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ARAU RENTAL HOUSE WEB BASED SYSTEM

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Abstract - The Rental House Web-based System is an innovative platform designed to streamline and enhance the process of renting residential properties. An overview of the features, advantages, and developments of web-based systems in the context of managing rental properties is provided in this abstract. The Rental House online-based System makes use of online technology to give landlords, property managers, students and tenants access to a comprehensive and user-friendly interface. The system has a number of features that are all accessed via a web browser, including property listings, tenant applications, lease administration, rental payments, and maintenance requests. Traditional paper-based processes are no longer necessary, which lowers administrative costs and increases productivity. In terms of managing rental properties, web-based technologies have advanced significantly in recent years. They enable stakeholders to be informed and engaged at all times by providing real-time access to property information, financial activities, and communication channels. Additionally, the system's built-in data analytics capabilities can give landlords and property managers useful insights, enabling data-driven decision-making and enhancing rental property performance.

Keywords: Rental House, Web-based system

1. Introduction

The Rental House Web-based System is a cutting-edge platform that leverages web technologies to transform the process of managing rental properties. Web-based systems have become a potent instrument for managing rental assets as a result of the increase of technology and the rising demand for practical and effective solutions. The latest in technology offers a user-friendly interface available through a web browser to landlords, property managers, and tenants, doing away with the need for challenging expensive physical help and improving many facets of the renting process. The Rental House Web-based System strives to optimise productivity, improve communication, and increase overall tenant satisfaction in the rental property market by utilising the possibilities of web-based systems.

2. Methodology

The development of the Arau Rental House Web-based System follows the Rapid Application Development (RAD) model, an iterative and collaborative approach to software development. To understand the needs of landlords, property managers, and tenants, the requirements are first gathered through classes, questionnaires, and interviews. The next step is the creation of a prototype, which is then given to users for feedback and quick adjustments. The development team enters the building phase after receiving approval for the prototype and gets the system in place using the proper frameworks and technologies. Functional testing, test of integration, and user acceptance testing are all carried out thoroughly. Through frequent meetings and feedback sessions, stakeholders are kept in the loop on collaboration and communication.

3. Result and Discussion

The Arau Rental House Web-based System's implementation has produced a number of significant benefits for managing rental properties. With features like automated tenant application processes, secure messaging, online rent payments, and addressing maintenance requests, this modern technology reduces property management operations. Landlords gain from more effective property marketing, simplified tenant screening, and prompt rent collection. On the other side, through online rent payments, direct contact with landlords, and quick resolution of maintenance concerns, tenants enjoy increased convenience. Overall, it has been shown that the Rental House Web-based System

is a useful tool for increasing operational effectiveness, tenant happiness, and overall performance in rental property management.

4. Novelty of Research/Product

A novel research direction in the field of Rental House Web-based Systems could be investigating the impact of rental rights policies on young people's intentions to rent or purchase properties, as explored by Li and Wen (2018). In the context of web-based systems, this study offers insights into the variables affecting rental market dynamics. Hu et al. (2018) also describe an integrated method for monitoring house rental prices using social media that includes machine-learning algorithms and hedonic modelling. This method being used in a web-based system could influence equitable housing laws. Additionally, the study by Boeing (2020) investigates how the online rental housing market is represented and how this may contribute to the maintenance of urban inequality. Even though it is not only concerned with web-based systems, this research offers more information on the digital dynamics of rental housing markets that can be taken into account while creating and examining the Rental House Web-based System. Researchers can examine the implications of policies governing rental rights by incorporating the findings from these studies, create pricing strategies that are informed by monitoring rental prices, and address issues of urban inequality within the Rental House Web-based System.

5. Conclusion

In conclusion, the Arau Rental House Web-based System emerges as a significant advancement in the field of rental house management. This modern platform optimises various aspects of managing rental properties, which is advantageous for landlords, property managers, and tenants. It does this by utilising web technologies and the Rapid Application Development (RAD) approach. Features of the system include automatic tenant applications, online rent payments, secure messaging, and processing of maintenance requests all improve operational effectiveness, communication, and overall tenant satisfaction. The RAD model promotes successful cooperation and communication throughout the development process by ensuring continuous improvement, frequent public input, and the incorporation of changing requirements. The Arau Rental House Web-based System represents a valuable tool in the rental property industry, transforming traditional property management practices and enhancing efficiency, convenience, and stakeholder satisfaction. Future developments in this subject could further modernise rental property management, solve housing inequalities, and advance just housing laws.

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