

# The Domus API

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## Introduction

The Domus API supports developers who wish to build their own front-end applications using the Domus back-office software. By using HTTP and XML any platform capable of handling such requests can connect to Domus: PHP, .NET, AJAX, Java, Ruby, Perl and so on. The Domus API accepts a normal HTTP GET request and replies with an XML document.

The API has five functions:

- Featured properties
- Search
- Property details (including floorplans, EPC graph and photos)
- Applicant registration
- All properties for a branch

The first three functions expose information that has been defined using the Domus application, and the fourth allows applicant registrations. The final function allows you to retrieve detailed information about all properties for each agent branch in case you wish to store the properties on your local system rather than doing calls to Domus every time to retrieve the information.

Each of the functions is detailed below, with the examples used being from the <http://www.kingsestateagents.com> website, a Domus example site.

## Featured Properties

The featured properties request returns a list of featured properties. This list is defined in the backend of the application and takes no arguments. For example:

<http://www.kingsestateagents.com/site/go/api/featured>

The response contains a list of properties:

```
<properties>
  <property>
    <id>1</id>
    <photoID>1</photoID>
    <rentFrequency></rentFrequency>
    <type>Detached</type>
    <bedrooms>1 bedroom</bedrooms>
    <photoWidthSmall>100</photoWidthSmall>
    <photoHeightSmall>100</photoHeightSmall>
    <price>195950</price>
    <tenure>Leasehold</tenure>
    <status>Available</status>
    <address>
      <advertising>Palmeira Avenue, Hove, East Sussex, BN3
3NT</advertising>
      <name></name>
      <number>2</number>
      <street>Palmeira Avenue</street>
      <locality></locality>
      <town>Hove</town>
      <county>East Sussex</county>
      <postcode>BN3 3NT</postcode>
      <country>GB</country>
      <latitude>50.826965</latitude>
      <longitude>-0.163236</longitude>
    </address>
    <description>Edwardian property. Recently refurbished
kitchen</description>
  </property>
</properties>
```

The number of property summaries returned depends upon how many featured properties exist. Please see the Property Search method for a more detailed description of each field.

## Property Search

The property search allows a range of different options to be used to search for the properties. A basic search using the defaults would be:

<http://www.kingsestateagents.com/site/go/api/search>

Property searches return summary data for each property, suitable for display in a list. The fields used are described later in the document. The results also include some pagination data, again described below. Various parameters can be added to the request as standard GET parameters. An example of this would be:

<http://www.kingsestateagents.com/site/go/api/search?sales=false>

Parameter	Description
sales	Specifies whether to include sales or letting properties in the results (true for sales only, false for lettings). Defaults to true.
min	The minimum price of any properties to be returned. Defaults to 0.
max	The maximum price of any properties to be returned. Defaults to 10,000,000.
beds	The minimum amount of bedrooms of any property to be returned. Defaults to 0.
location	The location of the property. Can be any part of the address or postcode.
type	A list of one or more property type IDs of any properties to be returned. The property types are setup within the Administration section of Domus
area	A list of one or more area IDs of any properties to be returned. The area types are setup within the Administration section of Domus.
country	The ISO Country Code of any properties to be returned.
new	Specifies to include only New Build properties in the results.
page	Which page of results to display.
items	The number of results to be returned. Defaults to 10.
up	The sort order of the results. Defaults to true (which is ascending order)
includeUnavailable	Include Under Offer, Sold Subject to Contract, Sold, Let Agreed, Let properties in the search results. Defaults to false.
soldOrLet	Only return Sold or Let properties. Defaults to false.
sort	Search results by default are sorted by by Price

	(up=true for ascending price, up=false for descending price). You can also order by the date the property was put on the market using sort=onmarket.
--	--

An example response from the search API is:

```
<properties>
  <firstItem>1</firstItem>
  <lastItem>1</lastItem>
  <totalItems>2</totalItems>
  <page>1</page>
  <previousPage>0</previousPage>
  <showNext>true</showNext>
  <nextPage>2</nextPage>
  <searchString></searchString>
  <property>
    <id>1</id>
    <type>Detached</type>
    <bedrooms>1 bedroom</bedrooms>
    <price>195950</price>
    <tenure>Leasehold</tenure>
    <photoID>1</photoID>
    <rentFrequency></rentFrequency>
    <status>Available</status>
    <address>
      <advertising>Palmeira Avenue, Hove, East Sussex, BN3
3NT</advertising>
      <name></name>
      <number>2</number>
      <street>Palmeira Avenue</street>
      <locality></locality>
      <town>Hove</town>
      <county>East Sussex</county>
      <postcode>BN3 3NT</postcode>
      <country>GB</country>
      <latitude>50.826965</latitude>
      <longitude>-0.163236</longitude>
    </address>
    <description>Edwardian property. Recently refurbished
kitchen.</description>
  </property>
</properties>
```

## Pagination

When performing a property search there are a number of fields provided to make result pagination easier.

Field	Description
firstItem	The number of the first item in the results within the search. This is used when printing a summary, such as <i>1-10 of 20 results</i> .
lastItem	The number of the last item in the current set of results
totalItems	The total number of results produced

	by the search.
page	Which page of results is being returned.
previousPage	The number of the previous page.
showNext	Is there another page of results available.
nextPage	The number of the next page.
searchString	The string that was used to generate this set of results. This is used when asking for further sets of results.

## Property Details

The property search uses a single parameter, the ID of the property in question. For example:

<http://www.kingsestateagents.com/site/go/api/property?propertyID=123>

This returns full details for the property including full description, rooms, photos, floor plans, EPC graph, and branch contact details. The property ID given must be valid for the domain. If the propertyID is not valid for the given domain an error message will be displayed.

```
<property>
  <sale>>true</sale>
  <reference>1</reference>
  <type>Detached</type>
  <area>Central Brighton</area>
  <bedrooms>1</bedrooms>
  <price>195950</price>
  <pricelabel></pricelabel>
  <tenure>Leasehold</tenure>
  <status>Available</status>
  <branchPhone>01273 123456</branchPhone>
  <branchEmail>headoffice@kingsestateagents.com</branchEmail>
  <propertyTourURL></propertyTourURL>
  <mainPhoto>1</mainPhoto>
  <mainPhotoID>1</mainPhotoID>
  <mainPhotoHeight>480</mainPhotoHeight>
  <mainPhotoWidth>640</mainPhotoWidth>
  <totalPhotos>6</totalPhotos>
  <address>
    <full>Palmeira Avenue, Hove, East Sussex, BN3 3NT</full>
    <name></name>
    <number>2</number>
    <street>Palmeira Avenue</street>
    <locality></locality>
    <town>Hove</town>
    <county>East Sussex</county>
    <postcode>BN3 3NT</postcode>
    <country>GB</country>
    <longitude>-0.163236</longitude>
    <latitude>50.826965</latitude>
  </address>
  <description>Edwardian property. Recently refurbished
kitchen</description>
  <location>Popular central location.</location>
  <additional>Fittings: Curtains, carpets and
appliances</additional>
  <features>
    <feature>Lovely views</feature>
    <feature>Large rear garden</feature>
    <feature>Modern furnishing</feature>
    <feature>Walking distance to shops</feature>
    <feature>Conservatory</feature>
    <feature>Large double garage</feature>
    <feature>Loft conversion</feature>
    <feature>Swimming pool</feature>
  </features>
```

```

<floors>
  <floor>
    <name>Ground Floor</name>
    <rooms>
      <room>
        <name>Entrance Hall</name>
        <size>8'10" x 6'2" (2.7m x 1.9m)</size>
        <length>2.7</length>
        <width>1.9</width>
        <description>Stairs to 1st floor with cupboard
underneath</description>
      </room>
    </rooms>
  </floor>
</floors>
<photos>
  <photo>
    <url>http://www.kingsestateagents.com/photos/1.jpg</url>
    <heightSmall>75</heightSmall>
    <widthSmall>100</widthSmall>
    <height>480</height>
    <width>640</width>
    <position>1</position>
    <caption>External Front</caption>
    <modified>28-Jan-2009 17:37</modified>
  </photo>
</photos>
<floorplans>
  <floorplan>
    <url>http://www.kingsestateagents.com/floorplans/1.png</url>
    <height>339</height>
    <width>693</width>
    <heightSmall>48</heightSmall>
    <widthSmall>99</widthSmall>
    <position>1</position>
    <caption>Floorplan</caption>
    <modified>28-Jan-2009 17:45</modified>
    <floorplanHeightSmall>50</floorplanHeightSmall>
    <floorplanWidthSmall>50</floorplanWidthSmall>
  </floorplan>
</floorplans>
<epcgraph/>
<adminFees></adminFees>
</property>

```

## Property Descriptions

Note that different properties are available for the summary and detail results.

Field	Description
id	The property ID. This uniquely defines the property within the Domus system.
photoID	The ID of the main photo for the property. This is the one used to display for featured properties or search results
rentFrequency	Is the rental weekly or monthly? This element is empty for sale properties.



type	The type of the property as defined in the admin system
bedrooms	A string describing the number of bedrooms, ie "1 bedroom"
photoWidthSmall	A suggested width for the small version of the photograph
photoHeightSmall	A suggested height for the small version of the photograph
price	An unformatted price for the property
tenure	What type of tenure is available? This can differ based on whether the property is for sale or rent.
status	The status of the property. This is set in the back end of the system. Available statuses are: <ul style="list-style-type: none"> <li>• New Valuation</li> <li>• Valuation Completed</li> <li>• Available</li> <li>• Withdrawn</li> <li>• Under Offer</li> <li>• Let/Sold Subject to Contract</li> <li>• Let/Sold</li> </ul>
address	An XML definition of the property address. See below for a description of this element.
description	A free text description of the property
Location	A free text description of the property's location
Additional	A free text field of additional information for the property
features	A list of feature elements, each describing an aspect of the property that should be listed separately for the property
floors	A list of floor elements. These can be used to build up a floor-by-floor description of a property.
photos	A list of photo elements illustrating the property. See below for more information.
floorplans	A list of floor plan elements. These are described below
epcgraph	Link to an EPC graph for the property. The element is empty if no graph is available.
adminFees	Description of any specific administration fees for a rental property.

### Address

Field	Description
advertising	A version of the property to be used in advertising the property. Does not contain the house number
name	The house name. This is left empty if this is a numbered property
number	The number of the house. This is left empty if this property has not been given a number.

street	The street line of the property address
locality	Property locality
town	Property town
county	Property county
postcode	Property postcode
country	Two digit ISO code for the country
Latitude	The latitude of the property. This can be used for interfacing with external mapping software.
longitude	The longitude of the property. This can be used for interfacing with external mapping software.

## Floor and Room

The floor element contains information about the rooms within each floor. This can be built up into a complete description of the property.

```

<floor>
  <name>Ground Floor</name>
  <rooms>
    <room>
      <name>Entrance Hall</name>
      <size>8'10" x 6'2" (2.7m x 1.9m)</size>
      <length>2.7</length>
      <width>1.9</width>
      <description>Stairs to 1st floor with cupboard
underneath</description>
    </room>
  </rooms>
</floor>

```

Field	Description
name	The room name
length	The room length
width	The room width
description	Text description of the room

## Photo

The photo element is used to describe the photographs for a property. The URL is an absolute URL to the photo location.

```

<photos>
  <photo>
    <url>http://www.kingsestateagents.com/photos/1.jpg</url>
    <heightSmall>75</heightSmall>
    <widthSmall>100</widthSmall>
    <height>480</height>
    <width>640</width>
    <position>1</position>
    <caption>External Front</caption>
    <modified>28-Jan-2009 17:37</modified>
  </photo>
</photos>

```

Field	Description
url	URL to the photo on our servers

height	The height in pixels
width	The width in pixels
position	Numerical ordering of the photos
caption	Caption to be displayed (may be blank)
modified	Date when the photo was last changed.

## Floorplan

Floorplans are images displaying a plan of the house on a floor-by-floor basis. The URL is an absolute URL to the photo location.

```

<floorplans>
  <floorplan>
    <url>http://www.kingsestateagents.com/floorplans/1.png</url>
    <height>339</height>
    <width>693</width>
    <heightSmall>48</heightSmall>
    <widthSmall>99</widthSmall>
    <position>1</position>
    <caption>Floorplan</caption>
    <modified>28-Jan-2009 17:45</modified>
    <floorplanHeightSmall>50</floorplanHeightSmall>
    <floorplanWidthSmall>50</floorplanWidthSmall>
  </floorplan>
</floorplans>

```

Field	Description
url	URL to the floorplan on our servers
height	The height in pixels
width	The width in pixels
position	Numerical ordering of the floorplans
caption	Caption to be displayed (may be blank)
modified	Date when the floorplan was last changed.

## Applicant Registration

This method will save an applicant in the database and provide appropriate validation messages if certain fields are missing.

Here's an example URL:

<http://www.kingsestateagents.com/site/go/api/saveRegistration>

Parameter	Description
apiKey	This is required and the value will be provided to you if you wish to use the registration feature. If an incorrect (or no) apiKey is provided, then no matter what else is sent via the request the success tag will say 'false' and the resulttext tag will say 'The API Key provided is not valid'
furnishingID	ID relating to furnishing type selected. A list of furnishing values will be provided if this feature is to be used. Defaults to 1.
positionID	ID relating to position selected. A list of position values will be provided if this feature is to be used
sourceID	ID relating to source selected. A list of source values will be provided if this feature is to be used
titleID	ID relating to title selected. A list of title values will be provided if this feature is to be used. Defaults to 1 (Mr).
forename	
surname	One of surname or company must be provided
company	One of surname or company must be provided
dayPhone	One of dayPhone, eveningPhone, mobilePhone or email must be provided.
eveningPhone	One of dayPhone, eveningPhone, mobilePhone or email must be provided.
mobilePhone	One of dayPhone, eveningPhone, mobilePhone or email must be provided.
email	One of dayPhone, eveningPhone, mobilePhone or email must be provided. If provided, must be a valid email address.
buyingActive	true or false
buyingBedrooms	Defaults to 0
buyingMinPrice	If provided must be a number between 0 and 10000000 and not greater than the buyingMaxPrice
buyingMaxPrice	If provided must be a number between 0 and 10000000
buyingNotes	Up to 2000 characters
buyingAreaID	ID relating to area selected. A list of areavalues

	will be provided if this feature is to be used
buyingPropertyTypeID	ID relating to property type selected. A list of property type values will be provided if this feature is to be used
rentingActive	true or false
rentingBedrooms	Defaults to 0
rentingMinPrice	If provided must be a number between 0 and 10000000 and not greater than the rentingMaxPrice
rentingMaxPrice	If provided must be a number between 0 and 10000000
rentingNotes	Up to 2000 characters
rentingAreaID	ID relating to area selected. A list of area values will be provided if this feature is to be used
rentingPropertyTypeID	ID relating to property type selected. A list of property type values will be provided if this feature is to be used
buildingName	
buildingNumber	
street	
locality	
town	
county	
postCode	If provided, must be a valid postcode format
countryCode	Company Codes will be provided if this feature is to be used. Defaults to GB

Any submission to the registration URL gets XML in return in the following format:

```

<saveRegistration>
<errors>
    html containing any errors
</errors>
<success>>false</success>
<resulttext>Failure</resulttext>
<customer>
    <furnishingID>1</furnishingID>
    <positionID></positionID>
    <sourceID></sourceID>
    <titleID>1</titleID>
    <forename></forename>
    <surname></surname>
    <company></company>
    <dayPhone></dayPhone>
    <eveningPhone></eveningPhone>
    <mobilePhone></mobilePhone>
    <email></email>
    <donotemail>>false</donotemail>
    <buyingActive>>false</buyingActive>
    <buyingBedrooms>0</buyingBedrooms>
    <buyingMinPrice></buyingMinPrice>
    <buyingMaxPrice></buyingMaxPrice>
    <buyingNotes></buyingNotes>

```

```

        <rentingActive>>false</rentingActive>
        <rentingBedrooms>0</rentingBedrooms>
        <rentingMinPrice></rentingMinPrice>
        <rentingMaxPrice></rentingMaxPrice>
        <rentingNotes></rentingNotes>
        <buyingareas>
<buyingAreaID></buyingAreaID>
        </buyingareas>
        <buyingpropertytypes>
<buyingPropertyTypeID></buyingPropertyTypeID>
        </buyingpropertytypes>
        <rentingareas>
            <rentingAreaID></rentingAreaID>
        </rentingareas>
        <rentingpropertytypes>
<rentingPropertyTypeID></rentingPropertyTypeID>
        </rentingpropertytypes>
    </customer>
    <address>
        <name></name>
        <number></number>
        <street></street>
        <locality></locality>
        <town></town>
        <county></county>
        <postcode></postcode>
        <country>GB</country>
    </address>
</saveRegistration>

```

The error html is in the format shown below and can be placed directly on an HTML page:

```

<p class="error">We found the following problem(s):</p><ol
class="error"><li>The surname or company is missing.</li><li>The
phone number or e-mail address is missing.</li></ol><p
class="error">Please rectify the problem(s) and try again.</p>

```

## GDPR Contact Consents

GDPR is a European legislation that comes into force on 25<sup>th</sup> May 2018, and requires customers to explicitly consent to be contacted by Email, Phone, Direct Mail and SMS. The following optional fields can also be sent through from the registration form to update the customers contact consents:

Field	Description
consentincluded	Required, and must be set to true
authEmail	true or false. If missing, will default to false
authSMS	true or false. If missing, will default to false
authPhone	true or false. If missing, will default to false
authMail	true or false. If missing, will default to false

## All Properties for a Branch

As well as an API to power a property website, Domus also provides an XML feed of all properties for a particular branch for those developers that want to store properties in a local database.

The information can be retrieved by calling the URL, for example:

<http://www.kingsestateagents.com/site/go/api/properties?branchID=1>

The response contains a list of properties as follows:

```
<properties>
  <property>
    <sale> </sale>
    <reference> </reference>
    <type> </type>
    <area> </area>
    <bedrooms> </bedrooms>
    <price></price>
    <pricelabel></pricelabel>
    <pricequalifier></pricequalifier>
    <tenure> </tenure>
    <status> </status>
    <onmarket></onmarket>
    <address>
      <full> </full>
      <name></name>
      <number></number>
      <street> </street>
      <locality></locality>
      <town> </town>
      <county> </county>
      <postcode> </postcode>
      <country> </country>
      <longitude></longitude>
      <latitude> </latitude>
    </address>
    <description> </description>
    <location> </location>
    <additional> </additional>
    <feature1> </feature1>
    <feature2> </feature2>
    <feature3> </feature3>
    <feature4> </feature4>
    <feature5> </feature5>
    <feature6> </feature6>
    <feature7> </feature7>
    <feature8> </feature8>
    <floors>
      <floor>
        <name> </name>
        <rooms>
          <room>
            <name> </name>
            <length></length>
            <width></width>
```

```

        <description></description>
    </room>
</rooms>
</floor>
</floors>
<photos>
    <photo>
        <url> </url>
        <height></height>
        <width></width>
        <position></position>
        <caption> </caption>
        <modified></modified>
    </photo>

</photos>
<floorplans>
    <floorplan>
        <url>/url>
        <height></height>
        <width></width>
        <position></position>
        <caption> </caption>
        <modified></modified>
    </floorplan>
</floorplans>
<epc> </epc>
<furnishing></furnishing>
<virtualTourURL></virtualTourURL>
<epcURL></epcURL>
<adminFees></adminFees>
</property>
</properties>

```

The number of properties returned depends on the number of properties set within the software to be on the market and also set to be displayed on the website.

Please see the Property Details method for a detailed description of each field.

### **Future Changes**

It may become necessary to update the API. All changes will be made such that existing applications will continue to work. External developers will be notified of all potential issues whenever possible.