

Linville Team Partners has launched a growing real estate investment platform specializing in commercial properties across the southeast. We pride ourselves on our commitment to delivering exceptional returns to our investors through strategic acquisitions, diligent underwriting, and expert asset management. As we continue to expand our portfolio, we are seeking a skilled Investment Manager to join our team.

Linville Team Partners is seeking an experienced and highly motivated Asset Manager to join our Investment Platform. As an Investment Manager, you will play a critical role in sourcing, underwriting, and growing our real estate portfolio, ensuring the overall success and profitability of our collective investments. This individual will leverage their expertise in commercial real estate to identify, underwrite, and execute strategic investment opportunities. The ideal candidate is analytical, detail-oriented, and possesses a strong understanding of commercial real estate fundamentals.

### **Responsibilities:**

1. **Deal Sourcing:** Proactively identify potential investment opportunities through market research, networking, and relationship building with brokers, owners, and industry professionals. Evaluate market trends, economic indicators, and demographic data to assess the viability of potential acquisitions.
2. **Underwriting Deals:** Conduct thorough financial analysis on prospective properties, including cash flow modeling, lease analysis, and sensitivity analysis. Assess risks and opportunities associated with each investment, considering factors such as market dynamics, property condition, and tenant profiles. Utilize sophisticated financial models to evaluate the feasibility and profitability of potential investment opportunities. Present findings and recommendations to the investment committee for final approval.
3. **Due Diligence and Deal Closing:** Facilitate all necessary due diligence work for approved deals (environmental surveys, permits, pending litigation, etc.). Oversee the closing process for acquisitions, coordinating with internal stakeholders, external advisors, and third-party service providers to ensure timely and efficient execution.
4. **Investor Updates:** Communicate regularly with investors, providing them with accurate and timely updates on the performance of their investments. Work with finance department to prepare and circulate detailed reports, including financial statements, asset valuations, and investment summaries, to ensure transparency and maintain investor confidence.

### **Requirements:**

- Bachelor's degree in finance, real estate, or a related field required.
- Advanced degree or professional certifications (e.g., CCIM) preferred.
- Minimum of 3 years of experience in commercial real estate investment, with a focus on deal sourcing, underwriting, and transaction execution required.
- Ideal candidate can demonstrate strong financial acumen and proficiency in financial modeling, valuation techniques, and investment analysis.
- Excellent communication and negotiation skills, with the ability to effectively interface with internal teams, external partners, and stakeholders necessary.
- Candidate must have a detail-oriented mindset with a demonstrated ability to manage multiple priorities and meet tight deadlines in a fast-paced environment.
- Proficiency in industry-specific software and tools (e.g., ARGUS, CoStar, Yardi) is preferred.
- In-depth knowledge of commercial real estate purchase agreements, lease contracts, and due diligence processes required.