ABSTRACT

The real estate sector is one of the most globally recognized sectors. Real estate sector comprises four sub sectors - housing, retail, hospitality, and commercial. The growth of this sector is well complemented by the growth of the corporate environment and the demand for office space as well as urban and semi-urban accommodations. The construction industry ranks third among the 14 major sectors in terms of direct, indirect and induced effects in all sectors of the economy.

It is also expected that this sector will incur more non-resident Indian (NRI) investments in both the short term and the long term. Bengaluru is expected to be the most favoured property investment destination for NRIs, followed by Ahmedabad, Pune, Chennai, Goa, Delhi and Dehradun.

The Indian real estate sector has witnessed high growth in recent times with the rise in demand for office as well as residential spaces. Private Equity and Venture Capital investments in the sector have reached US$ 1.47 billion between Jan-Mar 2019. Institutional investments in India’s real estate are expected to reach US$ 5.5 billion for 2018, the highest in a decade. Between 2009-18, Indian real estate sector attracted institutional investments worth US$ 30 billion and received US$ 2.3 billion in first half of 2019. Real estate attracted around US$ 14 billion of foreign private equity (PE) between 2015 and Q3 2019.

According to data released by Department of Industrial Policy and Promotion (DIPP), construction is the fourth largest sector in terms of FDI inflows. FDI in the sector stood at US$ 25.12 billion from April 2000 to June 2019.

PROJECT OVERVIEW

With the development of private property ownership, real estate has become a major area of business, commonly referred to as commercial real estate. Purchasing real estate requires a significant investment, and each parcel of land has unique characteristics, so the real estate industry has evolved into several distinct fields. Specialists are often called on to valuate real estate and facilitate transactions. Some kinds of real estate businesses include:

- Appraisal: Professional valuation services
- Brokerages: A mediator who charges a fee to facilitate a real estate transaction between the two parties.
- Development: Improving land for use by adding or replacing buildings
- Property management: Managing a property for its owner(s)
- Real estate marketing: Managing the sales side of the property business
- Real estate investing: Managing the investment of real estate
- Relocation services: Relocating people or business to a different country
- Corporate Real Estate: Managing the real estate held by a corporation to support its core business—unlike managing the real estate held by an investor to generate income

Within each field, a business may specialize in a particular type of real estate, such as residential, commercial, or industrial property. Real estate marketing is the field taken by our promoters Maruthy Groups,Thirunagar,Madurai and we have developed a software for easy access of information of hundreds of customers who enrolled themselves as a buyer of land with monthly payment system.

The system has nine main modules.

- SITE MASTER
- ORGANIZER MASTER
- AGENT MASTER
- ORGANIZER ALLOCATION
- AGENT ALLOCATION
- CUSTOMER MASTER
- CUSTOMER ALLOCATION
- CUSTOMER BILL
- PAYMENT VIEW

  and

- EXIT

Site Master Module stores the information of site name, site code, monthly amount, no of plots.

The Organizer Master module is meant for storing organizer information.

The Agent Master module is used to store agent’s information.

The Organizer Allocation module is for allocating the organizer to the different sites.

The Agent Allocation module stores the data of allocating the different agents to the different organizer.

Customer Master is used to store the information of customers who enrolled them as monthly paying customers.

Customer Allocation module is to allocate the customer to the site based on the particular agent and organizer.

Customer bill is to receive the amount of various customers of different sites and print the bill.

The Payment View module shows the commission of organizer, agent and monthly payment of customers.