

# Real Estate Services

## Creating Pathways to a Good Economy

*Real estate doesn't exist in a vacuum. It exists in a community whose resilience it serves or is diminished by.*

The Good Economy (TGE) is a leading, independent impact advisory firm, having assisted **over 150+ clients** and advised on over **£17 billion AUM**.

We partner with clients to help them define, measure, monitor and report on investments that make a positive contribution to sustainable development.

TGE has a strong track record in providing impact measurement and management services to **investors in commercial real estate** – working with a range of clients, from specialist local investors to the world's largest global real estate investment firms.

*"The built environment has a huge influence on people's everyday lives and UKIF provides investors with an opportunity to invest in a way that creates both a tangible positive social and environmental impact, whilst also achieving their return objectives. It is therefore important for AEW to credibly and accurately measure the positive impact processes and outcomes our investments deliver. The Good Economy has provided us with a robust and accurate framework that allows us to achieve this important objective."*

Ed Long, Portfolio Manager, AEW UKIF



Forward-thinking industry leaders recognise the impact of real estate on its surrounding communities and are responding to these drivers by **making social impact a business imperative** that protects **long-term asset value** and stays ahead of evolving expectations.

By integrating social impact into investment strategy, leaders are demonstrating improved resilience, reduced volatility and enhanced long-term, risk adjusted returns whilst also improving the **real-world experience** for people day to day.



## Experience and Collaborations

### Place-Based Impact Investing (PBII)

- TGE is widely recognised as a thought leader in PBII and is actively engaged in catalysing institutional capital for place-based impact across the UK through our PBII Network as well as the advisory and reporting work we do for the likes of GMPF, LYPA, Midlands Engine, Cardiff Capital Region and others.

### Industry Standards and Frameworks

- We play a leading role in developing ESG and impact reporting standards for the social housing sector and act as the technical secretariat for the **Sustainability Reporting Standard for Social Housing (SRS)**.
- Together with Better Society Capital we lead the **Equity Impact Project**, a collaboration of investors and other market participants developing a common impact reporting framework for equity investors in social and affordable housing.

### Research and Collaborations

- Zooming in on the "S" in ESG – A Roadmap for Social Value in Real Estate: A research project with the **Urban Land Institute** to develop a better, shared understanding of how to define, optimise and measure social value across the real estate industry.
- Community Land Trusts** - State of the Sector Report: We were commissioned to help with the 2023 State of the Sector report which was launched by the then Secretary of State, Michael Gove in Parliament.

### Regulatory Compliance

- Our work with AEW on the development of its UK Impact Fund and the subsequent SDR application saw the fund achieve the first ever FCA approval under the new **Sustainability Disclosure Requirements** regime.



## Making Impact Count

### Explore Our Services

TGE works with clients to **measure, manage and report on real-world outcomes**. Our focus is forward-looking: helping clients to identify opportunities to create positive outcomes and integrate this focus into strategic and operational decision-making.

We specialise in working with **private market investors** looking to contribute to sustainable, place-based economic development and address social issues. We work across all asset classes and sectors, with a particular specialisation in private markets including **Affordable Housing, Commercial Real Estate, Private Equity and Debt and Emerging Markets**.

### SERVICES INCLUDE:

#### Impact Services

- Strategy Advisory
- Impact Measurement and Management Systems
- Social Due Diligence
- Independent Impact Reports
- Impact Assessments
- PBII Reporting
- Bespoke Research and Analysis
- Training

#### Verification & Assurance Services

- Impact Verification
- Assurance
- Gap Analysis
- SDR Technical Support

## Our services help you to:



## Our Clients

We're proud to work with some of the most admired real estate organisations in the UK.



## Contact Us

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