

POSITION: ANALYST – ACQUISITIONS

LEM Capital (“LEM”) is seeking a high-energy, self-motivated individual with an entrepreneurial spirit to be an Analyst with the acquisitions team, with primary responsibilities related to underwriting investments for the firm’s managed private equity funds. This individual will have the opportunity to join a successful and growing organization where he/she will gain exposure to multifamily real estate transactions nationwide.

Duties will include working closely with the acquisitions team and joint venture partners to evaluate new investment opportunities including underwriting property cash flows, performing market and demographic research, performing on-site due diligence and comparable property analyses, and preparing and presenting internal presentations for the investment committee. Other responsibilities may include assisting with asset management, marketing and quarterly asset valuations.

RESPONSIBILITIES

Primary areas of focus include:

- Investment underwriting, financial analysis, due diligence, market analysis, site inspections, reviewing third party due diligence reports and preparing and vetting renovation budgets and business plans.
- Market, economic and demographic research to evaluate markets and the competitive set of properties for potential investments.
- Preparation of verbal and written presentations to the investment committee.

QUALIFICATIONS

- Bachelor's degree required, preferably with a major in finance, real estate, accounting, or economics.
- Ideal candidate will have 1 to 3 years of experience working with a real estate company, an equity fund or a financial services firm. Multifamily experience is preferred.
- Basic understanding of real estate investment and financing processes including, but not limited to, market analysis, financial analysis, property valuation and capital markets.
- Advanced Excel modeling capabilities.
- Team player, who works well with others, is organized, proactive, self-directed, conscientious, and assumes accountability and responsibility for specific performance and work product.
- Strong organizational skills and attention to detail with the ability to manage multiple projects simultaneously.
- Ability to communicate clearly and concisely both orally and in writing.
- Ability to identify opportunities and risks that could adversely affect investments and recommend solutions.
- Strong quantitative and analytical skills.
- Ability to grow within the role and take on increased responsibilities.
- Position will require some travel and is based in Philadelphia.

Competitive base salary and annual bonus and long-term compensation based on individual and firm performance. We also offer an attractive benefits package such as Health and Dental, Long and Short Term Disability, Life Insurance, 401K Plan, Paid Holidays and generous Paid Time Off benefits.



Acquisitions Analyst (Philadelphia, PA)

LEM CAPITAL

LEM Capital is a value-add multifamily investor which sponsors private equity funds targeting consistent current cash flow, equity upside and downside protection for our investors. A sector specialist with deep multifamily experience, the firm's investments include over 35,000 multifamily units across the US since the firm's founding in 2002. LEM targets investments between \$5 million to \$15 million in joint ventures with experienced local operators that have vertically integrated organizations skilled at renovating, repositioning and managing properties.

Please e-mail resumes to hr@lemcapital.com or mail to:

LEM Capital c/o Human Resources
Cira Centre
2929 Arch Street, Suite 2800
Philadelphia, PA 19104-2868

No phone calls please.