

Review

Leveraging Smart City Technologies for Enhanced Real Estate Development: An Integrative Review

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Highlights:

What are the main findings?

- Smart technologies are mature enough to leave academic shelves and be utilized in the practical field;
- A total of 131 added values were captured from the investigated technologies, such as site selection using GIS;
- Smart technologies have the highest add values at the operation sub-phase;
- There are no other sufficient alternatives for real estate developers than utilizing smart technologies in real estate development; more smart real estate must be developed in the near future;
- City management and municipalities have a significant role in activating smart technologies and their added values, transitioning cities and real estate into smarter ones.

What is the implication of the main finding?

- City management should invest in big data and geodata, develop a smart infrastructure, activate automated building permits, and create a digital twin for the city.
- Real estate developers should focus on GIS, BIM, Big Data, and AI, significantly impacting the acquisition and conception phases by using GIS for site selection, BIM for design, Big Data for market analysis, and AI for predictive analytics.



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Abstract: This study aims to identify the added value of smart city technologies in real estate development, one of the most significant factors that would transform traditional real estate into smart ones. In total, 16 technologies utilized at both levels have been investigated. The research followed an integrative review methodology; the review is based on 168 publications. The compiled results based on metadata analysis displayed the state of each technology's added values and usage in both scales. A total of 131 added values were identified. These added values were categorized based on the real estate life cycle sub-phases and processes. Moreover, the value of the integration between these technologies was revealed. The review and results proved that these technologies are mature enough for practical use; therefore, real estate developers, city management, planners, and experts should focus on implementing them. City management should invest in Big Data and geodata and adopt several technologies based on the aspects required for development. This study can influence stakeholders, enhance their decision-making on which technology would suit their needs, and provide recommendations on who to utilize them. Also, it provides a starting point for stakeholders who aim to establish a road map for incorporating smart technologies in future smart real estate.

Smart Buildings And Technology Enhanced Real Estate Volume 1

Volker Hartkopf



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The Journal of Real Estate Development ,1985 Intelligent Buildings ,1986 *National Telesystems Conference Proceedings* ,1994 *The Appraisal Journal* ,1986 **Project Infrastructure Development Handbook** ,1989

Understanding Infrastructure George Rainer,1991-01-16 Urban Water Infrastructure Planning Management and Operations Neil S Grigg discusses the factors that lead to effective management of water systems in urban areas Journal of the Water Pollution Control Federation Unique in its orientation for managers Urban Water Infrastructure focuses on the productive management of urban water systems by laying out its discussion in terms of the system as a whole how a system s component elements work together how much they cost to build and operate and the sociopolitical forces that guide the productive operation This easily accessible reference is aimed at engineers planners and managers teaching both the theoretical and practical aspects of urban water management 1986 0 471 82914 5 328 pp A Guide to Site and Environmental Planning Third Edition Harvey M Rubenstein Perhaps the strongest feature of the book is the inclusive comprehensive and logical analysis within each of the chapters All in all I can highly recommend this book to anyone engaged in site planning or interested in site plans developed by others Landscape Planning This Third Edition incorporates pertinent research of the past decade and presents an approach to design based on factual information that enables creative talent to be used to its utmost advantage Chapters follow phases used in the development of a site plan and include extensive information on site selection resource analysis land use storm drainage alignment of horizontal and vertical curves specifications sports facilities and play grounds rooftop gardens residential development concepts and much more 1987 0 471 85033 0 410 pp

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