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| **Company / Organisation Name:** | CACI ltd |
| **Team / Department**: | Property Consulting Group |
| **Address:** | CACI House, Kensington Village, CACI House, Avonmore Rd, London W14 8TS |

**Provisional title for project:**

Adding Value to residential units through the ground floor.

**Short description of the problem that would be addressed by the project:**

Across many major residential developments, and in residential-led mixed use or urban regeneration schemes, ground floor units are often let to retail, catering and services operators.

Whilst these generate rental returns in-and-of themselves, it is commonly believed that the true value of these units extends to a value additive “halo” effect on the residential units above. Simply put, a well curated commercial provision within the scheme makes the residential units more attractive and so can sustain higher residential rents and ale prices.

We would like to quantify this value accretion.

**Short description of the data sources that would be used in the project, and how they would be used**

Housed at a postcode level, CACI has a comprehensive understanding of house values by type, rents paid and resident demographics including earnings profile. CACI also has a comprehensive database of the makeup of retail and leisure locations and the brand preferences of various demographic groups. These datasets should be combined to calculate the residential value uplift associated with a well aligned commercial provision.

**Would any work by the student need to be carried out on site at the Company with the exception of supervisory**

**meetings?**

No

**Any issues of data confidentiality and IPR that would need to be resolved**

No.

**Essential skills**

*Data cleansing, data processing and analysis.*

**Desirable skills**

**Preferred degree programmes (if any)**

MA Geography

**Preferred selection method**

Interview

**Support and training offered by the company**

Mentorship and training on available data sources

**Financial assistance offered by the company**

The organisation will pay the honorarium (£500)

**Any other comments**

Mixed use schemes and urban regeneration projects are changing the face of our towns and cities; creating high quality places to live, work and play. This is an exciting opportunity to develop your knowledge of how different commercial classes work together to support community building.

For details on how to apply, please visit:

[www.cdrc.ac.uk/education-and-training/masters-dissertation-scheme/details-for-students](http://www.cdrc.ac.uk/education-and-training/masters-dissertation-scheme/details-for-students)