

# William Flanigan

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## EDUCATION

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**Yale University**, New Haven, Connecticut.

May 2027

*BS in Electrical Engineering (ABET) 3.65 GPA*

*Relevant Coursework: Commercial Real Estate Investing, Modern Architecture in a Global Context, Introductory Microeconomics, Multivariable Calculus for Engineers*

**Nolensville High School**, Nolensville, Tennessee.

May 2023

*Awards: Valedictorian, Class President*

## WORK EXPERIENCE

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**Southstar, Development Summer Analyst**, Franklin, Tennessee.

June 2025 - August 2025

- Developed a foundational understanding of commercial real estate investment and development through engagement with experienced senior partners at an entrepreneurial firm
- Observed and documented meetings across the development pipeline with key stakeholders including city leaders, investors, banks, landscape architects, engineers, tenants, brokers, and more
- Researched market conditions, prospective tenants, and comparable projects to prepare internal reports, marketing materials, and a brochure, assisting in strategy, leasing, and negotiation
- Prepared a comprehensive final presentation for company leaders on AI application and impact in CRE development

**Curb | Word Entertainment, Music Publishing Intern**, Nashville, Tennessee.

June 2024 - August 2024

- Managed royalty statements and databases to ensure accurate and timely songwriter payments
- Utilized the Mechanical Licensing Collective (MLC) to identify and secure additional publishing revenue
- Collaborated with the VP of Publishing to verify payments and maintain precise song listings across industry platforms

**Flanigan Housewrights & Renovations**, Nashville & Chattanooga, Tennessee.

August 2019 - July 2023

- Contributed to family's residential real estate investment, renovation, and property management business
- Assisted in identifying and selecting investment opportunities with potential for value creation
- Supported turnover and renovation projects with hands-on tasks including painting, tiling, cleaning, and carpentry

## LEADERSHIP EXPERIENCE

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**Yale Real Estate Group, President**, New Haven, Connecticut.

September 2024 - Present

- Serving as Fall '25/Spring '26 president of Yale's only student group devoted to the real estate industry
- Led a group of board members and advisors to organize classes and career resources for 40+ student members

**Yale Political Union, Party Chairman**, New Haven, Connecticut.

April 2024 - Present

- Led Yale Political Union's Tory Party debate club as chairman, organizing debates and social events for members
- Organized a banquet weekend attended by more than 50 students and alumni that raised \$9k for our organization
- Maintained records of membership and historical data, contributing to organized communication with alumni and members

**William F. Buckley Jr. Program at Yale, Marketing Director**, New Haven, Connecticut.

January 2024 - Present

- Promoted and participated in speaker series and seminar events with leading academics and political leaders
- Designed and oversaw distribution of flyers, posters, and banners to create a unified physical presence on campus

**National Security Language Initiative for Youth**, Shih Chien University, Taipei, Taiwan.

July 2023 - August 2023

- Received State Department scholarship to study Mandarin Chinese in Taipei, Taiwan
- Lived with host family and developed language skills in an immersive environment
- Participated in leadership development and cultural opportunities with cohort

## SKILLS AND INTERESTS

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- Computer Skills:* Excel (financial modeling, pro forma analysis), PowerPoint, MATLAB, Adobe Illustrator
- Language Skills:* Mandarin Chinese *Intermediate High/5th Semester*, Spanish *Intermediate High*
- Soft Skills:* detail oriented, entrepreneurial, adaptability, creativity, teamwork