



STUDY SUBJECT DESCRIPTION

Subject code:	AIN1K14
Title in Lithuanian:	NEKILNOJAMOJO TURTO VERTINIMAS
Title in English:	REAL ESTATE VALUATION
Subject type:	Compulsory
Subject volume:	3 credits, 80 hrs (40 hrs for lectures; 40 hrs for individual work).
The subject is certified by:	2025-09-01

Study subject annotation. After graduating from the subject, students will know the legal bases of ownership, the specifics of real estate appraisers, the cases in which real estate is appraised, value theory, set values, factors affecting value, get acquainted with different methods of real estate appraisal. Students will also gain experience in valuing real estate in different ways and methods. During the practical work, students will evaluate real estate for various purposes using different valuation methods.

Study subject aim. The main goal of the subject is to provide students with theoretical knowledge about basic real estate values, valuation cases, factors affecting value and basic valuation methods. To develop practical skills in evaluating real estate of various purposes using different methods.

Student workload:

Form of classes	Lectures, hours	Practical, laboratory works, seminars, consultations, hours	Total contact work hours	Total independent work hours
Contact work	16/8	16/8	40	40
Remote work	4/12	4/12		

Topic:

The need and legal basis for real estate valuation.
Basic concepts of property valuation, qualification of property valuers.
Real estate valuation procedure.
Valuation theory and factors influencing value.
Comparative value method.
Income value in use method.
The recoverable amount method.
Main types of value and real estate markets

Subject study methods: Students' achievements are assessed using a ten-point cumulative assessment system and in accordance with the prescribed criteria for the assessment of the study results of the subject. In order to successfully complete the study of the subject, the student must receive a positive evaluation of practical work. There are closed-ended questions during the exam

Methods and structure of students' achievement accumulative assessment. A ten-point cumulative criteria assessment system is applied

Assessment method	Assessment part, %
Practical works	30
Individual assignment	20
Examination	50

Coordinating teacher: asooc.prof.dr. Audrius Aleknavičius, Department of Real Estate Cadastre.