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In "Kahr Notes" this month:

- * MLS for NYC?
 - * Argus in New York City this weekend
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1. MLS for NYC?

For years New York City has not had a city wide MLS system for residential real estate. I'm happy to announce that a company that I'm a partner in has finally built one.

The site is www.butterflyresearch.com. Think of it as a very specialized search engine for real estate. It harvests data from a number of sources such as real estate brokers, for-sale-by-owner sites, craigslist, ebay, and others and then makes it searchable.

To say that this is a radical invention for the real estate market in NYC is not hyperbole. We've managed to achieve what REBNY has claimed they would do but never did.

Check it out. If you like it, it's very reasonably priced. The 7 day trial is free, and the price is only \$40 a month after that.

2. Argus in New York City this weekend

I continue to offer Argus classes in NYC, Boston, Chicago, and LA and Excel classes in NYC.

The Argus class covers in only two days how to use the software to finance, invest in, and develop real estate. All attendees also receive a copy of my 200 page training manual that is the product of over four years of teaching Argus at leading universities and corporations. It is the only manual of its kind that covers both the software and the important related

financial issues.

The Excel class is a one day crash course in using Excel for real estate investment and finance. It assumes minimal knowledge about Excel and shows attendees how to build financial models that include various bells and whistles including the impacts of leverage, taxation, and how to structure partnerships. Partnerships are one of the most complex pieces of building a financial model, and the class spends significant time hammering those issues out.

The schedule is:

Argus, Boston, May 13th and 14th
Argus, New York, May 6th and 7th
Argus, New York, June 24th and 25th
Argus, Chicago, May 20th and 21th
Argus, Los Angeles, July 15th and 16th
Excel, New York, July 8th

All classes are taught by me, Joshua Kahr. The classes run all day from 9:00 am to 5:00 pm. The Argus classes run on Saturday and Sunday, and the Excel classes run on Saturday only.

The fee is \$595 for the Argus class and \$350 for the Excel class. If 3 or more people from your organization sign up, please contact us in advance and you will receive a 15% discount off the total fee.

To sign up for an Argus class or read more, go to:
<http://www.kahrrealestate.com/argustraining.shtml>

To sign up for an Excel class or read more, go to:
<http://www.kahrrealestate.com/exceltraining.shtml>

If you're interested in customized on-location training, contact me directly at josh@kahrrealestate.com for more information.

To subscribe to "Kahr Notes", go to

<http://www.kahrrealestate.com/Publications.shtml>.

You can also send your e-mail address to josh@kahrrealestate.com with the word "subscribe" in the subject field. Subscriptions are free.

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We welcome story suggestions, quotations from industry events, trend news, and feedback. Submit via e-mail to josh@kahrrealestate.com. We will contact you before using any item.

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