



# University of Pretoria Yearbook 2021

## Property valuation 300 (EDW 300)

<b>Qualification</b>	Undergraduate
<b>Faculty</b>	<a href="#">Faculty of Engineering, Built Environment and Information Technology</a>
<b>Module credits</b>	24.00
<b>NQF Level</b>	07
<b>Programmes</b>	<a href="#">BSc Real Estate</a>
<b>Prerequisites</b>	EWS 210, EWS 220
<b>Contact time</b>	4 lectures per week
<b>Language of tuition</b>	Module is presented in English
<b>Department</b>	Construction Economics
<b>Period of presentation</b>	Year

### Module content

This course aims to develop an understanding of the Valuation Profession and includes concepts of value, classification of value and accuracy of valuations, the Surveyor-General; the Registrar of Deeds; records of the valuer. Factors affecting the value of different types of properties; appreciation and depreciation, different approaches to valuation, the value of improvement, the valuation report. An introduction to the statutes and ordinances (relevant sections) affecting valuation including the Property Valuers Profession Act. Case law relating to the valuation of fixed property; property valuation, highest and best use of property, influence of the “wrong” development on market value; influences of leases on values; leases and rentals; theory of the income, residual, cost and accounts methods of valuation

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