Real State Using Mobile Controling

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Abstract- *In recent time, Android based applications are getting wider popularity and applicability across range of problem domains. However, literature investigation shows that most existing Real Estate Management Solutions are either web based or cloud based, and very few designed for Android platform.The existing Android based Real Estate Management Systems lack capacity to display property on map, and lack navigational support which could guide client to physical location of property. Consequently, this paper proposed and developed an improved Android based Real Estate Application, named AREA, for advertising/finding properties for sale or lease. The proposed system, AREA, was evaluated in comparison with two existing Android based Real Estate Management Systems, namely: Airbnb and Realista.*

Purposive sampling was used to select respondents who evaluated the three Apps in terms of Functionality, Usability, Content and Reliability. Evaluation results show that AREA achieved higher mean Functionality, Usability, and Reliability over Airbnb and Realista. However, Airbnb achieved higher mean Content over Realiata and AREA. Thus, the system is worthy of use as an improved Android based Real Estate Management Solution that provides better and easier way of advertising/finding properties.

I. INTRODUCTION

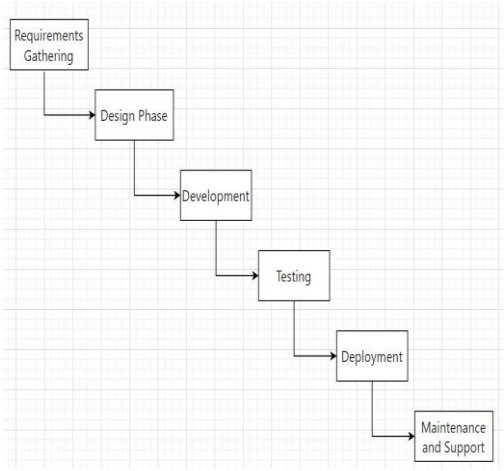
Android is a mobile operating system based on a modified version of Linux. Android operating system is undoubtedly the world's fastest growing mobile operating system.According to the Gartner report, smartphone sales have exceeded 430 million units since the end of 2016; 81.7% of these include Android, 17.9% IOS, 0.3% Windows 10 Mobile and 0.1% other system work. . Android alone is more popular than the popular Microsoft Windows desktop operating system. Generally speaking, smartphone usage exceeds desktop usage. The Android operating system combines features of a PC operating system with other useful features for mobile (or handheld) devices; For example: touch screen, cellular, Bluetooth, Wi-Fi block access, Wi-Fi, GPS (GPS), mobile navigation, video/camera, voice recognition, recorder, music player, proximity communication, infrared transmitter and fingerprint etc. things. These include HAYBOL, Realista , Airbnb and others. However, existing solutions have some limitations. For example, most Android property management applications do not display properties on a map, and most do not have navigation support to direct potential customers to the location of the property's body. This article proposed and developed a real estate app on Android called AREA, which is more efficient than existing Android solutions by displaying all properties on the map and provides support to guide people to find the exact location. The navigation of the map and navigation in the AREA leads to the following improvements. AREA shows all the features available on the map embedded in the application. Guides the customer towards the physical location of the property. It has the ability to display multiple icons on the map for all available items. Additionally, users can find schools, hospitals, churches, mosques, highways, etc. around the target.

II. LITRATURE REVIEW

Real estate management has undergone significant transformation with the integration of mobile controlling technologies. Mobile apps offer convenient solutions for property owners, managers, and tenants, revolutionizing various aspects of real estate operations. Studies indicate that mobile apps in real estate facilitate efficient property management by enabling tasks such as rent collection, maintenance requests, and communication with tenants to be done remotely. These apps also leverage smart home technology, allowing users to control appliances, security systems, and energy usage through their mobile devices. Augmented Reality (AR) and Virtual Reality (VR) have been integrated into real estate apps, offering virtual property tours, interior design visualization, and property staging services. Data analytics and machine learning are used to predict maintenance issues and optimize energy consumption, enhancing overall property management efficiency. Moreover, mobile apps improve tenant engagement by enabling better communication between landlords and tenants. They offer features such as notifications, announcements, and feedback mechanisms, enhancing the overall tenant experience. Despite these benefits, challenges such as security and privacy concerns, technical complexity, and user acceptance remain. Future research directions include integrating mobile controlling with IoT devices, utilizing blockchain for property transactions, and enhancing personalized user experiences.

Overall, the literature highlights the transformative impact of mobile controlling in real estate, offering new opportunities for efficiency, convenience, and tenant satisfaction.

III. METHODOLOGY



Requirements Gathering :

- Define project objectives, target audience, and key features.
- Csonduct market research to identify user needs and competitor analysis.

Design Phase :

- **UI/UX Design**: Create wireframes and mockups for intuitive user interfaces.
- **Database Design**: Design database schema for storing property listings, user information, and other relevant data.
- **System Architecture**: Define the overall system architecture,including client-server communication and data flow.

Development :

- **Frontend Development**: Develop the Android application using Java or Kotlin programming language.
- **Backend Development:** Implement server-side logic and APIs using technologies like Node.js, Python, or PHP.
- **Database Implementation:** Set up and configure the database using MySQL, PostgreSQL, or MongoDB.
- **Integration**: Integrate third-party APIs for features like maps, social media sharing, and payment gateways.

Testing:

- **Unit Testing**: Conduct unit tests for individual components to ensure their functionality.
- **Integration Testing**: Test the integration of frontend and backend components.
- **User Acceptance Testing (UAT)**: Invite real users to test the application and gather feedback for improvements.
- **Performance Testing**: Measure the application's performance under various conditions to identify bottlenecks and optimize performance.

Deployment :

- **App Deployment**: Publish the Android application to the Google Play Store.
- **Server Deployment**: Deploy backend servers to a reliable hosting provider.
- **Continuous Monitoring**: Set up monitoring tools to monitor application performance and server uptime.

Maintenance and Support :

- **Bug Fixes**: Address any reported bugs or issues promptly.
- **Feature Updates**: Release periodic updates to introduce new features and improvements based on user feedback.
- **Customer Support**: Provide ongoing customer support to assist users with any inquiries or issues.

Here's a hypothetical example of a table with data related to real estate and home rent in Delhi, India:

Property ID	Location	Property Type	Rental Price (INR)	Square Footage	Number of Bedrooms	Number of Bathrooms	Amenities
1	South Delhi	Apartment	25,000	800	2	2	Gated Community' Parking
2	East Delhi	House	30,000	1200	3	2	Garden Garage, Security
3	Central Delhi	Condo	20,000	700	1	1	Gym,Pool Parking
4	North Delhi	Apartment	18,000	900	2	1	Parking, Balcony
5	West Delhi	House	35,000	1500	3	2	Terrace, Parking, Security

IV. CONCLUSION

The development of an Android-based real estate application (AREA) was proposed, developed and analyzed in comparison with Airbnb and Realista. Evaluation results show that the proposed system achieves its purpose. In particular, it provides a better and easier way to advertise and find properties for sale or rent. However, every application has room for improvement and changes can be made to further improve its functionality. In the future, the functionality provided by AREA may be enhanced by adding additional features. For example, you can add notifications to alert users when new items are available, add advanced search options to allow federal or local governments to search for items, or add items closest to users as existing users. many kilometers.

In conclusion, the integration of mobile controlling technologies in real estate has revolutionized property management practices. Mobile apps offer convenient solutions for property owners, managers, and tenants, enabling tasks such as rent collection, maintenance requests, and communication to be done remotely.