



NATIONAL UNIVERSITY OF SCIENCE AND TECHNOLOGY

FACULTY OF THE BUILT ENVIRONMENT

DEPARTMENT OF PROPERTY STUDIES AND URBAN DESIGN

INTRODUCTION TO PROPERTY DEVELOPMENT

BLP 1103

Examination Paper

January 2025

This examination paper consists of 3 pages

Time Allowed: 3 hours

Total Marks: 100

Examiner's Name: Dr. B Dube and Mr. J Mlotshwa

INSTRUCTIONS

1. Answer any four (4) questions
2. Each question carries 25 marks
3. Where required give examples

MARK ALLOCATION

QUESTION	MARKS
1.	25
2.	25
3.	25
4.	25
5.	25
6.	25
TOTAL FOR ANY FOUR (4) QUESTIONS	100

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Question 1

'Property development is a multifaceted process that involves various stakeholders, each playing crucial roles that can significantly influence the project's success.' Identify and discuss the specific roles of five (5) key stakeholders in property development. [25]

Question 2

Analyze the role and importance of 'property development feasibility analysis' within the real estate sector. [25]

Question 3

List and briefly describe five (5) main categories of real estate. [25]

Question 4

Illustrate, with practical examples, why it is essential to consider property development as a cohesive process rather than as a series of independent tasks. [25]

Question 5

- a. List four (4) essential criteria for securing an occupation certificate from an urban local authority. [12]
- b. Provide concise insights on the role of market research in property development. [13]

Question 6

Discuss the benefits of sustainable real estate in the built environment, providing relevant examples. [25]

END