Master Thesis ideas, 2016

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Master Thesis ideas:

Relation between farm size and the cost of financial services, given fixed equity for the farmer.
Most farms are sole proprietorships, where the equity of the farmer is fixed at any given time. A decision to expand the size of the farm e.g. by buying more land or by building / expanding animal housing will typically have to be financed by debt, affecting the capital structure of the farm (e.g. the debt to asset ratio). An increase in the financial leverage is likely to affect the bankruptcy risk premium that banks will charge for lending the farmer money. But how much? Is the marginal cost of debt non-constant? Can it be quantified? - and does this change over time?

Should the farmer lease or buy farm assets?
The share of total farm land being leased in Denmark is steadily increasing. How come? What drives the farmers decision to lease or buy farm assets? - and what drives the owner of the asset to lease it out, rather than selling it?