This book is a compilation of articles and papers produced by the writer over his many years as a real estate practitioner. It covers a diverging number of areas in real estate including the valuation, the policies and legal implications of changes in the law. The writer has made no attempt to bring order to this divergence, displaying his wide interest in those areas. The articles and papers were selected primarily for the sharing of knowledge; they embody the writer's expression of views that can differ from the normally accepted ones.

Real estate has many facades; it provides a living for some 142 different occupations and trades. Every aspect is manifestly interesting and divergent. It is the writer's attempt at trying to explain some aspects of valuation, economics, land use and legislative measures that affect the management and valuation of real estate.

The ordinary man on the street seldom recognises the importance of the service that valuers bring to the society. This book through the various chapters will definitely give a more meaningful and a kaleidoscopic view of the importance and relevance of this vaguely known discipline.

The writer has more than thirty five years of experience and exposure to valuation, principally as a government valuer but also as a lecturer, researcher, writer, regulator and standard setter. His last position was as the Director General of the Valuation and Property Services Department. Previously, he had also served as the President of the Board of Valuers, Appraisers and Estate Agents Malaysia, and as the President of the Institution of Surveyors Malaysia. He is the joint author of Property Taxation in Singapore and Malaysia together with the then Chief Valuer of the Republic of Singapore.