

M.Com. (Valu.) Sem.-3 Examination
Environmental Studies & Real Estate Management

Time : 2-30 Hours]

November-2025

[Max. Marks : 70

Q-1 Explain the need for public awareness about the environment and its degradation and explain various preventive measures for environmental degradation. **14 Marks**

OR

Q-1 Write short note on Environmental Site Assessment (ESA) and explain in brief with relevant to ESA as a tool for baseline surveys and data collection on environmental level and pollutants. **14 Marks**

Q-2 What is Eutrophication? Explain sources, effects and controlling measures of water pollution. **14 Marks**

OR

Q-2 Explain the concept and principles of Environment valuation, state the general effects of various environmental contaminants on the valuation of assets. **14 Marks**

Q-3 What is a Mortgage? Use an example to explain mortgages and distinguish between various types of mortgages. **14 Marks**

OR

Q-3 Describe the importance of Real Estate Management with its aim & objectives and also explains the role of GIS tool in Real Estate. **14 Marks**

Q-4 Define Co-operative Housing Estate. Enlist and explain various types of it, as well as the procedure for forming and managing a Co-operative housing society. **14 Marks**

OR

Q-4 Write short-note on (a) Environmental contamination (b) Environment valuation **14 Marks**

Q-5 **Short answers for the following questions: (Any Seven) (2 marks each)** **14 Marks**

- I. Define : Environment, Pollution
- II. Enlist various sources of air pollution?
- III. Differentiate freehold property and lease hold property
- IV. List-out various components of environment.
- V. Which are the various layers of Earth's Atmosphere
- VI. What is Ozone layer depletion?
- VII. What is Eutrophication?
- VIII. List-out various causes of Land pollution
- IX. Define Environmental stigma, cost to cure
- X. State adverse impact of acid rain