



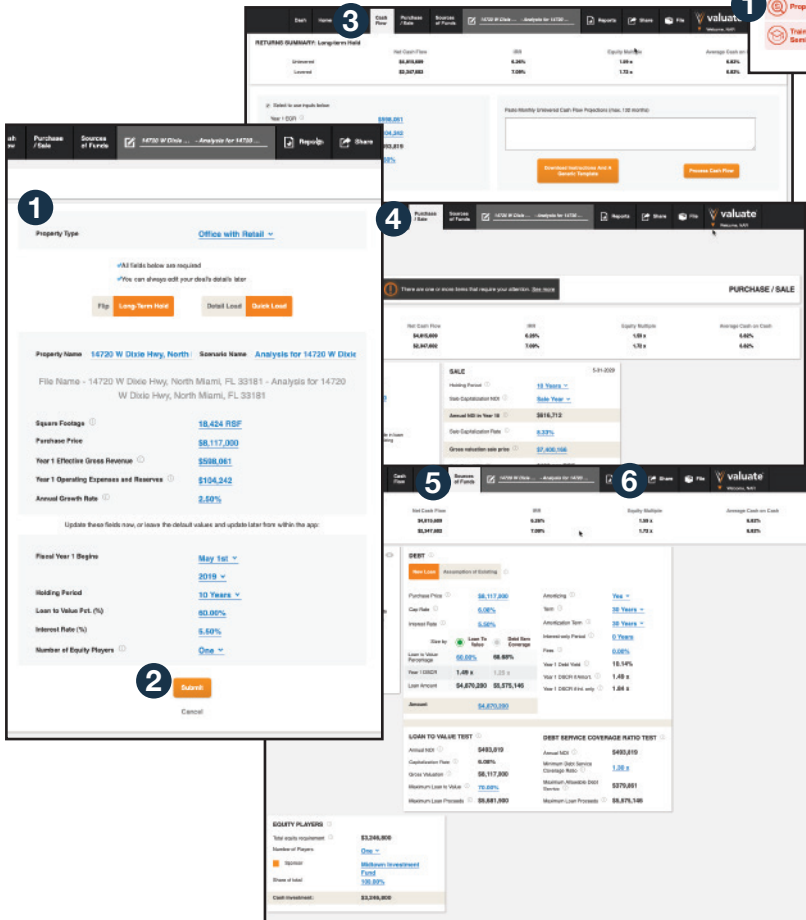
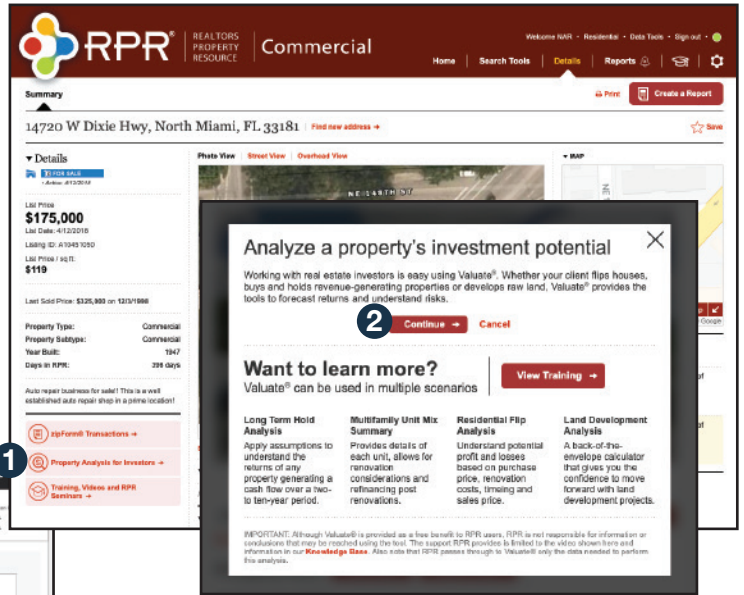
# RPR®

## Commercial Investment Analysis Quick Start

When working with real estate investors, REALTORS® are increasingly turning to Valuate to screen opportunities and analyze potential returns. Whether you're developing a piece of land or looking at a property that is already generating income, Valuate is an intuitive system which allows you to test assumptions, generate multiple scenarios and provide piece of mind to investors.

### How do I start an investment analysis?

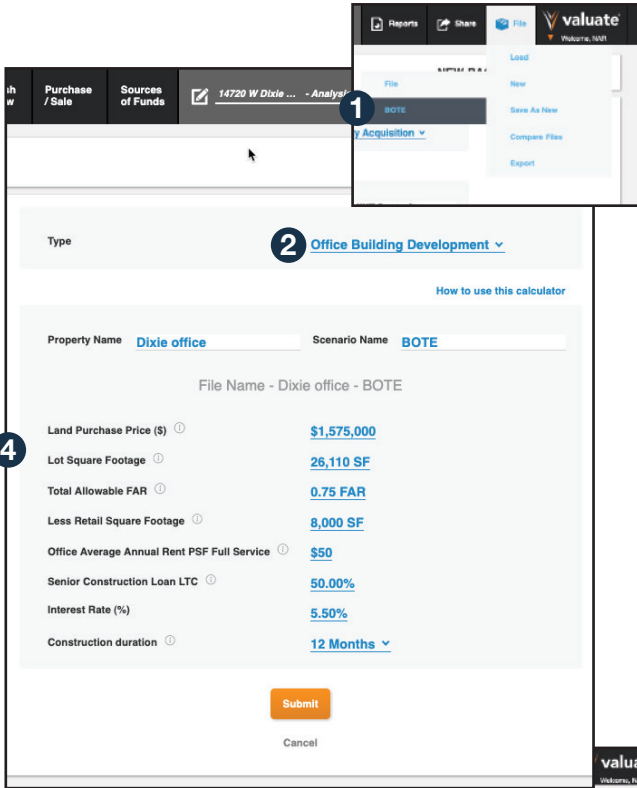
- 1 Select *Property Analysis for Investors* on the *Property Details* page.
- 2 Select *Continue*.
- 3 A new window will open launching the quick load screen of *Valuate*.



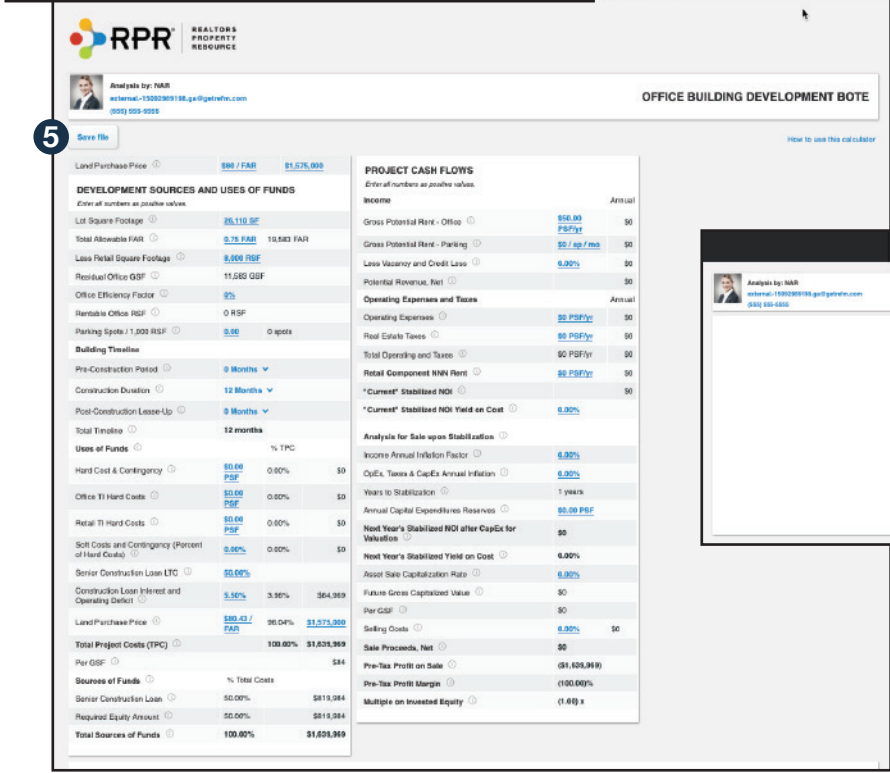
### Create a 2 - 10-year hold analysis for a cash flowing property.

- 1 On the *Quick Load* screen add the requested details of the investment.
- 2 Click *Submit*.
- 3 Go to the *Cash Flow* tab to add income and expenses such as renovations or capital reserves.
- 4 Go to the *Purchase/Sale* tab to add transactional costs.
- 5 Go to the *Source of Funds* tab to add loan details or additional investors.
- 6 Go to the *Share* tab to generate a link and email it to your client.

# Create a Back of the Envelope (BOTE) analysis for a potential land development.



- 1 On the Quick Load screen go to the *File* tab and select *New* and then *BOTE*.
- 2 Select your development type.
- 3 Choose to begin as a *FAR-Based* analysis (the residual unit count will be calculated from an average unit size input) or *Unit-based* analysis (the residential unit count is a direct input.)
- 4 Load your assumptions.
- 5 Click *Save* file once your work is done.
- 6 Go to the *Share* tab to generate a link and email it to your client.



Customer Support:  
877.977.7576



Learn more  
[rpr.me/investment](http://rpr.me/investment)



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