

Socially responsible property investment

The increased role that environmental, social and corporate governance (ESG) factors play in influencing investment decisions presents key challenges to the property industry. Social responsibility and sustainability are often held to be much the same thing, with each term presupposing the existence of the other. However, here sustainable commercial property investment (SCPI) may not be particularly socially responsible, despite being understood as an environmentally friendly initiative. The purpose of this project is to comprehend the understanding of socially responsible investment in the real estate sector and assess the social impact on the real estate investment performance.

Expectation:

- Comprehensive Literature Review on the social factor on the real estate investments.
- Creating the KPIs for socially responsible property investment using survey methods.
- Collecting evidence of social responsible investment in real estate firms.
- Quantitative analysis on the social impact and investment performance using the case study.

Suggested Literature:

Roberts, C., Rapson, D. and Shiers, D. (2007), "Social responsibility: key terms and their uses in property investment", *Journal of Property Investment & Finance*, Vol. 25 No. 4, pp. 388-400.

Kimmet, P. (2009), "Comparing "socially responsible" and "sustainable" commercial property investment", *Journal of Property Investment & Finance*, Vol. 27 No. 5, pp. 470-480.

Newell, G., & Lee, C. L. (2012). Influence of the corporate social responsibility factors and financial factors on REIT performance in Australia. *Journal of Property Investment & Finance*.

Junkus, J. and Berry, T.D. (2015), "Socially responsible investing: a review of the critical issues", *Managerial Finance*, Vol. 41 No. 11, pp. 1176-1201.

