

Justus Ahlquist

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EDUCATION

University of Minnesota, Twin Cities

Curtis L. Carlson School of Management

Minneapolis, MN

May 2026

- BSB: Finance & Minor in Accounting

GPA: 3.7

ACADEMIC PROJECT EXPERIENCE

NAIOP University Challenge

Real Estate Development Competition

Minneapolis, Minnesota

February 2025 – April 2025

- Built financial models to assess a \$56M acquisition of a 600K SF commercial real estate investment by projecting cash flows, debt, and equity financing to assess investment metrics.
- Delivered presentation to investors, translating financial data into actionable insights that secured stakeholder buy-in.

EXPERIENCE

CBRE

Investment Accounting & Reporting Intern

Minneapolis, Minnesota

June 2025– August 2025

- Conducted property-level financial reviews, analyzing NOI, occupancy, balance sheet performance, CapEx, and debt service to provide variance analysis and support asset valuation.
- Supported financial oversight and internal control testing across institutional portfolios (multifamily, office, retail, industrial) for clients including Goldman Sachs, Blackstone, AEW, and Bain Capital.
- Reviewed and validated \$120M+ in capital calls and \$30M+ in distributions, ensuring compliance with LPAs, fund agreements, and investor approval processes.
- Partnered with global teams and external auditors to deliver a successful SOC 1 audit across 15 control objectives.

SKAN

Venture Capital Intern

Remote/San Luis Obispo, California

April 2025 – September 2025

- Partnered with C-suite at a property technology startup to support a \$1M seed raise at a \$6M pre-money valuation, sourcing 20 VC/angel targets and investor outreach campaigns through email and social platforms.
- Built and prioritized an advisory board across strategic categories, creating warm intro pathways to top industry leaders.
- Led research and strategy for SKAN's initial go-to-market, identifying property managers, HOAs, and real estate investors as core entry points for the AI platform.

Hill Capital Corporation

Private Equity Intern

Minneapolis, Minnesota

June 2025– August 2025

- Built dynamic 3-statement financial model including operating projections, loan amortization, and debt service analysis to support capital planning and bank financing decisions.
- Evaluated impact of \$400K term loan on operating performance, forecasting EBITDA, cash flow, and net income under varying revenue growth and margin scenarios.

JA Construction

Contractor Assistant

Minneapolis, Minnesota

August 2020 – Present

- Supported GC operations across estimating, budgeting, permitting, scheduling, and subcontractor management.
- Built an integrated job costing and financial reporting system to track labor, subs, materials, and overhead for profitability analysis and tax compliance.
- Enhanced bidding and forecasting accuracy through phase-level cost benchmarking and historical project data analysis.

Green Valley Greenhouse

Store Representative and Product Manager

Ramsey, Minnesota

March 2021 – June 2022

- Managed product flow in a high-volume wholesale store with 2,000+ daily customers, delivering enthusiastic, knowledgeable service to support sales and customer satisfaction.
- Communicated effectively with team members to ensure production goals were achieved daily and quarterly.

INVOLVEMENT

Student Accounting and Finance Association

Member

Minneapolis, Minnesota

September 2023 – Present

- Participate in weekly meetings fostering collaboration and mentorship between students and industry professionals.
- Contributed to discussions and participated in activities that enhance members' leadership and communication skills.