



The Hudson Companies Incorporated

Position Available: Asset Manager

CONTACT: info@hudsoninc.com. No phone calls please.

About Us:

The Hudson Companies is an award-winning real estate developer in Union Square, Manhattan. Hudson was founded in 1986 and develops/owns properties across the five boroughs. We develop affordable, workforce and market-rate housing. Hudson's development projects, including our pipeline, total 12,000 residential units in over 60 projects reflecting a total investment of \$5 billion. We currently oversee and asset-manage 22 assets.

Life at Hudson:

Hudson is a rewarding work environment to be a part of—the team is comprised of thoughtful, creative, reputable and talented staff members with a diverse variety of backgrounds that color our projects, our conversations, and our impact on the housing world. In this position, you will work with all of our different teams, helping, learning from, and adding to our culture. We highly encourage professional development and look forward to incorporating new ideas into our current systems. For more information, please visit www.hudsoninc.com.

What the Position Entails

- Develop and formalize asset management strategy and processes to maintain and improve assets
- Provide proactive, hands-on asset management
- Lead asset-specific transactions including refinancings
- Contribute to a portfolio wide strategy to maximize value and optimize resources

Responsibilities:

- Evaluate, assign and monitor property performance. Work with team to prioritize issues and develop action plans to address challenges.
- Continuously seek opportunities to optimize property performance and increase cash flow.
- Work with property management company to prepare annual operating budgets. Lead bi-monthly review of each asset's performance.
- Analyze rent roll, lease expiration schedule, vacancy rates, unit availability and marketing/leasing efforts to maximize occupancy and collection rates.
- Strategize, implement and achieve operational and leasing objectives; recognize shifts in market dynamics and respond accordingly.
- Analyze asset performance and benefit delivery against both annual operating budget and underwriting pro forma, maximize property level cash flows
- Review and monitor capital needs and reserve analyses and propose distributions.
- Analyze and propose annual capital investments.
- Attend condominium board meetings as representative of the Sponsor.

Who Will Be a Good Fit:

- Self-motivated and proactive with an established track record of getting things done effectively and independently
- A team player, able to work in an entrepreneurial environment, balance changing

- priorities and meet deadlines
- Financial modeling and quantitative skills
 - Working knowledge of real estate asset management with significant exposure to multifamily underwriting, development and property management preferred.
 - Comfortable navigating and analyzing transaction legal documents, financial projections and financial reports.
 - Strong interpersonal skills for establishing and maintaining effective professional working relationships
 - Bachelor degree required, Advanced degree in business, Real Estate or Urban Planning preferred
 - 5+ years in real estate or a related field, direct asset management experience preferred, with a specific focus on residential assets in the New York City metro area. Working knowledge of low income and/or mixed income housing a plus

Hudson offers competitive compensation and benefits, and tremendous potential with a growing residential real estate developer/manager/builder organization.

Hudson is an equal opportunity employer. Hudson recruits, employs, trains, compensates and promotes regardless of race, religion, color, national origin, sex, disability, age, and other protected status as required by applicable law. We have a clear vision: to be a place where a diverse mix of talented people want to come, to stay and do their best work.