



RAYMOND T. CIRZ, MAI, CRE, FRICS

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Years of Experience
40 Years

Areas of Specialization

- Valuation and Advisory
- Arbitration
- Expert Witness
- Complex Retail
- Urban Properties

Raymond T. Cirz, MAI, CRE, FRICS, serves as a senior managing director with Newmark Knight Frank's Valuation & Advisory practice in New York. Mr. Cirz is actively engaged in real estate valuation and consulting, including acquisition and disposition analyses, portfolio valuation for major public and private institutions, financial analyses, market and feasibility studies and other advisory services. His experience is concentrated in major domestic and international urban properties, including the Pacific Design Center in Los Angeles, International Place in Boston, and the Willard Hotel in Washington, DC. Mr. Cirz also has valuation and consulting experience involving over 600 regional malls including the Westchester, The Mall at Short Hills, Copley Place in Boston, South Street Seaport in New York, Ala Moana in Hawaii, and Water Tower Place in Chicago.

New York City experience includes many prominent properties including the World Trade Center, Met Life Building, One Times Square, the Helmsley Building, General Motors Building, and Time Warner Center.

Mr. Cirz joined Newmark Knight Frank in 2017, when the firm acquired several affiliate offices of Integra Realty Resources. At the time of the acquisition, he was serving as executive vice president – valuations/senior managing director in IRR's New York office.

Mr. Cirz's professional affiliations include membership in the Appraisal Institute (MAI), American Society of Real Estate Counselors (CRE), National Association of Realtors (NAR), International Council of Shopping Centers (ICSC) and National Council of Real Estate Investment Fiduciaries (NCREIF). He is also a fellow of the Royal Institute of Chartered Surveyors (FRICS). Currently, Mr. Cirz is licensed as a general certified appraiser in the New York, New Jersey, Massachusetts, Pennsylvania Florida, Georgia, Michigan, Missouri, North Carolina, South Carolina and Texas.

Qualified as an expert witness in the New York Supreme Court, New Jersey State Tax Court, New Jersey Superior Court, U.S. Bankruptcy Court and U.S. District Court, Mr. Cirz has testified in various courts throughout the country on matters involving bankruptcy, partnership disputes, condemnation and ad valorem taxation. He has successfully testified in trials in which the client has won awards that exceed the equivalent of \$100 million. Mr. Cirz has also served on a number of panels in arbitration matters and is a past member of the New Jersey Supreme Court Committee on Taxation.

Mr. Cirz is nationally recognized as an expert in the commercial real estate field and has lectured at New York University and Rutgers as well as many professional and educational organizations including the Appraisal Institute, Counselors of Real Estate, International Council of



Shopping Centers, American Bar Association, American Institute of Certified Public Accountants and National Council of Real Estate Investment Fiduciaries. He has been interviewed by many national publications including the *New York Times*, *Wall Street Journal*, *Forbes Magazine*, and Bloomberg News and has had articles published in the *Appraisal Journal*, *Real Estate Issues*, *Real Estate Forum*, *National Real Estate Investor* and *Shopping Center World*.

Mr. Cirz is a graduate of New York University's Real Estate Institute and of Fairleigh Dickinson University, where he earned a Bachelor of Science degree in business management. He has also successfully completed numerous real estate-related courses and seminars sponsored by the Appraisal Institute and accredited universities. Currently, Mr. Cirz is certified by the Appraisal Institute's voluntary program of continuing education for its designated members.