

Associate Professor Petros Sivitanides

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Research Gate:

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Petros Sivitanides holds a Ph.D. from Massachusetts Institute of Technology in Real Estate Economics and a Master in City Planning from Georgia Institute of Technology in the United States. He has many years of research experience in some of the leading real estate advisory companies in the United States and the United Kingdom, such as CBRE Global Investors in Los Angeles, CBRE Econometric Advisors in Boston, and AXA Real Estate in London. He has also published many articles in popular international journals in Real Estate. His research and publications have focused on real estate pricing, the intertemporal behavior of the office market, capitalization rates for commercial real estate, and the measurement of property and portfolio risk.

RESEARCH INTERESTS

His research interests include the identification and validation of the factors that affect investment returns on various types of real estate, the factors and mechanisms that affect fluctuations in prices and rents of residential and commercial real estate, and the effectiveness of various real estate investment strategies in producing satisfactory returns.

PUBLICATIONS

Monographs

1. Sivitanides, P. (2007). *Profitable Real Estate Investing: A Value Growth Approach*. Charleston, SC: BookSurge, LLC.

Papers in Peer-Reviewed Journals

1. Sivitanides, P. (2015). Macroeconomic influences on Cyprus house prices. *Cyprus Economic Policy Review*, 9(1), 3-21.
2. Fuerst, F., McAlister, P., & Sivitanides, P. (2014). Flight to quality? An investigation of changing price spreads in commercial real estate markets. *Studies in Economics and Finance*, 32(1), 2-16.
3. Sivitanides, P., Torto, R., & Wheaton, W. (2003). Real estate market fundamentals and asset pricing. *The Journal of Portfolio Management*, September, 45-53.
4. Sivitanides, P., Torto, R., Wheaton, W., & Southard, J. (2002). Evaluating real estate risk: Equity applications. *Real Estate Finance*, 18(4), 7-17.
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7. Sivitanidou R., & Sivitanides, P. (2000). Does the theory of irreversible investments help explain movements in office-commercial construction? *Real Estate Economics*, 28(4), 623-661.
8. Sivitanides, P., Southard, J., Torto, R., & Wheaton, W. (2000). Strategic portfolio analysis: A new approach.

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9. Sivitanides, P., Torto, R., & Wheaton, W. (1999). Evaluating risk in real estate. *Real Estate Finance*, 16(2), 15-22.
 10. Sivitanidou, R., & Sivitanides, P. (1999). Office capitalization rates, 1985-1995: Real estate and capital market influences. *Journal of Real Estate Finance and Economics*, 18(3), 297-322.
 11. Sivitanidou, R., & Sivitanides, P. (1999). Construction movements in office-commercial real estate markets. *Real Estate Finance*, 15(4), 51-61.
 12. Sivitanides, P. (1998). A downside-risk approach to real estate portfolio structuring. *Journal of Real Estate Portfolio Management*, 4(2), 159-168.
 13. Sivitanides, P. (1998). Predicting office returns: 1997-2001. *Real Estate Finance*, 15(1), 33-42.
 14. Sivitanides, P. & Sivitanidou, R. (1997). Exploring capitalization rate differentials across property types. *Real Estate Issues*, 22(3), 47-54.
 15. Sivitanides, P. (1997). The rent-adjustment process and the structural vacancy rate in the commercial real estate market. *Journal of Real Estate Research*, 13(2), 195-209.
 16. Sivitanides, P. (1997). Why invest in real estate: An asset allocation perspective. *Real Estate Issues*, April, 30-35.
 17. Sivitanides, P. (1996). Property-type diversification in real estate portfolios: Multi-period return measures vs single-period return measures. *Journal of Real Estate Portfolio Management*, 2(2), 127-140.
 18. Sivitanides, P., & Sivitanidou, R. (1996). Office capitalization rates: Why do they vary across metropolitan office markets? *Real Estate Issues*, 21(2), 34-39.
 19. Sivitanidou, R., & Sivitanides, P. (1995). The intrametropolitan distribution of R&D activities: Theory and empirical evidence. *Journal of Regional Science*, 35(3), 391- 415.
 20. Sivitanidou, R., & Sivitanides, P. (1995). Industrial rent differentials: The case of greater Los Angeles. *Environment and Planning A*, 27(7), 1133-1146.
 21. Pleskovic, B. & Sivitanides, P. (1991). Priorities for the poor: A conceptual framework for policy analysis. *Journal of Developing Areas*, 27(3), 399-416.
 22. Polenske, K., & Sivitanides, P. (1990). Linkages in the construction sector. *The Annals of Regional Science*, 24, 147-161.

Publications in Collective Volumes

1. Sivitanides, P., "Retail market analysis for development projects: coping with new frontiers in retailing", in Squires G, Heurkens E., Peiser R. (eds., 2017). *Companion to Real Estate Development*, Routledge, New York.