

Maxwell Larkin

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EDUCATION

San Diego State University | May 2027

GPA: 3.52/4.00

Bachelor of Science in Business Administration, Real Estate

Relevant Coursework: Microeconomics, Macroeconomics, Principles of Financial Accounting, Principles of Residential Property Management, Calculus for Business Analysis, Statistics of Business, Real Estate Fundamentals

Honors & Awards: Dean's List, National Society of Collegiate Scholars

PROFESSIONAL EXPERIENCE

Matthews Real Estate Investment Services | El Segundo, CA

Jun 2025 – Aug 2025

Investments Intern

- Prepared six full Broker Opinion of Value (BOV) analyses across multiple asset classes (retail, industrial, multifamily, mixed-use), underwriting and valuing \$25M+ in aggregate real estate assets.
- Conducted 30+ comparable analyses (sales, rent, and trade area comps) and integrated demographic, supply-and-demand, and pipeline data to support market-driven valuation assumptions.
- Executed direct outreach and deal sourcing exercises, strengthening understanding of broker-driven capital markets, buyer targeting, and transaction pipelines.
- Produced investment memos summarizing valuation rationale, risk factors, and strategic recommendations; presented findings to senior brokers and leadership during weekly presentation sessions.
- Evaluated value-creation strategies, including market-to-market rent upside, re-tenanting scenarios, lease restructures, and operational efficiency improvements and quantified impacts on asset-level returns.
- Completed formal training in commercial real estate brokerage, financial analysis, and industry fundamentals through hands-on projects, daily exams, competitions, and shadowing senior brokers.

Terranea Resort | Palos Verdes, CA

Jun 2024 – Aug 2024

Guest Services Assistant

- Delivered high-quality guest service for a luxury 5-star resort, supporting daily operations across front-of-house departments and resolving 50+ guest inquiries per shift with a focus on speed and satisfaction.

Super Break Sports | Torrance, CA

May 2023 – Aug 2023

Office Intern

- Operated a sports memorabilia resale business for 2+ years, applying financial modeling and market comps to maximize pricing strategies.
- Managed and coordinated fulfillment for seven-figure sports memorabilia inventory, ensuring accurate production and on-time delivery for high-volume customer orders.
- Conducted pricing analysis on trading cards and memorabilia using comps from eBay sold listings, verifying market value and achieving 20-30% average gross margins.

LEADERSHIP AND EXTRACURRICULAR

Real Estate Society | San Diego, CA

Jan 2024 - Current

Active member of the Real Estate Society, participating in professional networking and industry workshops.

River Church of SouthBay | Palos Verdes, CA

Jun 2022 – Aug 2023

Youth Group Leader

- Mentored and guided 20 middle school students through structured lessons and discussions, building leadership and personal growth within a Christian youth program.

Baja Bound | Palos Verdes, CA

Jun 2022 – Jun 2023

Lead Volunteer

- Led a service project that raised over \$30,000 and coordinated the construction to build a full residential home for a family in Baja Mexico through Baja Bound, a nonprofit organization.

SKILLS & INTERESTS

Skills: Excel, CoStar, Landvision, LoopNet, Wix Studio, Canva, Market Research

Certifications & Training: REFM: Level I, II, & III

Interests: Golf, Poker, Faith, Surfing, Traveling, Volunteering