

Property Submission Listing Guide



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Preface

This document defines the XML syntax required by MySecondhome's property listing submissions.

Intended Audience

This guide assumes that its readers:

- Are experienced web or application developers
- Are familiar with XML
- Have knowledge of the real estate business

Organization of This Document

This document contains the following:

- Chapter 1, "Introduction", explains what MySecondhome does, how MySecondhome does it and why you should use the XML Feed for syndicating your property listings to MySecondhome.
- Chapter 2, "XML Feed Specification", explains the different XML elements that are included within MySecondhome's data feed.
- Chapter 3, "Feed Development Checklist", provides an overview of the key aspects to consider before submitting your feed to MySecondhome.

Customer Support

For problems or questions in regards to submitting your data feed, contact our Customer Support at helpdesk@mysecondhome.eu.

Revision History

Date	Description
September 24 th 2008	Initial release
October 22 nd 2008	New XML model

Introduction

About MySecondhome

MySecondhome is Europe's first international and independent website for second housing. This is where buyers and sellers meet without middlemen. MySecondhome is the ideal starting point for your search for a second home in your own country or overseas.

Examples of real estate organizations working with MySecondhome include RE/MAX Equity Group, Habitania, Largo, MultiVector, Imoguia, Idealista and many more.

How MySecondhome's Data Cycle Works

MySecondhome currently runs its data cycle once per day, completing in roughly 12 hours. On a high level, the data cycle progresses through the following steps:

1. Gathering of property listings
2. Validating the property listings
3. Downloading photos for new listings
4. Filtering invalid listings
5. Merging duplicate listings
6. Publishing listings on the website
7. Report any errors that may have occurred to our development unit

Data Delivery Methods

MySecondhome has the ability to process feeds that are stored on either an HTTP or FTP server. After you have configured your system to generate a feed on a daily basis, you will want to submit the information to MySecondhome for inclusion.

XML Feed Specification

Feed Format

Mandatory Fields

Here's an example of the XML feed, including only the mandatory fields.

```
<?xml version="1.0" encoding="utf-8"?>
<listing xmlns="http://www.mysecondhome.eu/2008/PropertyListing-1.0">
  <property>
    <id>minimalistic</id>
    <reference-id>AAA120</reference-id>
    <address>
      <street>De Rede 82</street>
      <city>Dronten</city>
      <region>Flevoland</region>
      <country>NL</country>
    </address>
    <pricing>
      <price currency="EUR">1000000.95</price>
    </pricing>
    <details>
      <building-state>new</building-state>
      <building-type>castle</building-type>
      <construction-year>1965</construction-year>
      <building-area>1250</building-area>
      <plot-size>2000</plot-size>
      <location>
        <type>rural</type>
        <type>in mountains</type>
      </location>
    </details>
    <images>
      <image category="exterior">http://www.image.com/1.jpg</image>
    </images>
  </property>
</listing>
```

Mandatory and Optional Fields

Here's an example of the XML feed, including both mandatory and all optional fields. Optional fields can enrich the presentation of a property on MySecondhome considerably and is strongly recommended if available.

```
<?xml version="1.0" encoding="utf-8"?>
<listing xmlns="http://www.mysecondhome.eu/2008/PropertyListing-1.0">
  <property>
    <id>someid123</id>
    <reference-id>AAA120</reference-id>
    <address show="all">
      <street>De Rede 82</street>
      <postalcode>8251 EX</postalcode>
      <city>Dronten</city>
      <region>Flevoland</region>
      <country>NL</country>
      <latitude>53.0267</latitude>
```

```

    <longitude>23.2325</longitude>
</address>
<pricing>
  <availability>under offer</availability>
  <price currency="EUR">1000000.95</price>
  <service-fee currency="GBP">100.00</service-fee>
  <plot-ownership>true</plot-ownership>
</pricing>
<details>
  <building-state>new</building-state>
  <building-type>castle</building-type>
  <construction-year>1965</construction-year>
  <building-area>1250</building-area>
  <plot-size>2000</plot-size>
  <floors>4</floors>
  <furnished>completely</furnished>
  <location>
    <type>rural</type>
    <type>in mountains</type>
  </location>
  <view>
    <type>city</type>
    <type>woods</type>
  </view>
  <interior state="excellent" disabled-access="1">
    <living-room area="23">
      <option>stone</option>
      <option>underfloor heating</option>
    </living-room>
    <kitchen state="bad">
      <floor>
        <option>wood</option>
      </floor>
      <appliances>
        <stove>electric</stove>
        <refrigerator />
        <freezer />
        <microwave />
        <oven />
        <dishwasher />
      </appliances>
    </kitchen>
    <pantry />
    <rooms>30</rooms>
    <bedrooms>4</bedrooms>
    <bathroom amount="8">
      <shower />
      <bath />
      <bath-shower />
      <toilet />
      <bidet />
      <single-washbasin />
      <double-washbasin />
      <heating />
      <underfloor-heating />
    </bathroom>
    <toilets>10</toilets>
    <hallway />
    <storage-space />
    <cellar />
    <winecellar />
    <washing-room />
    <wardrobe />
  </interior>
</details>

```

```

<fireplace />
<basement />
<elevator />
<phone />
<internet />
<satelite-tv />
<dryer-connection />
<central-vacuuming-system />
<airconditioning />
<heating>electric</heating>
<insulation>partial</insulation>
<insulated-glazing />
<blinds />
<swimmingpool type="private" heating="heated" size="120" />
<bar type="private" />
</interior>
<exterior state="bad" disabled-access="1">
  <swimmingpool type="private" heating="unheated" size="120" />
  <garden type="private">
    <option>sprinklers</option>
  </garden>
  <roof-terrace size="70" type="covered" position="east">
    <view>
      <type>city</type>
      <type>woods</type>
    </view>
  </roof-terrace>
  <garden-terrace size="50" type="open" position="southwest">
    <view>
      <type>city</type>
      <type>woods</type>
    </view>
  </garden-terrace>
  <balcony position="southwest" size="20" />
  <parking type="garage" number="4" />
  <fence gate="manual" />
  <patio />
  <tenniscourt type="private" />
  <bbq type="private" />
  <bar type="private" />
</exterior>
<other>
  <jacuzzi type="private" />
  <sauna type="private" />
  <gym type="private" />
</other>
<security>
  <alarm />
  <video-intercom />
  <video-surveillance />
  <security-service />
  <porter-concierge />
  <medical-care-24h />
  <smoke-detectors />
  <roll-blinds />
  <>window-bars />
  <shutters />
  <safety-lighting />
  <compound />
</security>
<area>
  <nearby-entertainment>broad range</nearby-entertainment>
  <nearby-restaurants>limited range</nearby-restaurants>

```

```

        <distance>
          <airport>10000</airport>
          <supermarket>200</supermarket>
          <city-center>8000</city-center>
          <beach>2134</beach>
          <harbor>2312</harbor>
          <golfcourse>7378</golfcourse>
          <tenniscourt>20</tenniscourt>
          <recreational-water>200</recreational-water>
          <hospital>2000</hospital>
          <police>4000</police>
        </distance>
      </area>
    </details>
  <images>
    <image category="exterior">http://www.image.com/1.jpg</image>
    <image category="exterior"> http://www.image.com/2.jpg </image>
  </images>
</property>
</listing>

```

Element Descriptions

The majority of the elements contained within MySecondhome’s XML feed specification are self explanatory, but, for those that may be ambiguous, the following list is provided.

Element	Attribute(s)	Value(s)
id		A unique identifier of the property, used for internal purposes.
reference-id		A unique identifier of the property, used for external purposes. A (potential) buyer or renter can use this to refer to a property.
address	show: what address details to show on the MySecondhome website. Acceptable values: <ul style="list-style-type: none"> • all • street • none 	
pricing/availability		A field indicating the current availability of the property. Acceptable values: <ul style="list-style-type: none"> • available • under offer
pricing/price	currency: the type of currency the price is listed in. Acceptable values: <ul style="list-style-type: none"> • EUR • USD • GBP • CHF 	A field indicating the price of the property: a 3 letter code (as defined by the ISO 4217) and the amount divided by a space. The amount must use a dot as decimal separator, not use a thousands-separator and have two decimals.

	<ul style="list-style-type: none"> • SEK • BGN • TRY • HUF 	<ul style="list-style-type: none"> • EUR - Euro Member Countries, Euro • USD - United States of America, Dollars • BGP - United Kingdom, Pound • CHF - Switzerland, Francs • SEK - Sweden, Kronor • BGN - Bulgaria, Leva • TRY - Turkey, New Lira • HUF - Hungary, Forint
--	--	---

pricing/service-fee

currency: the type of currency the price is listed in.

Acceptable values:

- EUR
- USD
- GBP
- CHF
- SEK
- BGN
- TRY
- HUF

A field indicating the monthly service fee of the property: a 3 letter code (as defined by the ISO 4217) and the amount divided by a space. The amount must use a dot as decimal separator, not use a thousands-separator and have two decimals.

- EUR - Euro Member Countries, Euro
- USD - United States of America, Dollars
- BGP - United Kingdom, Pound
- CHF - Switzerland, Francs
- SEK - Sweden, Kronor
- BGN - Bulgaria, Leva
- TRY - Turkey, New Lira
- HUF - Hungary, Forint

details/building-state

A field indicating the building state of the property.

Acceptable values:

- new
- existing
- planned
- none

details/building-type

A field indicating the building type of the property.

Acceptable values:

- house
- semidetached house
- townhouse
- terraced house
- flat
- chalet

		<ul style="list-style-type: none"> • bungalow • penthouse • holiday chalet • holiday home • property hotel • houseboat • farmhouse • castle • land
building-area		A field indicating the total building area of the property (in square meters).
plot-size		A field indicating the total plot size of the property (in square meters).
details/furnished		<p>A field indicating if the property is (partially) furnished.</p> <p>Acceptable values:</p> <ul style="list-style-type: none"> • no • partly • completely • optional
details/location/type		<p>A field indicating the type(s) of location the property resides in.</p> <p>Acceptable values:</p> <ul style="list-style-type: none"> • rural • urban • in mountains • ski area • city • sea • beach • water • recreational water • golf course • recreational park
details/view/type		<p>A field indicating the type(s) of view the property has.</p> <p>Acceptable values:</p> <ul style="list-style-type: none"> • sea • city • woods • mountains • garden • golf course • ski run
details/interior	state: the maintenance	

state of the interior.

Acceptable values:

- bad
- moderate
- good
- excellent

disabled-access:

accessibility of the interior
for disabled persons.

Acceptable values:

- 0
- 1

details/interior/living-room	area: the total area of the living room (in square meters).
details/interior/living-room/option	A field indicating the type(s) of floor the living room has. Acceptable values: <ul style="list-style-type: none">• natural stone• stone• wood• parquet• floor covering• underfloor heating
details/interior/kitchen	state: the maintenance state of the kitchen. Acceptable values: <ul style="list-style-type: none">• bad• moderate• good• excellent
details/interior/kitchen/floor/option	A field indicating the type(s) of floor the kitchen has. Acceptable values: <ul style="list-style-type: none">• natural stone• stone• wood• parquet• floor covering• underfloor heating
details/interior/kitchen/floor/appliances/stove	A field indicating the type of stove the kitchen has. Acceptable values: <ul style="list-style-type: none">• electric• ceramic• gas

details/interior/heating	<ul style="list-style-type: none"> • induction <p>A field indicating the type of heating the property has.</p> <p>Acceptable values:</p> <ul style="list-style-type: none"> • central heating • gas heater • electric
details/interior/insulation	<p>A field indicating the type of insulation the property has.</p> <p>Acceptable values:</p> <ul style="list-style-type: none"> • partial • full
details/interior/swimmingpool	<p>type: the type of interior swimming pool.</p> <p>Acceptable values:</p> <ul style="list-style-type: none"> • private • shared <p>heating: heating of the interior swimming pool.</p> <p>Acceptable values:</p> <ul style="list-style-type: none"> • heated • unheated <p>size: the size of the interior swimming pool (in square meters).</p>
details/interior/bar	<p>type: the type of interior bar.</p> <p>Acceptable values:</p> <ul style="list-style-type: none"> • private • shared
details/exterior	<p>state: the maintenance state of the exterior</p> <p>Acceptable values:</p> <ul style="list-style-type: none"> • bad • moderate • good • excellent <p>disabled-access: accessibility of the exterior for disabled persons.</p> <p>Acceptable values:</p> <ul style="list-style-type: none"> • 0 • 1
details/exterior/swimmingpool	<p>type: the type of exterior</p>

	<p>swimming pool. Acceptable values:</p> <ul style="list-style-type: none"> • private • shared <p>heating: heating of the exterior swimming pool. Acceptable values:</p> <ul style="list-style-type: none"> • heated • unheated <p>size: the size of the exterior swimming pool (in square meters).</p>	
details/exterior/garden	<p>type: the type of garden. Acceptable values:</p> <ul style="list-style-type: none"> • private • shared 	
details/exterior/garden/option		<p>A field indicating if the property has sprinklers. Acceptable values:</p> <ul style="list-style-type: none"> • sprinklers
details/exterior/roof-terrace	<p>size: the size of the roof terrace (in square meters).</p> <p>type: the type of roof terrace. Acceptable values:</p> <ul style="list-style-type: none"> • covered • partially covered • open <p>position: the position of the roof terrace. Acceptable values:</p> <ul style="list-style-type: none"> • north • northeast • east • southeast • south • southwest • west • northwest 	
details/exterior/roof-terrace/view/type		<p>A field indicating the type(s) of view the roof terrace has. Acceptable values:</p> <ul style="list-style-type: none"> • sea

	<ul style="list-style-type: none"> • city • woods • mountains • garden • golf course • ski run
--	--

details/exterior/garden-terrace size: the size of the garden terrace (in square meters).

type: the type of garden terrace.

Acceptable values:

- covered
- partially covered
- open

position: the position of the garden terrace.

Acceptable values:

- north
- northeast
- east
- southeast
- south
- southwest
- west
- northwest

details/exterior/garden-terrace/view/type	<p>A field indicating the type(s) of view the garden terrace has.</p> <p>Acceptable values:</p> <ul style="list-style-type: none"> • sea • city • woods • mountains • garden • golf course • ski run
---	---

details/exterior/balcony position: the position of the balcony.

Acceptable values:

- north
- northeast
- east
- southeast
- south
- southwest

- west
- northwest

size: the size of the balcony (in square meters).

exterior/parking	<p>garage: the type of parking</p> <p>Acceptable values:</p> <ul style="list-style-type: none"> • garage • parking space • shared parking • carport • on street <p>number: the number of parking places.</p>
exterior/fence	<p>type: the type of fence.</p> <p>Acceptable values:</p> <ul style="list-style-type: none"> • manual • electric
exterior/tenniscourt	<p>type: the type of tennis court.</p> <p>Acceptable values:</p> <ul style="list-style-type: none"> • private • shared
exterior/bbq	<p>type: the type of bbq.</p> <p>Acceptable values:</p> <ul style="list-style-type: none"> • private • shared
exterior/bar	<p>type: the type of exterior bar.</p> <p>Acceptable values:</p> <ul style="list-style-type: none"> • private • shared
other/jacuzzi	<p>type: the type of jacuzzi.</p> <p>Acceptable values:</p> <ul style="list-style-type: none"> • private • shared
other/sauna	<p>type: the type of sauna.</p> <p>Acceptable values:</p> <ul style="list-style-type: none"> • private • shared
other/gym	<p>type: the type of gym.</p> <p>Acceptable values:</p> <ul style="list-style-type: none"> • private • shared
area/nearby-entertainment	A field indicating the variety of nearby

	entertainment. Acceptable values: <ul style="list-style-type: none"> • not present • limited range • broad range • very broad range
area/nearby-restaurants	A field indicating the variety of nearby restaurants. Acceptable values: <ul style="list-style-type: none"> • not present • limited range • broad range • very broad range
area/distance/ airport supermarket city-center beach harbor golfcourse tenniscourt recreational-water hospital police	A field indicating the distance (in meters) to the nearest <location>.
image	category Acceptable values: <ul style="list-style-type: none"> • interior • exterior • view • facilities • other A field indicating an image of the property: a URL (FTP or HTTP, including username and password credentials if the URL of the image is not the same as the feed one). A changed image requires a new URL in order to be processed properly again. Allowed image file types: <ul style="list-style-type: none"> • jpg • jpeg • jpe • jp2 • gif • png

Feed Development Checklist

Recommendations

In an attempt to expedite the inclusion process of your listings to MySecondhome's website, it is recommended that you complete the following steps:

- Successfully generate the feed according to the format presented in this document with all of your desired listings.
- Verify the file is well formed. (You can test this using an online tool at: <http://www.xml.com/pub/a/tools/ruwf/check.html>)
- Validate the feed using the XML Schema located on <http://client.mysecondhome.eu/xsd/PropertyListing-1.0.xsd> and <http://client.mysecondhome.eu/xsd/PropertyListingCommon.xsd>

Handling Illegal XML Characters

When an XML element is parsed, all of the text within the XML tags is also parsed. This is done because it is possible, and highly likely, that the text will contain other XML elements. Because of this, there are certain characters that are deemed illegal since they will be misinterpreted by the XML parser. To avoid causing the XML parser to break, there are two preferred methods:

Entity Reference

Replace the characters with their corresponding entity reference:

Entity Reference	Illegal Character	Description of Character
<	<	Less Than
>	>	Greater Than
&	&	Ampersand
'	'	Apostrophe
"	"	Quotation Mark

For example, the following is an incorrect way to include an ampersand:

```
<example>Brokers & Agents</example>
```

The correct method is:

```
<example>Brokers &amp; Agents</example>
```

CDATA Section

Enclose the tag value within a CDATA section. A CDATA section begins with "<![CDATA[" and ends with "[>"]>":

Condition	Example
Without CDATA	<example>this is the value</example>

With CDATA

```
<example><![CDATA[this is the value]]></example>
```