

Feasibility Studies

TRA and Market Studies and Financial Feasibility Analysis

The key to successful development is a clear understanding of the market, costs, and revenue potential for any particular use. TRA offers market and financial feasibility analyses for all types of real estate development. Whether our client is from a public agency or a commercial entity, employing our consulting services ensures that no overlooked variable will emerge halfway through a project. Our staff's many years of experience with orchestrating developments in both the private and public sector gives them the knowledge to provide their honest and frank opinions on the best recipe for successful projects.



Why TRA?

At TRA we tailor our approach to each client's situation and market position. For public agencies, TRA performs analyses of relevant markets to cement revenue expectations when selling or leasing surplus land for private development. For larger scale development and master planning efforts, we work with urban planners and designers to evaluate alternatives for development within the selected area of interest. Our analysis includes potential income streams given market conditions and product types, including the costs and potential income from requisite parking serving development.

For private clients, we work with designers in defining project alternatives and preparing realistic pro forma based upon demand for different mixes of product types in conjunction with related parking needs. We can provide an evaluation of how much capital financing from the public sector ('gap financing') is needed to make a project feasible.

Based on our extensive experience with Transit Oriented Development, we also can help a prospective developer, landlord, public agency or municipality understand the economic impact of an existing or proposed transit service. TRA's experience with real estate markets and economics help our clients plan for successful projects.

Results with TRA

City of Norwalk, CT

- Transit Oriented Development (TOD) Master Plan Marketing and Financial Feasibility

Town of Windsor, CT

- Transit Oriented Development (TOD) Master Plan Marketing and Financial Feasibility

Feasibility Services

TRA has provided market studies and financial feasibility for a wide variety of projects:

- Transit System-wide TOD site Reviews
- Transit Station Typology Assessments
- TOD Market and Financial Feasibility Studies
- Bus Rapid Transit TOD Feasibility
- Intermodal Facility Feasibility and Implementation
- Private Development Market and Feasibility

TRA has provided services to a wide variety of public and private clients:

Our Clients

- Massachusetts Bay Transportation Authority
- Chicago Transit Authority
- Metro-North Railroad and the City of Poughkeepsie, NY
- Town of Windsor, CT
- City of Albany, NY
- Florida Department of Transportation
- Town of Enfield, CT
- Town of Stratford, CT
- City of Norwalk, CT
- Saracen Properties
- Jefferson Apartment Group
- The Drew Companies

Our Partners

- Cecil Group
- Milone and MacBroom
- VHB
- RP Realty Advisors
- HDR
- URS
- Atkins
- JLL
- KPMG
- Kimley Horn

TRA

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