

Real Estate Acquisitions Analyst

Reporting to the Managing Director, British Columbia, the Acquisitions Analyst is responsible for supporting Gracorp's real estate development team in the assessment of new projects and the management of existing developments. Key responsibilities include financial analysis, market research for development opportunities, ongoing financial monitoring of existing projects, sale analysis, and valuation support for financial reporting.

Essential Functions

Development Planning and Acquisition

- Assist with the financial front-end analysis of a project prior to acquisition.
- Conduct research and due diligence to assist with new acquisition opportunities.
- Understand market restrictions (land, zoning, etc.) and opportunities for analysis.
- Determine appropriate acquisition steps to lead to best possible results.

Financial Analysis

Create and utilize financial models to provide forecasting, planning, and budgeting data.

- Monitor and review financial models, cashflows, calculations and outputs for project budgets and equity IRR analysis.
- Modify and manipulate the variables of such financial models for forecasting.
- Improve processes to enhance efficiency, accuracy, and financial analysis capabilities.

Stakeholder/Industry Relationships

- Support the management and establishment of internal and external relationships, including public and private sector clients, venture partners, brokers, landowners, and financing partners.
- Participate in industry, client, and community relations to enhance and promote Gracorp.

Key Success Factors and Capabilities

- Display leadership in ethical standards and integrity.
- Demonstrate a results-oriented business approach and excellent problem-solving skills.
- Display drive and resilience, remaining effective when experiencing change.
- Communicate accurately, efficiently, and consistently both in writing and verbally.
- Prepare and present accurate and high-quality presentations.
- Seek out relevant updates for pro-forma development and investment property valuations.

Education, Experience and Knowledge

- Post-secondary degree in Real Estate, Finance or Economics concentration.
- 1-3 years of experience or equivalent education in real estate development.
- Experience in creating and working with financial models or equivalent education.
- Proven track record of superior analytical, research, and presentation skills.
- Intermediate to advanced skills in Microsoft Excel.

To apply to this job, please send your resumes Attention: Gracorp HR Advisor to:
Miriam.mcneil@graham.ca