

## **REAL ESTATE MANAGEMENT SYSTEM**

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### **ABSTRACT**

The project title is real estate management system this web application helps the user to register an individual home or apartment to assist you in finding the perfect rental home or property also you can find your next rental from the search view in your targeted area the features of the real estate management system are that the admin can manage a house by entering details such as house number features rent status and review to add tenants the user has to enter the full name gender national id phone number email id registration date house agreement document status and exit date besides the admin can also add the invoice and payments too the front end of the application is PHP and the back end of the application is my SQL

**Keywords:** PHP, MY SQL

### **INTRODUCTION**

One popular use of the internet is to convey land listings to potential buyers whether the listing is offered by the real estate agent a local newspaper or a website dedicated to hosting the listing the elements of providing the information are the same the visitor to the site needs to search through the listing using standard fields such as the number of bedrooms price or square feet the visitor to the site may want to go straight to a listing to read further information about it in this portal the visitor can search browse and view land listings one of the things the visitor can do from the entry page is go to the search page they do this by clicking the link on the page the visitor uses the search page to limit the land listings displayed they can limit that list by the price of the land either above a limit or below they can also limit the search to the number of baths the number of bedrooms or a specific part of the town additionally the visitors view the apartment for rent or lease the visitor also searches for sales users can also calculate the monthly mortgage by giving the principal amount rate of interest and total number of months at the top of the search result page the visitor sees the number of records that matched their search constraints they also see the basic information about each of the matching listings but the visitor doesn't have to view all the properties the owner of the land can register on the

website and then post the land details like address no of a bedroom bathroom hall rent or lease and also document registration number etc. the user can only log in after registration after they enter into their account they can search by city and type they can get land details and monthly rental details or buy own land through this site.

### **EXISTING SYSTEM**

The response is very slow.

To find the location of the property the tenant has to search through site map.

The user can only view image of the property.

### **PROPOSED SYSTEM**

Speed and accuracy are increased.

The user can find the property location by Geo tag photos which helps to find specific location of the property.

The user can view the property through video which gives the clear features and the design of the property.

The user can give his opinion in review opinion.

### **LITERATURE SURVEY**

The function of Real Estate Management development is to improve property functions and to regulate and change property. Real estate management development varies, such as land banks, land packaging, building development, renovation, operation, and redevelopment. Each real estate management development process has similar steps starting with initiation and study. Land bank is a process of acquiring for development within a certain period of time to increase land value. Developers can increase the value of land by changing land functions and by making land development plan and site study. These endeavors are called land packaging that regulates land functions based on their potential. Developers need to make building development which requires them to transform the land function into property products that can be used or inhabited. It can be achieved through renovation. Renovation is the process of increasing the value of property products that have depreciated by repairing or changing the quality of buildings. The last Real Estate Management development is the redevelopment of an existing property by changing its property functions according to the potential that has been analyzed.

Marta Gross, Ryszard Żróbek and Daniela

Špirková “PUBLIC REAL ESTATE MANAGEMENT SYSTEM” In this author have presented view that Transition economies have to create fully-fledged systems soon after their property markets became legal.

II.Claudio Molinari, Giancarlo Paganin and Cinzia Talamo “Information Systems for Real Estate Management” In this author have analyses the structure, the aims, the requirements, the development phases, the software, the information categories, the data sheets of Information Systems in order to define the general characteristics and the critical aspects of a model of collecting and processing data.

### III.WANA GODWILL “REAL ESTATE MANAGEMENT INFORMATION SYSTEM” I

n this author presented approach to improve record keeping and management decision-making practices of a real estate agency by using statistical summary data analysis and inference.

## METHODOLOGY

### I. Post Property Details

In this property owner posted the property details. It contains information about the land Id, owner name, address, description, date, advance. The post land details store in database. The stored information maintained by the land owner.

### II. Search Apartment and Land

In this search apartment and land used to search the apartment and land details. Customer view the details of apartment id, land id, size in square feet, rent per month, advance amount, floor details and other detailed description.

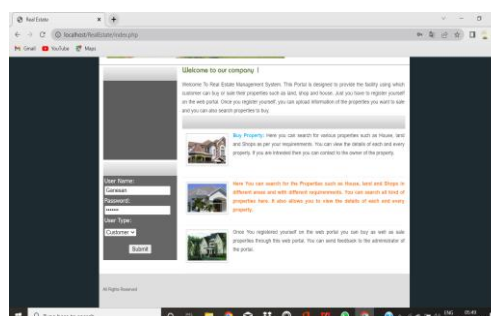
### III. View Request from User

In this property owner view the customer land and apartment request details. It contains information about the customer id, customer name, address, land id, owner name, phone no. The requested information from the user side should be stored in the database. The stored information maintained by the property owner.

## FORM DESIGN



Home page



Admin Form

Registration Form

### FUTURE ENHANCEMENT

As per the user Requirement our whole project is designed. We can add an additional constraint to our project. Lease option can be provided regarding properties. Send SMS to property owner who have registered and uploaded his property. Giving property site for all metro cities. Upload 3d views of the property.

### CONCLUSION

In this paper we proposed “Real Estate Management System” has been developed to satisfy all proposed requirements. The process is maintained simpler and easier. The system is highly scale able and user friendly. Almost all the system objectives have been met. The system has been tested under all criteria. The system minimizes the problem arising in the existing manual system and it eliminates the human errors to zero level. The design of the database is flexible ensuring that the system can be implemented. It is implemented and gone through all validation. All phases of development were conceived using methodologies. User with little training can get the required report. The software executes successfully by fulfilling the objectives of the project. Further extensions to this system can be made required with minor modifications. procedural flowcharts, record layouts, and a workable plan for implementing the candidate system design into a operational design. PHP and MY SQL has offer very efficient yet a simple implementation technique for development of the project.

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