

# Jack Cook

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## EDUCATION

### University of Colorado Boulder – Leeds School of Business

August 2023 - May 2026

Bachelor of Science in Business Administration with Emphasis in Finance and Real Estate | Cumulative GPA: **3.63**

#### Scholarship: Transfer Excellence Scholarship

**Relevant Coursework:** Derivative Securities, Real Estate Technology, Corporate Finance, Financial Analysis, Real Estate Finance, Real Estate Economics, Corporate Accounting, Business Law and Ethics

### Iowa State University – Ivy College of Business

August 2022 - May 2023

Bachelor of Science in Business Administration with Emphasis in Finance and Real Estate | Cumulative GPA: **3.88**

#### Scholarship: AAA Scholarship

#### Certifications: Wall Street Prep – Real Estate Financial Modeling

September 2024

#### Altus Group – Argus Enterprise CRE Software

February 2025

## EXPERIENCE

### Lakeside Manor LLC, Denver, Colorado

April 2022 - August 2025

#### Asset Management Intern

- Assisted in the operation of 27 multifamily units, among 6 properties, supporting ownership in budgeting, expense allocation, and identifying ways to optimize NOI through property-level operations and capital needs.
- Maintained and reconciled financial records using QuickBooks, contributing to preparation of income statements, balance sheets, and monthly cash flow tracking.
- Developed working knowledge of the Denver residential real estate market, including tenant turnover trends, rental comps, and neighborhood demand drivers.

### Poppy Property Management, Boulder, Colorado

June 2024 - August 2024

#### Real Estate Intern

- Constructed 10+ consolidated files of complete property information consisting of floorplans, maintenance history, rent collection, and leasing.
- Maintained and reconciled financial records using Buildium, contributing to preparation of income statements, balance sheets, and monthly cash flow tracking for 33 accounts.
- Procured my plumbing and electrical skills for tenant turnover and essential maintenance for 200+ units.

## RELEVANT PROJECTS

- RE Economics Project comparing urban real estate and mountain real estate, looking at region utility, investment strategy, supply and demand, corporate ownership, market research and quantitative financial analysis.
- I conducted self-directed equity investing and trading with a focus on technical analysis, risk management, and macroeconomic trend interpretation in 2025, yielding a 80% + yield YTD on my portfolio.
- Strengthened financial analysis and underwriting skills using DCF, IRR, and comparable property modeling to prepare for real estate analyst roles through the completion of various case studies.

## LEADERSHIP AND PROFESSIONAL DEVELOPMENT

### Klump Center for Real Estate Fellows Program

May 2025 - Current

#### Fellow

- Receive exposure to opportunities, skills, and resources to cultivate leadership in the Real Estate industry, among other highly invested students.

### Bascom Real Estate Case Competition

September 2025

#### Participant – Awarded 1<sup>st</sup> Place

- Gained hands-on experience in commercial real estate valuation, investment analysis, and professional pitching through participation in a high-impact, industry-led case competition.

### ICSC Real Estate Trade Organization

January 2026 - Current

#### General Member

- Attend and participate in webinars and events with the organization, learning and staying current with industry trends.

## SKILLS AND INTERESTS

**Computer:** Financial Modeling, Argus, Buildium, QuickBooks, Excel, Access, Sheets, Google Workspace Applications

**Interests:** Personal Finance, Investment Strategy, Health and Fitness