

Real Estate Broker System

Group id:10

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Title: Real Estate Broker Management System

Scope of Database:

Our system is a real estate broker network that is attempting to better facilitate the Brokerage process between buyers and sellers of land through agents in and around the state of Gujarat via design and technology.

This novel system handles a vast amount of information about various buyers, sellers , agents,the areas they deal with, properties,visits to the property,,bookings,payments,packages across the state of Gujarat which are very critical to the functioning of any Real Estate.

The system provides a single platform for agents,buyers and sellers to sell and buy real estate properties in different cities and areas of Gujarat.

The seller would contact the agent or directly buyer and post the property and the buyer would be able to buy it with the help of the agent or directly.

The buyer can book the book a time slot that is available on a particular date by the seller to visit the property through the system.

If the buyer makes a booking for the property visit via agent then he will be given a priority time slot.

Buyer can book standard,delux and premium properties according to their convenience.

Premium properties can be booked by the buyers only if they contact through agents.

Buyer can buy the property by filtering by type of property(residential,commercial),area(sq. feet),location of the property,amenities of the property(furnished,unfurnished).

An agent handles all the properties of a particular area..

The buyer can directly do the payment to seller or via agent.

Description/Requirements:

- The users of this application are buyers,agents and sellers.
- Buyer entity has attributes like name of the buyer id,buyer,address,date of birth,email,gender,mobile number.
- Seller entity will have the name of the seller id,seller,address,dob,email,mobile number,account number.
- Property entity has attributes like address,city,area,pincode,property description,property layout(sq. feet),property type(commercial,residential),property feature (standard,deluxe,premium),property rate,property amenities(furnished,unfurnished)..
- Agent entity has an agent id,name,address,date of birth,email,area he manages,sales and commission.
- Area entity has area name,area id,pincode.
- City entity has city name,city id.
- Booking entity will have booking id,booking date,booking status (accepted,pending,declined).
- Visit entity will have visit id,visit time,visit date,visit status.
- Payment entity will have transaction id,payment type,transaction status.payment amount.
- Each property has a single buyer.
- The seller of the property can manage the information of all the payments he receives under the payment entity. One seller can have many properties and receive many payments.
- Each Payment transaction corresponds to one Booking made by a buyer.
- Each seller has many bookings made under him.
- Each area can have many properties.
- Each agent can manage many properties of a single area.
- Each property can have a single visit in a single time slot.

Queries the DBMS should answer:

- By using the filters like pincode of any area,property layout(sq. feet),property type(commercial,residential),property feature the buyers should be able to find the list of all properties according to the property filters he selected.

- Buyers can view the booking status and payment status of the property booked by booking id.
- Buyers can view the visit status and the available time slot for a particular property.
- Sellers can update the booking status, buyer visit status and payment status of a particular property requested by the buyer.
- Sellers can add, update and update the properties.
- Sellers can get the information about the agent of the particular area.
- Agent can get all the information about the properties, the seller of that property in a particular area he is managing.