, nr 4, 2014, s. 297-321.</p> <p>6. Wojewnik-Filipkowska Anna, Koszarek-Cyra Aleksandra, W: Współczesne wyzwania gospodarowania nieruchomościami / Marona Bartłomiej, Głuszak Michał (red.), 2022, Warszawa, Difin, s.95-129.</p>
	eResources addresses	

<p>Example issues/ example questions/ tasks being completed</p>	<p>Sample Theoretical Topics</p> <ol style="list-style-type: none"> 1. Discuss the significance of industry reports and environmental analyses in the context of investment planning in the real estate market. 2. Describe the essential elements that should be included in a real estate database for property transactions. 3. Explain the basic duties of a real estate broker and their professional liability. 4. Present the areas of activity of a property valuer in the context of real estate consultancy. <p>Sample Practical Topics</p> <ol style="list-style-type: none"> 1. Using the National Geoportal, the Land and Building Register (EGiB), and a selected mapping service, collect the following information: <ul style="list-style-type: none"> • Parcel number and cadastral district • Parcel area and boundaries • Land use classification • Utility infrastructure • Accessibility to public roads • Environmental protection zones (if applicable) 2. Based on available market data (e.g., reports, listing portals, industry publications): <ul style="list-style-type: none"> • Characterize the current situation in the local real estate market (demand, supply, prices) • Indicate potential uses of the property (residential, commercial, investment) • Formulate a recommendation for the client the property owner regarding the sale, lease, or change of use of the property
<p>Work placement</p>	<p>Not applicable</p>

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