Functional requirements:

1. The user must be able to view available properties for sale.
2. The user must be able to view available properties for rent.
3. The user must be able to compare property information.
4. The user must be able to view available government schemes to aid in purchasing property.
5. The user must be able to estimate his mortgage loan payment.
6. The user must be able to study the price trends in the property market.
7. The system must be able to filter the search for properties depending on districts in Singapore.
8. The system must be able to suggest suitable aid schemes based on income and CPF of user.
9. The system must display the properties as pin drops on a map for better visualization.
10. The system must be able to store and retrieve personalized information of users in a database.

Non-functional requirements:

1. Language support for English and Chinese to cater to target audience
   1. Target audience ranges from 21-65 (retirement age) in Singapore, who will know at least one of the languages
2. Webpage application must take at most 0.1 seconds to reload or load the current or new page respectively.
3. Webpage application must be compatible for browser-server integration
4. In the event of a database update, full application functionality must be restored within 5 minutes