



THE SCHOOL OF BUSINESS **CAREER CENTER**

Careers Paths in Real Estate

Whether you are pursuing an undergraduate minor in Property Management or a Masters of Science in Real Estate, [Portland State University's Center for Real Estate](#) and the [School of Business Career Center](#) are here to support you advance your career in the commercial real estate industry.

The **Undergraduate Certificate** in Real Estate Property Management (for business majors) and the **Business Minor in Real Estate** Property Management (for non-business majors) are both designed to provide foundational business knowledge and equip students for career advancement in managing commercial real estate assets.

The **MSRE program** is designed to launch or advance careers in the commercial real estate industry by providing strong financial, data analytics, technology, communication, critical thinking and leadership skills. The **Graduate Certificate in Real Estate Investment & Finance** prepares students for roles in finance-oriented real estate specializations such as lending, investment or valuation.

To support career exploration, here are a wide variety of **job titles & roles (with descriptions)** in the commercial real estate industry as well as a list of relevant professional associations:

- **Real Estate Development Associate:** Responsible for identifying improved or unimproved sites to be developed, conducting feasibility analyses (e.g., financial, site, market, entitlements), securing financing, obtaining permits, overseeing construction and budgets, and managing risks.
- **Real Estate Investment Analyst:** Analyze market and property-level data to derive inputs for financial analyses, perform financial modeling and risk analyses aimed at providing managerial recommendations to commercial real estate investors with a variety of investment strategies.
- **Property Manager:** Oversee the day-to-day operations, maintenance, and tenant relations of multifamily, industrial, office, retail, healthcare or other commercial properties.
- **Real Estate Mortgage Underwriter:** Analyze market, property-level and borrower data, conduct financial modeling and assess risks for commercial mortgage applications by investors or developers to lenders.
- **LIHTC Underwriter:** Analyze and structure financial deals involving debt and low income housing tax credits, perform financial modeling, and ensure compliance for affordable housing developments and acquisitions.



- **Corporate Real Estate Manager:** Conduct analyses to support non-real estate firms in any decisions related to their facilities such as site selection, lease vs. buy, space planning, financing, working with real estate service providers, or portfolio management.
- **Market Research Analyst:** Conduct research on market trends, commercial real estate market conditions, macro-economic conditions, demographic and population trends and apply real estate data analytics to inform real estate market participants such as investors, lenders, brokers, property managers and developers.
- **Real Estate Asset Manager:** Manage and optimize real estate assets for investors by making acquisition, disposal, financing, leasing, development and other decisions focused on meeting investor requirements such as maximizing returns or stable cash distributions.
- **Commercial Real Estate Broker:** Assist investors, owners, and users in the buying, selling, and/or leasing process for office, retail, industrial, multifamily or other commercial spaces.
- **Land Acquisition Manager:** Identify and acquire suitable properties for development, negotiating deals, and managing the due diligence process.
- **Commercial Real Estate Appraiser:** Conduct market research, collect real estate data and apply various approaches to determine the value of properties for sale, purchase, taxation, insurance, or lending purposes.

Commercial Real Estate Professional Associations

- [Urban Land Institute \(ULI\)](#): ULI is the oldest and largest network of cross-disciplinary real estate and land use experts in the world.
- [International Council of Shopping Centers \(ICSC\)](#): The member organization for industry advancement, ICSC promotes and elevates the marketplaces and spaces where people shop, dine, work, play, and gather as foundational and vital ingredients of communities and economies.
- [NAIOP](#): NAIOP provides advocacy, education, research and connections to foster business opportunities in the commercial real estate development industry.
- [Women in Commercial Real Estate \(CREW\) Portland, OR](#): The local chapter of the national CREW Network established in 1992 as Women in Commercial Real Estate (WICRE) and with over 230 members.
- [Building Owners & Managers Association \(BOMA\)](#): is a trade association and credential provider in the commercial real estate industry.
- [Corenet Global](#): is a non-profit association representing nearly 10,000 members in 50 countries with strategic responsibility for the real estate assets of large corporations.
- [Institute of Real Estate Management \(IREM\)](#): is an international institute with the learning, certifications, and networking that property managers need to take on real estate management's most dynamic challenges.

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