



What is real estate accounting?

What are the pre-acquisition costs in real estate?

Capitalisation of pre-acquisition costs

What are project costs in real estate?

- Direct project costs
- Indirect project costs
- General and Administrative Expenses
- Property Taxes and Insurance
- Interest

How to do cost allocation?

- There are three methods to cost allocation
- 1. Specific identification method
 - 2. Relative value method
 - 3. Area methods or other value methods

Selling Costs

- 1. Included in project costs
 - 2. Deferred costs
 - 3. Expensed costs
 - Leasing Costs
- Example of Selling Costs

Real estate accounting for after project costs

- Step 1 - Estimating the Project's Completion Date
- Step 2 - Post-Project Costs

How to purchase an income-producing property?

- Buying a Business
- Buying an Asset/Asset Group
- Intangible Assets in Property Acquisition

Measurement of property, plant, equipment and intangibles

- Measurement highlights include:
- Property, plant and equipment
 - Sold Property, Plant, and Equipment
 - Intangible assets

Cost allocation

Intangible asset accounting post acquisition

Real estate accounting challenges

- Start-up costs
- Purchase Transaction Financing

Final Words!