



Value Investing in Real Estate

By Gary W. Eldred

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Secure a Prosperous Future by Applying the Tried-and-True Techniques of Value Investing to Income Properties

Value Investing in Real Estate outlines a safe and rewarding way to plan for your retirement and increase your income without the risks so common to the stock market. You'll learn how to buy real estate properties using Ben Graham's time-tested methods for evaluating investments. It's a proven way to build assets and income—a big payoff for relatively little time and effort.

This book proves the advantages of value investing in real estate as compared to stocks in terms of stability, yield, growth, and equity appreciation. Value Investing in Real Estate also guides readers through important topics such as identifying geographical areas of growth, population patterns, land use, market indicators, condos, townhouses, fixer-uppers, and conversions. It covers what you need to know about both value investing and the real estate market—and how to combine the two for high returns—all backed with examples that illustrate each concept and technique.

For the great majority of enterprising investors, value investing in real estate will prove superior to the stock market. Most importantly, you will gain far more income than the paltry dividends accruing from most stock portfolios. With this intelligent, highly readable book, you will see how the techniques of value investing in real estate can help you build the wealth and income you will need in the future.

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Editorial Review

From the Inside Flap

Income properties, if selected wisely, build your wealth and grow your cash flows continuously—exactly what you need for retirement and other major financial goals. Even better, income properties secure these benefits with less risk and higher returns than stocks. As always, of course, a lucky few will profit greatly from the stock market, but the majority of Americans cannot reasonably expect to do likewise. Contrary to what you've heard, everybody can't get rich in stocks.

Now, *Value Investing in Real Estate* shows you a safer and more rewarding investment alternative. By applying the investment principles of superstars Ben Graham and Warren Buffett to real estate, you will be able to outperform stocks while still getting a good night's sleep. No more worrying about another stock market collapse, puny dividend yields, or outliving your resources. Over time, the principles of value investing have proven superior to all other investment styles. And over time, real estate has proven itself to be the most reliable source of income and wealth building. By combining this winning investment style with the most reliable asset category, *Value Investing in Real Estate* will guide you to your investment goals.

Inside, experienced investor Gary Eldred illustrates:

- The technique and criteria of value investing
- The benefits of real estate over stocks for retirement
- The risks and returns of income properties
- The ins and outs of market value
- How to find high-yielding properties
- How to look beyond market value
- How to spot areas poised for appreciation
- How to create value immediately

Today, just as when Ben Graham originally crafted his investment principles, speculation—masquerading as investment—is leading investors into peril. So now's your chance to step out of harm's way. Because *Value Investing in Real Estate* will not only show you how to build a high net worth, it will ensure your prosperity through good times and downturns alike.

From the Back Cover

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About the Author

GARY W. ELDRED, PhD, has worked as a real estate investor and as a consultant to industry for more than twenty years. In addition, he has taught MBA courses in both finance and real estate at leading colleges such as Stanford University, the University of Virginia, and the University of Illinois. Professor Eldred has previously authored dozens of academic and professional journal articles and ten books, including *Yes! You Can Own the Home You Want*, *The 106 Common Mistakes Homebuyers Make (and How to Avoid Them)*, Second Edition, and *Investing in Real Estate*, Third Edition (with Andrew McLean), all published by Wiley.

Users Review

From reader reviews:

James Marcotte:

The publication untitled *Value Investing in Real Estate* is the guide that recommended to you to read. You can see the quality of the publication content that will be shown to a person. The language that creator use to explained their way of doing something is easily to understand. The article writer was did a lot of analysis when write the book, so the information that they share for your requirements is absolutely accurate. You also could possibly get the e-book of *Value Investing in Real Estate* from the publisher to make you far more enjoy free time.

Steven Dillinger:

Spent a free time to be fun activity to perform! A lot of people spent their leisure time with their family, or their own friends. Usually they doing activity like watching television, about to beach, or picnic from the park. They actually doing same task every week. Do you feel it? Do you want to something different to fill your own free time/ holiday? Might be reading a book is usually option to fill your totally free time/ holiday. The first thing that you ask may be what kinds of reserve that you should read. If you want to consider look for book, may be the book untitled *Value Investing in Real Estate* can be good book to read. May be it is usually best activity to you.

Ophelia Ellis:

Playing with family inside a park, coming to see the water world or hanging out with pals is thing that usually you might have done when you have spare time, after that why you don't try issue that really opposite from that. A single activity that make you not experiencing tired but still relaxing, trilling like on roller coaster you already been ride on and with addition associated with. Even you love *Value Investing in Real Estate*, you can enjoy both. It is excellent combination right, you still want to miss it? What kind of hangout type is it? Oh come on its mind hangout fellas. What? Still don't understand it, oh come on its named reading

friends.

Warner Gomez:

As a scholar exactly feel bored to be able to reading. If their teacher asked them to go to the library in order to make summary for some reserve, they are complained. Just minor students that has reading's soul or real their interest. They just do what the instructor want, like asked to the library. They go to right now there but nothing reading really. Any students feel that reading through is not important, boring in addition to can't see colorful images on there. Yeah, it is to become complicated. Book is very important for yourself. As we know that on this period of time, many ways to get whatever you want. Likewise word says, many ways to reach Chinese's country. So , this Value Investing in Real Estate can make you experience more interested to read.

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