



COURSE DESCRIPTION
Estate and facilities management
Academic year 2026-2027

1. Programme-related data

1.1. Higher Education Institution	Babeș-Bolyai University
1.2. Faculty	Business
1.3. Department	Business
1.4. Field	Business Administration
1.5. Level of study	Master
1.6. Degree programme / Qualification	Business Administration in International Hospitality and Tourism/Master
1.7. Form of education	Full time

2. Information regarding the discipline

2.1. Name of the discipline	Estate and facilities management	Codul disciplinei	IME0032
2.2. Course coordinator	Lect. Cristina Balint, PhD		
2.3. Seminar coordinator	Lect. Cristina Balint, PhD		
2.4. Year of study	1	2.5. Semester	1
		2.6. Type of assessment	Viva voce
2.7. Course status	Compulsory	2.8. Course type	Specialisation subject

3. Total estimated time (hours per semester of teaching activities)

3.1. Number of hours per week	2	of which: 3.2. course	1	3.3. seminar/ laboratory/ project	1
3.4. Total of hours in the curriculum	28	of which: 3.5. course	14	3.6. seminar/ laboratory	14
Time allocation for individual study (IS) and self-taught activities (ST)					hours
Learning from textbooks, course materials, bibliography, and notes (IS)					14
Additional research in the library, on subject-specific electronic platforms, and on-site					10
Preparing seminars/ laboratories/ projects, assignments, reports, portfolios, and essays					11
Tutoring (professional guidance)					2
Examinations					2
Other activities					8
3.7. Total hours of individual study (IS) and self-taught activities (ST)				47	
3.8. Total hours per semester				75	
3.9. Number of credits				3	

4. Prerequisites (where applicable)

4.1. curriculum-related	
4.2. skills-related	

5. Specific conditions (where applicable)

5.1. course-related	classroom with computer and projector
5.2. seminar/laboratory-related	classroom with computer and projector

6.1. Competencies resulting from the completion of the degree programme

Professional competencies	
Competency code	Competency
PC3	Ability to identify and diagnose the influences of global economic, political, cultural, and environmental factors specific to the hospitality and tourism sector, both internationally and locally
PC4	Drawing up decision-based strategies/ alternatives specific to hospitality/ tourism units by means of modern information technology tools
Transversal competencies	
Competency code	Competency
TC3	Making effective use of various learning resources and techniques for personal development

6.2. Learning outcomes relevant to the degree programme

Learning outcomes targeted by the subject		
Competency code	Knowledge and comprehension	Specific academic skills
PC3 PC4 TC3	4. The graduate has complex knowledge of accounting, processing, and analysis of economic and financial information required for an effective organisation and management of businesses in the hospitality industry and international tourism.	4. The graduate has the ability to use methods and techniques specific to the financial and accounting management of businesses operating in the hospitality industry and international tourism.

7. Subject-specific learning outcomes

Knowledge and understanding
1. Student knows the principles of estate and facilities management in tourism, including the development and maintenance of tourism properties, and recognizes their role in enhancing guest experiences, ensuring sustainability, and optimizing operational efficiency
Specific academic skills
1. Student develops the ability to assess and manage tourism-related properties effectively, in order to enhance guest experiences and ensure the efficient use of resources.

8. Contents

8.1. Course	Teaching and learning methods	Remarks
Introduction to the estate and facilities market	interactive and multimedia presentation	1 lecture
Evolution of the estate and facilities market	interactive and multimedia presentation	1 lecture
The trading potential of hotels	interactive and multimedia presentation	1 lecture
The estate and facilities development process	interactive and multimedia presentation	1 lecture
Different types of valuation methods	interactive and multimedia presentation	1 lecture
Establish and evaluate the cash flow for a hotel operation	interactive and multimedia presentation	1 lecture
The aspects that influence the value of properties	interactive and multimedia presentation	1 lecture
Bibliography		

1. Scarrett, D., Osborn, S., (2008), "Property Valuation – The five methods", 2nd Edition, Routledge, London 2. Scarrett, D., (2010), "Property Asset Management", 3 rd Edition, Routledge, London 3. Booty, F., (2011), "Facilities Management Handbook", 4th Edition, Routledge, London		
8.2. Seminar/ laboratory	Teaching and learning methods	Remarks
Presentation of the evaluation method and the structure of the project	interactive and mulimedia presentation	1 seminar
Introduction to estate and facilities management	interactive and mulimedia presentation	1 seminar
The estate and facility management cycle	interactive and mulimedia presentation	1 seminar
Market strategies and indicators	interactive and mulimedia presentation	1 seminar
Property valuation	interactive and mulimedia presentation	1 seminar
Risk analysis	interactive and mulimedia presentation	1 seminar
Project presentation	interactive and mulimedia presentation	1 seminar
Bibliography		
1. Scarrett, D., Osborn, S., (2008), "Property Valuation – The five methods", 2nd Edition, Routledge, London 2. Scarrett, D., (2010), "Property Asset Management", 3 rd Edition, Routledge, London 3. Booty, F., (2011), "Facilities Management Handbook", 4th Edition, Routledge, London		

9. Evaluation

- The same evaluation criteria are maintained for all exams sessions. The components of the evaluation process carried out during the semester cannot be recovered/redone in the examination sessions. - To be able to accumulate the points obtained during the semester, it is mandatory to obtain a minimum of 5 (five) in the final exam (written/oral).

Type of activity	9.1 Evaluation criteria	9.2 Evaluation methods	9.3 Percentage in the final grade
9.4. Course	- correct logical and coherent application of the concepts learned - logical and accurate explanation and interpretation of the results;	Exam (exam session)	50%
9.5. Seminar/ laboratory	- the ability to apply concepts learned in practice - correct logical and coherent application of the concepts learned - economic explanation of the results; - interest in the individual preparation throughout the whole semester	Project (during the semester)	35% (compulsory to be presented)
		Application test (during the semester)	15%
9.6 Minimum standard for passing			
• knowledge of the basic terms and their application • economic interpretation of the obtained results			

10. SDG labels (Sustainable Development Goals)

  Sustainable Development Generic Label								
1 FĂRĂ SĂRĂCIE 	2 FOAMETE „ZERO” 	3 SĂNĂTATE ȘI BUNĂSTĂRE 	4 EDUCATIE DE CALITATE 	5 EGALITATE DE GEN 	6 APĂ CURATĂ ȘI SANITATIE 	7 ENERGIE CURATĂ ȘI LA PREȚURI ACCESIBILE 	8 MUNCĂ DECENTĂ ȘI CREȘTERE ECONOMICĂ 	9 INDUSTRIE, INOVAȚIE ȘI INFRASTRUCTURĂ 
								
10 INEGALITĂȚI REDUSE 	11 ORASE ȘI COMUNITĂȚI DURABILE 	12 CONSUM ȘI PRODUCȚIE RESPONSABILE 	13 ACȚIUNE CLIMATICĂ 	14 VIAȚĂ ACVATICĂ 	15 VIAȚĂ TERESTRĂ 	16 PACE, JUSTIȚIE ȘI INSTITUȚII EFICIENTE 	17 PARTENERIATE PENTRU REALIZAREA OBIECTIVELOR 	Nu se aplică nici o etichetă
								

Date of entry:

22.05.2026

Signature of course coordinator

Lect. Cristina Balint, PhD

Signature of seminar coordinator

Lect. Cristina Balint, PhD

Date of approval in the department:

27.05.2026

Signature of the head of department

Prof. Ioan Cristian CHIFU, PhD