

Company Description:Our client is a long-standing real estate focused private equity firm that invests in a wide variety of opportunistic and value-oriented commercial real estate transactions where the conditions exist for compelling absolute returns over a short and medium duration. The firm invests throughout the United States in single property transactions and multiple property portfolios whereby the investment strategies are based on property-level operational enhancements, as well as those with pricing advantages that arise from distressed, complex, and dislocated scenarios. The firm's investments are structured in numerous capital forms including direct equity, joint venture equity, preferred equity, mezzanine loans, and transitional first mortgages. Since 1993, they have invested in more than \$30 billion of commercial real estate across 360+ transactions on behalf of a diversified and highly regarded group of endowments, foundations, public and corporate pension plans, financial institutions, family offices, and sovereign entities.

Position Overview:The Asset Management Analyst is an additive hire to the asset management team that is responsible for the overall performance of individual assets. This position will have overall responsibility for working closely with the asset's joint venture partner/borrower and assigned senior asset manager on the execution of the investment strategy established for it at acquisition. Throughout the course of the year, this position is responsible for helping monitor the performance of each asset to ensure annual goals are achieved. For each asset, the Analyst will assist maintaining the financial model throughout the project lifecycle to support both asset management activities and investment decisions, including sensitivities on valuation, financing, and disposition strategies. The primary responsibility will be to lead the analytical modeling and financial analysis to support the asset management team in executing the business plans for assets that the firm owns.

Responsibilities:Asset Management Duties:' Perform cash flow modeling, competitive property analysis, and market research analysis.' Monitor and evaluate the performance of investments, execution of business plans, sub-market fundamentals, and support exit plan strategies.' Develop, maintain, and analyze comprehensive financial models, integrating both historical and proforma information, evaluate ongoing operating performance relative to underwriting and perform sensitivity

analysis based on various scenarios.' Prepare cash flow forecasts to project cash distributions and capital call requirements.' Responsible for assisting in the maintenance of two sets of cash flow models for the assets assigned/acquired, including (i) asset-level returns and (ii) quarterly fair market valuation.' Assist in preparation of monthly, quarterly, and annual asset management reports and presentations focused on variances to underwriting, valuation analysis, cash flow projections, and other financial reports and presentations as required.' Participate in the development of annual operating budgets and evaluate ongoing operating performance relative to underwriting.' Review monthly financial and operational results and understand variances to underwriting and budget.' Maintain internal Argus (on applicable assets) and cash flow models for material changes (new leasing, capital expenditures, and market leasing assumptions) in connection with each investment.' Assist in periodic property site inspections to ensure property performance and maintenance.' Monitor and evaluate the performance of the competing properties, sub-market fundamentals, and market research analysis, including tracking comparable sale and lease transactions.' Support review and processing of development and construction loan draws, and capital expenditures.' Provide input on capital improvement projects, leasing activities, revenue enhancement alternatives, and expense management.' Work with senior asset managers, joint venture partners, and property managers to develop appropriate performance indicators to identify potential issues and assist in decision making.' Strategize with team members and joint venture partners to develop strategies to maximize revenue, reduce expenses and capitalize on market dynamics.' Interfacing with senior asset management staff, joint-venture partners, borrowers, lenders, and the brokerage community.

Qualifications: Candidates should have broad-based analytical skills, superior capabilities in cash flow modeling, sound research abilities and outstanding communication skills.' Bachelor's degree required; preference for candidates concentrating in real estate, finance, or accounting.' Approximately 1 to 4 years of related post-undergraduate experience with exposure to the commercial real estate industry.' Candidates with skill sets and interest to pursue a career in the commercial real estate industry will also be considered.' Exceptional financial analysis and modeling

skills utilizing Microsoft Excel.' Proficient in additional MS Office Programs including MS Word and Power Point.' Strong organizational skills with ability to manage multiple tasks and effectively meet deadlines.' Team player with the ability to work independently and under pressure in an entrepreneurial environment.' Outstanding level of attention to detail, accountability, integrity, and ethics.' Self-motivated, energetic, and positive individual with strong oral and written communication skills and the ability to work effectively with individuals at all levels.