

OJIMA (OH-JEE-MA) AGADA

410-504-3549

oagada@wharton.upenn.edu

EDUCATION

THE WHARTON SCHOOL, UNIVERSITY OF PENNSYLVANIA

Philadelphia, PA

Master of Business Administration Candidate

2023-Present

- Recipient of Joseph Wharton Fellowship (merit scholarship for professional, academic, and personal achievement).
- Club Membership: Private Equity and Venture Capital, Toigo Real Estate Intensive (Fellow), Wharton Hockey League (Captain), Wharton Real Estate, Yoga & Wellness.
- GMAT: 750 (98th Percentile).

PRINCETON UNIVERSITY

Princeton, NJ

Bachelor of Science in Engineering, Civil and Environmental Engineering

2014-2018

- Campus Activities: President, National Society for Black Engineers (increased NSBE participation by over 50%); Defensive Tackle - Varsity Sprint Football.

EXPERIENCE

STRATEGIC VALUE PARTNERS (SVP) GLOBAL

New York, NY

Summer Senior Associate

2024

- Evaluated 6+ distressed real estate opportunities, underwriting multifamily portfolios, analyzing public REIT's capital structure, and evaluating loan trades.
- Authored a comprehensive internal white paper on the \$76 billion Commercial Real Estate (CRE) Collateralized Loan Obligation (CLO) market, identifying specific investment opportunities and potential partners for the firm.

Select Transaction Experience

- **\$527 million office REIT Senior Secured Trade:** performed an outside-in valuation of collateral, securing a \$527 million office REIT bond offering. Determined a target transaction price.

THE CARLYLE GROUP

Washington, D.C

Associate (2020 - 2022), Senior Associate (2022 - 2023) - U.S. Real Estate

2020-2022

- Managed a portfolio of over 20 multifamily and medical office buildings worth over \$500M across the Pacific Northwest and Southwestern US from development through disposition.
- Designed, analyzed, and implemented leasing strategies across asset classes (multifamily, active adult, and medical offices) and accelerated multifamily asset stabilization date by six months.
- Led weekly leasing and update calls with joint venture partners and operating teams to streamline and improve operations of assets under management, resulting in a 10% faster lease-up than underwritten.
- Prepared detailed materials on asset performance for quarterly asset meetings with the Real Estate Investment Committee.

Select Transaction Experience

- **\$78 million multifamily sale:** Analyzed market data and property operations, conducting a hold-sell analysis to determine sale price. Analysis informed a targeted marketing strategy, leading to a \$78M sale 19 months ahead of underwriting.
- **\$36 million construction acquisition:** Created acquisition and development model, evaluating lease-up and capital market scenarios for a \$36 million multifamily ground-up development in Phoenix, AZ; enhanced underwritten returns by 10%.

J.P. MORGAN CHASE & CO

New York, NY

Investment Banking Analyst, Structured Real Estate Finance

2018-2020

- Analyzed financial statements, property operating statements, and commercial real estate cash flows of over 20 assets and portfolios to assess the risk and value of underlying assets to ascertain efficient financing outcomes.

Select Transaction Experience

- **\$1.0 billion Apartments Refinance:** Underwrote loan, performed due diligence, and conducted sensitivity assessments on leasing strategies. Utilized findings to structure financing.

ADDITIONAL INFORMATION

- SEO Career Coach, Real Estate Track: Coached seven college students through first internships in the real estate industry.
- Interests: Tennis, Soccer (Manchester United F.C. Fan), Sci-Fi and Fantasy Novels, Yoga.