

Real Estate

Our Mean Idea Is:

When a customer want buy/sell/rent a house for example he will go to each broker office to ask about him request.

But the problem is lose more time. And our new idea he will go to one broker only already member in our system. And the broker will show the customer him houses. if the customer not find him request. The broker will open our system to search for the customer request. So 100% he will find the house as him request.

In our country the broker commission is 2.5% from the seller and 2.5% from the buyer.

If I have the customer in my office and I found the house in another broker. So I will take 2.5% from my buyer and the broker will get 2.5% from the seller.

And in our website. If any customer found house he will contact us directly because we will hidden the broker contact details and we will show in each listing our contact information only.

And we will call the first broker who already have the house to sell it to our buyer. In this way we will take 2.5% commission and the second broker will take 2.5%.

In our script we will make 2 users. (Free Member - Agent).

Free Member: can see all the listing without the real broker number. Only can see our numbers. And he can upload him listing after admin approval. And Can upload him listing and Pay-Per-Listing or by free plan, this listing will be in the top of all the listing and be in special square if he Pay-Per-Listing Packages .

Broker: (Subscription) Members: pay for 1/3/6/12 Months, and I can edit it at any time the fees for each Subscription. Can see all the listing with the real broker number, and he can upload him listing without admin approval - and before the (Subscription) expire he will receive email from us and receive sms on him mobile number. And if it's not renew the account will be suspended automatically after 3 days from expire date.

Accepts Off-line Payments.

I can accept manual / off-line payments such as Wire Transfer, Money Order or Check Order from my agent and advertiser users.

And, I can manually approve the payments easily from the admin panel.

Flexible Packages for my Real Estate Members.

I can offer my members both Pay-Per-Listing Packages and Pay-Per-Month/Annually (Subscription) Packages.

SMS Api System:

- Each Agent Members can use this option to send sms to him customers with him name direct. Like (Company Name)
- When the broker signup the system will send automatic welcome sms , also send automatic sms before the (Subscription) expire.
- I want full control for sending manually sms by admin control panel.

User Groups:

The system gives an opportunity to divide users into groups.

User group is a set of users that were assigned certain properties and membership plan(s). User group determines the way users from a group work with a site. Each group has its ID, group name, registration form template, description, user menu template and one or more membership plans. The administrator can create a set of profile fields for each group. User groups differ in set of membership plans and user group profile fields.

At the time of the registration process a user chooses a user group. The administrator can create as many user groups as he/she wants.

Broker: The user can upload listing without admin approval and search in all our listing. And he can show the brokers contact in each listing, He can make sub-account and he can manage the Permissions for him sub-accounts.

Free User: The user can upload listing with admin approval. He can't show the brokers contact. Show the contact in each listing is our contact information. He can upload him listing after admin approval + user + can upload him listing and Pay-Per-Listing, this listing will be in the top of all the listing and be in Special Square.

User Group-Specific Fields

The system gives an opportunity to classify user fields.

User group-specific fields are fields specific for a particular user group. They are aimed to display the specific characteristics of a particular user group.

Membership Plans and Packages

Membership plans are model contracts for user subscription for the site services. Membership plan governs which of the site services are available to the user and what are the prices for these services. User can have only one subscription to one membership plan at a time. However, users can change membership plan when current subscription expires. Administrator can create as many membership plans as desired.

Membership plans are comprised of listing packages. The listing package is a model contract for a single listing. Listing package properties define the listing activation price, whether listing is featured, how long the listings remains active and other paid or free services available for use with the listing. Listing package is assigned to listing when listing is created.

Listing packages are alternatives that user can choose between when creating a new listing. User is offered only those packages that are included to the membership plan that user has selected for subscription.

Features and Options for Plans and Packages

The system gives an opportunity to create membership plans and packages.

Website administrator formulates membership plan terms – specifies name, price, type, amount of listings, expiration period and etc. A new membership plan has to be added to one or more User Group(s). Membership plans are tied up with user's profile and each user can select and use only one membership plan per profile.

Membership plans are used to define the ability for users to activate and re-activate listings. Two types of membership plans are available in the system: Fee Based and Subscription.

Fee Based allows to re-activate listings at any time while the membership plan is active. Fee Based membership plan expires but it does not de-activate the listings created under it. Subscription membership plan expires and de-activates all listings created under it.

For listing packages the website administrator defines the listing activation price, whether listing is featured, how long the listings remains active and other paid or free services available for use with the listing. Terms of listing packages can be applied to particular listings or to contracts.

WYSIWYG Editor

WYSIWYG is an acronym for What You See Is What You Get. WYSIWYG is a feature of real estate classifieds software that allows formatting ad texts in editor with secure and powerful formatting capabilities.

WYSIWYG is mainly used to add formatting to the listing texts by applying different fonts, embedding pictures and making the field data look pretty. Content displayed during editing appears very similar to the final output.

The Total Custom Request in the script are:

- 1) Agents Rating System, only agents can rating the other agents.
- 2) When the agent search at anything, he will show him listing first, then he will see the other agent listing.
- 3) Agents register in subscription plans (Suspend Automatically / Downgrade to free members automatically as I choose it from the admin area. And the user can see the subscription plan and transection payments from agent panel area.
- 4) In Advanced search the users can search by square feet. For example he write 120m2 in search area to find all listing in the same square feet.
- 5) Lead generation possible with built-in messaging system. The agents can send to each other message and read it in the profile panel. Also in android/IOS panel. And the admin can send messages to all members or to all agents member from the admin panel.
- 6) SMS API System to allow agents to send sms to him customers.
- 7) The Free Members will see our contact information in all listing instead of agent contact information. Like as we are only the agent uploads all the listing. And only the agents can see the real information for all the agents on our website.
- 8) Multi Real Estate Sellers / Agents Website: A big property agents group can use our realty classifieds website system to establish an online home listings portal website. Each of its branches can act as the seller, and post their own listings easily. With white label.
- 9) The agent can write the low/high price for each listing he will upload but only the agents can see the two prices on the website and Android/IOS and the free members will see the high price only. And if the agent wrote also the low price so he will see the word under the high price like (Negotiable).
- 10) In admin area I can renew the subscription and use the offline payment.
- 11) Custom Template Design with Bootstrap-CSS3-HTML5-AJAX Also can support RTL – Slideshow – etc.
- 12) Built-in mortgage calculator.
- 13) Listing alerts to notify users about new properties.
- 14) WYSIWYG Editor.

Note: the script we will use is:

<http://www.flynax.com/real-estate-classifieds-software.html>

Please Note: any Android/IOS Customize will be done by script owners only. So not quote this customize in price.