

Real Estate Management System - Development Documentation

1. Introduction

This is the basic structure of the System that is needed by Mathenge for his Real Estate Management System. The system will be built using Python and is divided into two primary sections:

1. Land Sales and Purchases
2. Survey Services

2. Land Sales and Purchases Section

This module handles the selling and buying of land. It includes the following features:

- Add new properties
- Manage sales (cash or instalments)
- Track client payments and balances
- Maintain sold-out records
- Attach property images and title deeds
- Generate receipts and reports

2.1 Forms and Fields

a) Add New Property Form:

- Property ID
- Title Deed Number
- Location
- Size (Acres)
- Description
- Asking Price (KES)
- Attach Title Image
- Attach Property Image
- Status (Available/Sold)

b) Sell Property Form:

- Select Property
- Buyer Name
- Buyer Contact Info
- Mode of Payment (Cash / Instalments)
- Payment Details (If cash: Total Amount Paid; If instalments: Amount Paid, Discount if any, Balance)
- Date of Transaction
- Generate Receipt (Auto)

3. Survey Services Section

This module manages land survey jobs and includes the following:

- Register new survey job
- Track ongoing and completed projects
- Record payments and deadlines
- Attach job-related documents or images

3.1 Forms and Fields

a) Add Survey Job Form:

- Job ID
- Client Name
- Contact Info
- Property Location
- Job Description
- Fee Agreed (KES)
- Status (Pending/Ongoing/Completed)
- Deadline
- Amount Paid
- Balance
- Attach Survey Files/Images

4. Database Tables

a) Properties Table:

- id (PK)
- title_deed_number
- location

- size
- description
- price
- image_path
- title_image_path
- status

b) Clients Table:

- id (PK)
- name
- contact_info

c) Transactions Table:

- id (PK)
- property_id (FK)
- client_id (FK)
- payment_mode (cash/installments)
- amount_paid
- discount
- balance
- transaction_date
- receipt_path

d) SurveyJobs Table:

- id (PK)
- client_name
- contact_info
- location
- description
- fee
- amount_paid
- balance
- deadline
- status
- attachments_path

5. Reports and Receipts

- Daily/Monthly Sales Report
- Sold Properties Report
- Pending Instalments Report

- Completed Survey Jobs Report
- Upcoming Deadlines for Surveys
- Receipt Generator for each transaction

6. Media and File Storage

- Images and title deeds should be stored in a structured folder system.
- Receipts should be generated as PDFs and linked to each transaction.
- Attachments for survey jobs should be uploaded and linked in the database.