

# Aaron Bruno Fajardo

(702) 358-1798 | abfajard@uci.edu | [www.linkedin.com/in/abfajardo](http://www.linkedin.com/in/abfajardo)

## EDUCATION

**University of California, Irvine - The Paul Merage School of Business**

B. A in Business Administration | Emphasis in Finance

**Irvine, California**

GPA 3.6 | March 2026

## PROFESSIONAL EXPERIENCE

### CredibleCRE

*Capital Markets Intern*

**Irvine, California**

November 2025 - Present

- Aiding lending efforts by underwriting more than \$15mm in multifamily and office development loans, which include stabilized pro formas, development schedules, loan sizing metrics, and comparable analyses, resulting in successful closings.

### EQ Office (DBA: Perform Properties - Blackstone Port.Co)

*Summer Analyst, Acquisitions*

**Los Angeles, California**

June 2025 - August 2025

- Conducted in-depth underwriting and financial modeling for over \$300mm in office and grocery anchored shopping center assets, supporting the team with an analysis of a potential deal before making investment decisions, aiding in deal closings.
- Constructed investment slide decks and designed visuals such as sales and lease comps, competitive sets, and market overviews, contributing to early stage acquisition efforts and aiding in cultivating strategic decision making in processes.

### CBRE

*Asset Management and Loan Servicing Fellow*

**Irvine, California**

March 2025 - May 2025

- Engaged with asset managers to develop and implement strategies for maximizing the value of an asset, including loan modifications, restructuring, and workouts, ensuring profound comprehension on securing the high performance of an asset.
- Assisted in underwriting and monitoring real estate assets across multiple property types, verifying compliance with servicing agreements and covenant requirements, promoting a deep knowledge of commercial loan structures and capital markets.

### L.S. Congleton & Associates

*Commercial Real Estate Consulting Intern*

**Irvine, California**

June 2024 - September 2024

- Developed compelling exhibits integrating tourism data, competition analysis, and GIS mapping for national and international projects, allowing for development of strong attention to detail, and an understanding of real estate retail market trends.
- Forecasted project success using relevant metrics such as visitor demographics, spending trends, and economic data, allowing for an efficiency in aiding clients in reaching their goals by focusing on emphasis on revenue generation strategies.

### Project Destined

*Commercial Real Estate Intern, Greystar*

**Irvine, California**

January 2024 - April 2024

- Received 60+ hours of training on commercial real estate fundamentals, property valuation, deal financing, financial modeling, and market research, and applied this knowledge to create a pitch deck under the guidance of Greystar mentors.
- Collaborated with team members and industry professionals to create presentations on real estate topics, and present those projects to a mock investment committee, reinforcing not only presentation skills, but also analysis and teamwork skills.

## PROJECTS & EXTRACURRICULARS

### SEO Career

*SEO Hire Participant (Real Estate Track)*

**New York City, New York**

November 2025 - Present

- Complete industry specific training focused on developing technical skills, institutional knowledge, and attention to detail.
- Learn business fundamental to successfully compete for internship opportunities, as well as receive online career coaching.

### Undergraduate Real Estate Association

*Vice President of Analyst Development*

**Irvine, California**

September 2022 - Present

- Train student analysts on commercial real estate fundamentals like asset types, investment strategies, and financial modeling, building fluency in creating DCF's from scratch and showcasing return metrics such as IRR, and cash-on-cash returns.
- Participate in case studies involving live and mock real estate deals, enhancing understanding of the real estate processes and key aspects that can occur in everyday work days, such as sourcing and underwriting, increasing potential value to the group.

### Real Estate Association Analyst Program

*Commercial Real Estate Analyst*

**Irvine, California**

December 2023 - March 2024

- Consolidate understanding of excel skills in the financial and real estate industries by practicing methods of analyzing data in various forms, and creating financial models from scratch, increasing creativity and innovation skills exponentially.
- Coauthor several financial modeling presentations alongside industry colleagues showcasing the ability to work in a team.

### Apollo Global Management

*Apollo Academy Student*

**Irvine, California**

February 2024

- Sharpened skills and understanding in the private equity and credit industries through learning about the details of leveraged buyouts (LBOs), capital structures and credit risk analysis, enhancing overall knowledge of investment strategies.

## SKILLS & INTERESTS

*Technical:* MS Office, Google Workspace, Lightroom, Photoshop, Lofty CRM, WSP Excel Financial Modeling 1-4, ARGUS (IP)

*Campus Organizations:* UC Investments Academy, Real Estate Association, Undergraduate Finance Association, ALPFA, MAU

*Languages:* Spanish (Fluent)

*Interests:* Cafes, Cars, Car Racing, Driving, Exercising, Food, Hiking, Movies, Music, Soccer, Traveling, Video games, Weightlifting