

About Climate Core:

Climate Core Capital LLC is a new investment management firm focused on climate-oriented real estate. We bring an adaptation lens to real estate investing, designing investment strategies and acquiring real estate that meets rigorous climate risk, resilience, and market standards. Our goal is to promote adaptation in the built environment and cities through assets of superior design, which in turn delivers attractive opportunities to our clients.

We are seeking a Director of Investments to build, manage and execute the firm's real estate acquisition and asset management strategy. As an early team member, the ideal candidate will be able to operate independently and leverage their experience to deliver an institutional-grade process for sourcing, underwriting, modelling, and acquiring residential assets in the United States.

The ideal candidate is:

- Motivated by a desire to participate in the financial success of their work
- Committed to a climate-driven mission
- Eager to be an early employee at a growing investment firm

Requirements:

- 7-10 years minimum experience in real estate investment and acquisition in the United States, ideally with meaningful multifamily experience
- Comfortable in a start-up and entrepreneurial environment
- Self-starter with bias for action
- Excellent verbal and written communication skills
- Relationship builder, both internally and externally, with a track record of developing partnerships
- Helps mentor people and looks to be mentored
- Highly curious
- Skilled in MS office suite and real estate modelling and portfolio software

Responsibilities:

- Learn and be able to teach the Climate Core mental model, investment strategy and analytical approach
- Design and lay the foundation for Climate Core's sourcing, acquisition, and asset management operations
- Network and build relationships with multifamily brokers, operators, developers, and owners to generate acquisitions or partnership opportunities
- Maintain market knowledge to guide market approach and investment decision-making in tandem with research and strategy colleagues
- Own the deal process, from sourcing to initial underwriting to negotiation to closing
- Lead site visits and analysis of the asset, market, and submarket
- Execute underwriting and financial modelling at both asset and partnership levels



- Own the deal documentation process including liaising with legal counsel
- Draft underwriting memos and summaries
- Keep the deal pipeline organized and be able to present it to internal, stakeholder and client audiences
- Identify potential strategic residential real estate investment trends and opportunities
- Prepare to recruit and manage additional talent to scale and deepen the investment process and operation

We are an equal opportunity employer, and all qualified applicants will receive consideration for employment without regard to race, color, religion, sex, sexual orientation, gender identity or expression, pregnancy, age, national origin, disability status, genetic information, protected veteran status, or any other characteristic protected by law.