

## PREA Scholarship Recipients

In keeping with its educational mission, the Pension Real Estate Association awards scholarships annually to promising students studying real estate at the undergraduate and graduate levels. PREA's scholarships have been distributed to students at 61 academic institutions. We congratulate the following 2021 scholarship recipients.



**Alexa Abrahamian** is in her first year at the University of Southern California working toward a Master of Urban Planning. She has completed an internship at Puget Sound Regional Council, focusing on regional land use planning and economic development in the Seattle area. Abrahamian has also earned two awards for her research on cultural spaces in Black, Brown, and Indigenous communities, which she presented at the American Planning Association's National Planning Conference in 2021. She aspires to use her urban planning education to increase access to commercial real estate for underresourced communities.

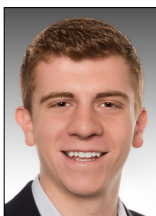


**Albert Alix** is in his first year at the UCLA Anderson School of Management with a focus in Real Estate. He is interested in examining the intersection between real estate and social impact to understand how the development process can enrich not only the building's inhabitants but also the surrounding community. Last summer, Alix interned at Lakeside Investment Company to obtain hands-on experience of the real estate syndication process. Prior to his transition to real estate, he worked in structural engineering, designing commercial, health-care, and education structures in the Puget Sound region.

**Katie Curran**, University of Oxford



**Brian Downs** is a first-year MBA candidate at Columbia Business School with a focus in Real Estate and Finance. Prior to business school, Downs worked in acquisitions and asset management at Brickman in New York City, where he focused on office properties in gateway markets across the US. He also worked on the acquisition team at FPA Multifamily, successfully completing more than 50 multifamily acquisitions during his tenure. Downs intends to deepen his real estate knowledge by pursuing a career in real estate development after business school and hopes to one day start his own real estate social impact fund.

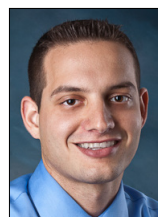


**Jeff Grasso** is currently a second-year MBA student at Columbia Business School. He serves as the Career Chair for the Real Estate Association and is an active member of the Investment Banking Club. Last summer, Grasso interned on the Bank of America's Real Estate, Gaming, and Lodging team.

Before business school, he spent four years at Société Générale in the Global Markets Division, where he covered more than 80 institutional clients for the bank.



**Snehann Kapnadak** is a full-time MBA student at the Georgetown University McDonough School of Business and is concentrating on Real Estate and Sustainable Business. He is the President of the Georgetown Real Estate Society and a Student Ambassador. Last summer, he worked as an investment and development intern at Grosvenor Americas, where he assisted the acquisitions team in underwriting multifamily assets. Prior to Georgetown, Kapnadak worked in the advertising industry.



**Victor Nazi** is a 2022 MS Real Estate Development candidate at Columbia University. Prior to Columbia, he was a Senior Analyst at Kitson & Partners, where he led the market research department, analyzed new investment deals, and worked with team members at all levels on underwriting, due diligence, and investor presentations. He has analyzed more than \$500 million of acquisitions, including raw land, communities, and shopping centers. Nazi graduated magna cum laude from the University of Florida, where he earned a BS in Business Administration with an emphasis in Finance and a minor in Entrepreneurship.



**Jackie Powell** is a full-time MBA student at Georgetown's McDonough School of Business. Prior to business school, she worked in international development and higher education. Powell is focusing on real estate finance as part of the MBA program to help build strong, healthy, and resilient communities.



**Claudia Verdecia** is a 2022 Master of Science in Real Estate candidate at the University of Florida, where she is the President of the Women's Real Estate Society. She was first introduced to the industry when she completed an internship for Colliers International in Ho Chi Minh City, Vietnam, in 2019. Last summer, she interned at USAA Real Estate and worked on the Portfolio Management and Industrial Development teams. Postgraduation, Verdecia intends to pursue a career in commercial real estate development.

## PREA-Toigo Fellowship Grant Recipients

PREA and the Robert Toigo Foundation have collaborated for the past 17 years to support the educational and professional development of minority students pursuing careers in real estate. We congratulate the following 2021 recipients of the PREA-Toigo Fellowship Grants.



**Anna-Kaye Barrett** is an MBA candidate at Columbia Business School. She earned a BS in Civil Engineering in 2017 from Howard University and interned at Goldman Sachs during her summer breaks. Upon graduation, she continued to work at Goldman Sachs in Operations for the Urban Investment Group, which is a domestic, multi-asset

class investing and lending business that provides equity and debt to real estate projects and social enterprises to benefit underserved communities. Currently, Barrett serves as the Assistant Vice President of Alumni and Mentorship for the Real Estate Association, Vice President of Community for the Black Business Students Association, Vice President of Community for the Social Enterprise Club, and Community Chair for Cluster A at Columbia Business School. In addition, she is an advisor to the Ambassadors of Engineering Volunteering Program at Howard University.



**Aaron Hancock** is an MBA candidate at Harvard Business School. He is also the Director of Real Estate Programs at Wall Street Prep, where he leads real estate curriculum development and serves as a financial modeling instructor. While taking a gap year because of the COVID-19 pandemic, he worked as the Transactions Lead at JBG SMITH within the

company's Smart Cities practice, focused on digital infrastructure deployments within mixed-use real estate developments. Prior to Harvard, Hancock was a Senior Associate at Artemis Real Estate Partners, where he supported the firm's acquisition and asset management efforts. He started his career as an Analyst in the Real Estate Investment Banking group at Morgan Stanley. Hancock holds a BS in Applied Economics and Management with concentrations in Finance and Real Estate from Cornell University's Dyson School of Business. While at Cornell, he was a leader in the school's mentorship program for Black men and was involved with student government.



**Nikki Liao** is a second-year MBA candidate at the Yale School of Management, the President of the Real Estate Club, and a Director of the Finance Club. Most recently, she interned with Credit Suisse in the Real Estate, Gaming, and Lodging Group as an Investment Banking Summer Associate. Previously, Liao spent five years at Gensler, a global

architecture design firm, where she worked with clients from Fortune 500 companies and real estate firms on the design of a number of mixed-use, commercial office buildings, as well as corporate workplace strategy. Liao received a Bachelor of Architecture from Cornell University, where she is a member of the University's Real Estate Council.



**Chris Mendez** is a second-year MBA student at Georgetown McDonough School of Business with a focus on Real Estate Finance. He is a Steers Center for Global Real Estate Fellow, a Consortium for Graduate Study in Management Fellow, and a Toigo Fellow. He completed an investment banking summer internship with Wells Fargo in

the Real Estate, Gaming, Lodging, and Leisure Group and hopes to use his real estate career to revitalize communities through value-added and opportunistic real estate investment strategies. As the T.A. for the private equity real estate course at Georgetown, he realized that mentoring others is an indispensable aspect of his career that he enjoys and wishes to espouse. His goal is to use his commercial real estate lending, property management, and development experience as a vehicle to manage domestic and international investments and become an IREM Certified Property Manager.