朝陽科技大學 093學年度第1學期教學大綱
Real Estate Management 不動產管理

當期課號	2211	**Course Number**	2211
授課教師	許松	**Instructor**	HSU,SONG
中文課名	不動產管理	**Course Name**	Real Estate Management
開課單位	景觀及都市設計系(四日)二A	**Department**	
修習別	必修	**Required/Elective**	Required
學分數	2	**Credits**	2
課程目標	本課程的目標，在講授不動產經營管理的基本概念及其相關法規，並介紹不動產投資理財、節稅規劃與不動產糾紛處理等有關專業知識，以培養學生對不動產領域方面之興趣與發展。	**Objectives**	In this class, I'll make you understand the basic concepts, the related laws and regulations of real estate operation and management. By learning from some case discussion, for example, real estate investment, reasonable tax deduction by real estate operation, dispute solution, etc., you'll get more and more interested in the field of real estate.
教材	教材：Teaching materials compiled by teacher. 自編講義 參考資料： 1、不動產經營與管理～李鴻毅 主編 2、土地法～溫豐文 著 3、不動產投資與市場分析～楊鴻謙 著 4、不動產仲介市場分析～李春長 著 5、不動產投資—理論與實務～姜堯民 編著 6、實用土地法精義～楊松齡 著	**Teaching Materials**	
成績評量方式	1、期中考40% 2、期末考40% 3、平時成績20%	**Grading**	1.Midterm exam 40% 2.Final exam 40% 3.Homework 20%
教師網頁			
教學內容	不動產是人生最重要的財產，也是最重要的投資工具之一。臺灣地少人多，土地資源有限，地價高昂、房屋難求。因此，學習不動產相關法規，並充實不動產管理相關專業知識是相當重要的學問。 本課程教學內容：一、不動產基本概念。二、不動產權利。三、不動產管理相關法規。四、土地測量與登記。五、土地使用管制。六、土地估價與租稅。七、不動產買賣與租賃。八、公有土地管理。九、公寓大廈管理。十、不動產仲介與信託。十一、不動產糾紛處理。	**Syllabus**	The real estate is the most important property in life, also, it is the most important tool for investment. There are less lands and resourses for people in Taiwan and it often results in high prices in housing market. Thus, it is important to understand the regulations of real estate and learn the related proffessional knowledges in this field. The following are the contents in this course of this semester. 1. Basic Concepts of Real Estate 2. Real Estate Rights 3. Relevant Regulations of Real Estate Management 4. Land Surveying and Registration 5. Land Use Control 6. Land Appraisal and Taxes 7. Real Estate Transaction and Lease 8. Public Land Management 9. Apartment Buildings Management 10. Real Estate Trust and Broking 11. Solving Disputation of Real Estate

尊重智慧財產權，請勿非法影印。