

Real Estate Private Equity Books

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investing in real estate private equity is your practical guide to investing in real estate through private offerings with established companies the passive investment strategies for wealth building and income generation described in this book have traditionally been used by some of the world s most sophisticated institutional investors but are now available to nearly everyone thanks to recent regulatory changes this handbook will guide you through the process of building your own diversified real estate portfolio by identifying and making investments with established and experienced private real estate operators this is not another get rich quick real estate fix flip scheme you will not be encouraged to sign up for conferences or clubs to learn a no money down investment strategy this is a practical guide meant to help you avoid common mistakes and navigate more skillfully through an often byzantine industry you will learn what a private real estate investment is the mechanics of syndicates funds and crowdfunding fundamentals of basic real estate evaluation how to evaluate operators and investments fees incentives and other loads common terms and structures strategies to evaluate and manage risk how to create and execute a personalized investment strategymost people underestimate the time requirements complexity risk and general brain damage involved with buying real estate directly thankfully private real estate investments provide most of the same benefits as direct ownership while taking advantage of established real estate companies years of experience market knowledge industry

reputation negotiating leverage and expertise even better they allow investors to diversify their investment allocation across a range of real estate product types multifamily retail office self storage etc and throughout the capital stack equity debt mezzanine and preferred equity all while working with specialists in each strategy written by an experienced practitioner with over 1 billion in transactional experience this book challenges conventional wisdom and provides an inside look into how the industry actually works using the practical tips and strategies found here you can build your own unique real estate portfolio manage risk avoid common mistakes hopefully make money and perhaps even have some fun along the way

inhaltsangabe zusammenfassung die bedeutung von repe fonds auf dem europäischen immobilienmarkt ist seit mitte der 90er jahre kontinuierlich gestiegen der rasante aufschwung von repe fonds in europa wird durch den trend beflügelt dass europäische unternehmen verstärkt immobilienbestände ausgliedern bzw verkaufen auch in deutschland forcieren unternehmen ihre immobilienkäufe so versuchen insbesondere die ehemaligen staatsunternehmen wie zum beispiel die deutsche bahn ag welche ihre nicht betriebsnotwendigen bahn areale verkaufen möchte oder die deutsche telekom unternehmenseigene immobilienbestände zu verkaufen in den letzten monaten hat sich die stimmung auf dem deutschen immobilienmarkt jedoch dramatisch verschlechtert zwar haben noch vor wenigen monaten zahlreiche konzerne pläne angekündigt immobilienbestände soweit wie möglich aus den bilanzen zu entfernen aber inzwischen sind viele dieser angebote wieder vom markt verschwunden die gegenwärtige marktsituation und das scheitern einiger großer transaktionen führen dazu dass ausländisches kapital zur zeit an deutschland vorbeifließt und in anderen europäischen ländern investiert wird angesichts des hohen potenzials des deutschen marktes ist mittel bis langfristig allerdings mit einem starken wachstum des deutschen repe marktes zu rechnen vor dem aufgezeigten hintergrund verfolgt die arbeit folgende zielsetzungen die ziele dieser arbeit liegen in der systematisierung von grundlagenkenntnissen über real estate private equity repe fonds der fondsklassifizierung und der ableitung von erfolgsfaktoren für repe fonds im deutschen markt für diesen zweck wurden aufbauend auf den theoretischen bezugsrahmen leitfadengestützte expertengespräche

durchgeführt hierzu wurden zunächst die ergebnisse der literaturanalyse zu forschungshypothesen zusammengefasst welche anschließend anhand der ergebnisse der befragung verifiziert wurden zur unterstützung der fondsklassifizierung wurden ferner profile der wichtigsten in europa tätigen repe fonds erstellt die erarbeiteten klassifizierungsansätze und erfolgsfaktoren sollen einerseits repe fonds als handlungs und gestaltungsempfehlung dienen andererseits können fondsinvestoren und immobilienanbieter die ergebnisse der arbeit als selektionskriterien bei der auswahl geeigneter repe fonds verwenden innerhalb dieser arbeit wurden folgende schwerpunkte gesetzt zum einen konzentriert sich die ableitung von erfolgsfaktoren auf den deutschen

inhaltsangabe gang der untersuchung diese diplomarbeit die am stiftungslehrstuhl für immobilien konomie von herrn prof karl werner schulte honrics an der european business school ebs geschrieben wurde fußt grundsätzlich auf zwei säulen dies ist zum einen der theoretische teil der die beiden innovativen finanzierungsformen venture capital und private equity näher erklärt er beinhaltet die einordnung in die gesamtheit der finanzierungsinstrumente sowie auch die abgrenzung der beiden angelsächsisch fundierten finanzierungsformen voneinander des weiteren wird auf die geschichtliche entwicklung von beteiligungskapital auf die einzelnen investitionsphasen und den ablauf von unternehmensbeteiligungsfinanzierungen auf die beteiligten bei dieser art von finanzierungen sowie auf fondsstrukturen eingegangen andererseits konstituiert der empirische teil die zweite säule dieser wissenschaftlichen arbeit die zuvor erläuterten strukturen von venture capital und private equity wurden durch eine befragung der mitglieder des bundesverbands deutscher kapitalbeteiligungsgesellschaften analysiert aus der befragung dieser gesellschaften und aus acht geführten interviews wurden die erkenntnisse dieser arbeit gewonnen als interviewpartner für diese diplomarbeit waren dr markus hens soros real estate partners dr holger frommann geschäftsführer bvk roger neumann real estate venture capital stefan aumann goldman sachs dr marcel crommen damals noch j p morgan nun deutsche bank caspar freiherr von weichs freiherr von weichs partner sven dahlmeyer doughty hanson und dr arno vâth feri real estate behilflich inhaltsverzeichnis inhaltsverzeichnis abkürzungsverzeichnisiii

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masterarbeit aus dem jahr 2016 im fachbereich bwl investition und finanzierung note 1 0 fernuniversität hagen fakultät für wirtschaftswissenschaft sprache deutsch abstract unter den begriff real estate private equity lassen sich diverse kapitalanlagen in immobilien subsumieren jedoch beschreiben real estate private equity funds eine ganz bestimmte art von immobilieninvestments im ersten abschnitt dieser masterthesis soll real estate private equity im anlagespektrum von immobilieninvestitionen eingeordnet werden anschließend erfolgt ein kurzer historischer abriss zur entstehung von real estate private equity funds bevor im weiteren verlauf deren gesellschaftsrechtliche struktur typische investoren und investmentgesellschaften sowie vor und nachteile dieser anlageklasse untersucht werden sollen der zweite abschnitt widmet sich dem europäischen immobilienmarkt ziel ist es einen Überblick über den europäischen immobilienmarkt hinsichtlich des marktvolumens und der vorherrschenden arten von immobilieninvestments zu erlangen gleichzeitig soll ein ausblick über eine m gliche zukünftige entwicklung gegeben werden im dritten abschnitt dem hauptteil dieser masterthesis soll der versuch unternommen werden die frage zu beantworten ob real estate private equity langfristig auf dem europäischen immobilienmarkt gegenüber den alternativen immobilieninvestments bestehen kann hierzu soll die performance von real estate private equity funds mit der performance der vorherrschenden immobilieninvestments verglichen werden schließen wird die masterthesis letztlich mit einer zusammenfassung der ergebnisse und einer einschätzung darüber ob real estate private equity langfristig auf dem europäischen immobilienmarkt bestehen kann

the palgrave encyclopedia of private equity is a major reference work which covers more than 250 topics related to private markets entrepreneurial finance and alternative investments it takes an interdisciplinary perspective and brings together contributions from the fields of finance accounting entrepreneurship strategic management law human resource management economics international management business ethics and innovation management the aim of this major reference work is to summarize the current state of research and provide an overview of the most important methods used in practice in addition the palgrave encyclopedia of private equity summarizes selected definitions laws and historical developments the authors are leading scholars and experts from the field from all over the world all contributions are concise and allow you to quickly obtain reliable information for academic papers journalistic research political discussions or day to day investment practice

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