



# One sales system for your projects, your brokers and your buyers

Direct sales, channel partners and the buyer portal, built into the same platform as your projects and your accounts.

Live on [app.mizo.co](https://app.mizo.co) · October 2026 · **Patent pending**

## THE PROBLEM

# Today a sale is spread across spreadsheets, WhatsApp groups and memory

### Units sold twice

Availability lives in a sheet that is out of date the moment a broker shares it.

### Who brought the client?

Two brokers claim the same buyer, and there is no record to settle it.

### Commission by hand

Rates, tiers and splits are worked out in Excel and paid late, with no audit trail.

## THREE WAYS TO SELL

# One system, whichever side of the sale you are on

01

### Developer

Sells its own projects through an in-house team and a broker network. Buyer money, instalments and penalties run through its own books.

02

### Master broker

Sells many developers' projects through its own sub-brokers and agents. Earns commission from developers and pays its network.

03

### Broker company

Runs its own agents and deals with the same tools, without a sub-broker network.

HOW IT FITS TOGETHER

# Every seller works from one inventory, and every sale lands in your books

WHO SELLS

- Your sales team
- Master agencies, their sub-brokers and agents
- Individual brokers



**Mizo Sales**  
Leads · availability · holds · offers · bookings · launches · commission plans · broker invoices



WHAT FOLLOWS

- Buyer portal: contract, payments, handover
- Accounts: invoices, receipts, vendor bills
- Projects and construction progress

# From first enquiry to a paid deposit, in one flow

1

## Lead

Captured from web, API, broker or walk-in

2

## Availability

Live board, floor by floor, from active price lists

3

## Hold

Unit locked for a named client, released on time

4

## Offer

Price, discount and payment plan, sent as a link

5

## Booking

Instalments and commission set up in one step

6

## Deposit

Invoice paid by card in the buyer portal

LEADS AND ENQUIRIES

# Every enquiry has one owner, and the record proves it

**Every source in one list**

Walk-in, WhatsApp, website, brokers

**Broker protection**

A broker's client stays theirs for the protection window

**No duplicates**

Matched by phone and e-mail across the network

**Follow-ups due**

Overdue dates stand out in red

+ Quick access >

Leads

Search

Stage

Source

Salesperson

Broker

Name, phone or e-mail

Open leads

Any

Anyone

Any

☐ Follow-up due

Filter

15 leads

| #  | Client                                                    | Stage        | Interested in           | Source   | Salesperson / broker               | Last contact | Follow-up   |
|----|-----------------------------------------------------------|--------------|-------------------------|----------|------------------------------------|--------------|-------------|
| 3  | <u>James Whitfield</u><br>+447700900123                   | Unit on hold | Marina Vista Residences | WhatsApp | Omar Haddad                        | 14 Oct 2026  | 14 Oct 2026 |
| 4  | <u>Fatima Al Suwaidi</u><br>+9715011110004                | Unit on hold | Marina Vista Residences | Walk-in  | Omar Haddad                        | 13 Oct 2026  | 15 Oct 2026 |
| 23 | <u>Aisha Rahim</u><br>plain-demo@proof.test               | New          | Creek Vista Tower       | Website  | —                                  | —            | —           |
| 22 | <u>Daniel Brooks</u><br>site-demo@proof.test              | New          | Creek Vista Tower       | Broker   | Palm Crest Properties · Samir Aziz | —            | —           |
| 21 | <u>Maya Collins</u><br>+971587962853 · possible duplicate | New          | Creek Vista Tower       | Website  | —                                  | —            | —           |

AVAILABILITY

The same live board for your team and every broker

+ Quick access >

Availability

ProjectTypePrice up to

Marina Vista ResidencesAny

Show

Available 21On hold 3Booked 18Handed over 0

Marina Vista Residences

|         |                                                      |                                                      |                                                      |                                                                     |                                                       |                                                                      |
|---------|------------------------------------------------------|------------------------------------------------------|------------------------------------------------------|---------------------------------------------------------------------|-------------------------------------------------------|----------------------------------------------------------------------|
| Floor 7 | <div>701<br/>Studio · 455 sqft<br/>AED 740,000</div> | <div>702<br/>1 BR · 780 sqft<br/>AED 1,126,000</div> | <div>703<br/>1 BR · 805 sqft<br/>AED 1,168,000</div> | <div>704<br/>2 BR · 1210 sqft<br/>AED 1,758,000</div>               | <div>705<br/>2 BR · 1260 sqft<br/>AED 1,833,000</div> | <div>706<br/>3 BR · 1690 sqft<br/>AED 2,551,000<br/>5 h 52 min</div> |
| Floor 6 | <div>601<br/>Studio · 455 sqft<br/>AED 731,000</div> | <div>602<br/>1 BR · 780 sqft<br/>AED 1,113,000</div> | <div>603<br/>1 BR · 805 sqft<br/>AED 1,155,000</div> | <div>604<br/>2 BR · 1210 sqft<br/>AED 1,738,000<br/>1 waiting</div> | <div>605<br/>2 BR · 1260 sqft<br/>AED 1,813,000</div> | <div>606<br/>3 BR · 1690 sqft<br/>AED 2,523,000</div>                |
| Floor 5 | <div>501<br/>Studio · 455 sqft<br/>AED 723,000</div> | <div>502<br/>1 BR · 780 sqft<br/>AED 1,100,000</div> | <div>503<br/>1 BR · 805 sqft<br/>AED 1,142,000</div> | <div>504<br/>2 BR · 1210 sqft<br/>AED 1,719,000</div>               | <div>505<br/>2 BR · 1260 sqft<br/>AED 1,792,000</div> | <div>506<br/>3 BR · 1690 sqft<br/>AED 2,494,000</div>                |
| Floor 4 | <div>401</div>                                       | <div>402</div>                                       | <div>403</div>                                       | <div>404</div>                                                      | <div>405</div>                                        | <div>406</div>                                                       |

Demo Developments LLC  
Broker portal · Samir Aziz · Palm Crest Properties  
HomeAvailabilityClientsOffersCommission  
LaunchesMarketingDocumentsLeague table  
CourseID cardTeam  
Loaded 14 Oct, 13:20 (UAE). Offline, this is the last copy you opened.  
Project  
Marina Vista Residences · Jumeirah Village Cir  
Type  
AnyShow21 of 42 available

Marina Vista Residences

Floor 7

701  
Studio · 455 sqft  
AED 740,000

702  
1 BR · 780 sqft  
Booked

703  
1 BR · 805 sqft  
AED 1,168,000

704  
2 BR · 1210 sqft  
AED 1,758,000

705  
2 BR · 1260 sqft  
AED 1,833,000

706  
3 BR · 1690 sqft  
On hold

Floor 6

601  
Studio · 455 sqft  
Booked

602  
1 BR · 780 sqft  
AED 1,113,000

603

604

On a broker's phone

HOLDS AND OFFERS

# Lock a unit for a client, then send the offer to their phone

Unit holds

On hold now (3)

| Unit                           | For                    | Ends          | Time left  |                                                                            |
|--------------------------------|------------------------|---------------|------------|----------------------------------------------------------------------------|
| 706<br>Marina Vista Residences | <u>James Whitfield</u> | 12 Oct, 19:31 | 5 h 42 min | <div><div>Book</div><div>24</div><div>Release</div><div>Extend</div></div> |
| 305                            | Fatima Al Suwaidi      | 13 Oct. 19:31 | 1 d 5 h    | <div><div>Book</div><div>24</div><div>Release</div></div>                  |

**Holds** run for the hours you set and release on their own; the next client waiting is told.

**Offers** carry the price, the discount within your limits and the payment plan, sent by WhatsApp or e-mail.

Demo Developments LLC

Offer #8 for Priya Raman

**Marina Vista Residences**  
Jumeirah Village Circle, Dubai

**Unit 204 · 2 bedrooms**  
Floor 2 · 1210 sqft · expected handover 31 Mar 2028

List priceAED 1,660,000

Your discount (1.5%)– AED 24,900

**Your price**  
**AED 1,635,100**

Valid until 19 Oct 2026.

Payment plan

Booking deposit  
On booking

10%

AED 163,510

On structure completion  
On Structure complete

40%

AED 654,040

On handover

50%

AED

 **Mizo** · Real Estate Sales · Patent pending

8

CHANNEL PARTNERS

# Master agencies run their own network, inside yours

**Master agencies** appoint sub-brokers and add their own agents from the broker portal.

**The master admin** sees its sub-brokers' clients and sales.

**Commission** for sub-brokers can be paid via the master, which keeps its agreed share.

**Self-registration:** brokers join through your link and wait until you accept them.

Demo Developments LLC

Broker portal · Nadia Rahman · Crescent Master Brokers

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Crescent Master Brokers — people

Nadia Rahman

nadia-demo@proof.test

Admin

Add a person

Name

E-mail (sign-in)

Mobile / WhatsApp

RERA BRN

Agent

Add and send sign-in link

Sub-brokers (1)

Palm Crest Properties

Agency

Active

Crescent Master Brokers' Team page in the broker portal

# No broker sells until the paperwork is right, and it stays right



## Documents

Trade licence, RERA ORN, BRN cards, ID and bank letter, each with an expiry date



## Review

Your team checks each document; a refused one carries a reason the broker sees



## Agreement

E-signed broker agreement, generated from your own template



## Expiry

Reminders 30 and 7 days before and on the day; optional automatic suspension

Payouts go only to an IBAN your team has checked against the bank letter. A changed IBAN is checked again.

COMMISSION PLANS

# Commission follows your plan, not a spreadsheet

+ Quick access >

Commission plans

A plan sets the commission for a project, a broker, a launch or a combination, with tiers by units or value sold in a period. The most specific active plan wins; with no plan a broker earns its own % or the company default. When a sale lifts a broker into a higher tier, its other unpaid lines in the period are re-rated.

Plans (3)

| Plan                    | Side           | Applies to                   | Rate                                | Valid  | Status |      |          |
|-------------------------|----------------|------------------------------|-------------------------------------|--------|--------|------|----------|
| Creek Vista launch plan | To the network | Creek Vista Tower · a launch | 5% of the net price                 | — to — | Active | Edit | Turn off |
| Bayview Plaza fixed fee | To the network | Bayview Plaza                | AED 45,000 per sale                 | — to — | Active | Edit | Turn off |
| Harbour Lights tiers    | To the network | Harbour Lights Residences    | 3%; 4% from your 2nd unit this year | — to — | Active | Edit | Turn off |

A plan per project, per broker or per launch, as a **percentage or a fixed fee**, with **tiers** by units or value per month, quarter or year.

IN THE DEMO

Harbour Lights pays **3%** on a broker's first unit of the year and **4% from the second**. The second sale moved the first one to 4% as well.

The most specific plan wins. Every re-rating is logged.

# Mandates: put any developer's units on your board

+ Quick access >

← Azure Bay Developments

Mandate #1 · Harbour Lights Residences

Active

1 Jan 2026 to open · commission 6%, earned when the SPA is signed, paid in 30 days

Availability · 5 units: 3 available, 0 on hold, 2 sold

Units from the developer

Choose File

No file chosen

Columns: Unit, Price (required); Floor, Type, Size, Status (optional). Upload again any time: prices and statuses follow the sheet, except a unit held or sold through you is never put back on sale.

Import units

Recent imports

▶ 14 Oct, 13:13 · units2.csv · 1 new, 2 updated, 0 skipped

▶ 14 Oct, 13:13 · units.csv · 4 new, 0 updated, 1 skipped

Developer's live feed (optional)

If the developer also uses Mizo, it can give you an inventory-feed key (its Sales settings). Paste its address and key; Sync now pulls the units like an import.

https://app.mizo.co/api/real-estate/inventory?project=...

Key

Save feed

Deals (2)

| Deal | Unit | Buyer | Reserved | Price | From developer | To network | Status |
|------|------|-------|----------|-------|----------------|------------|--------|
|------|------|-------|----------|-------|----------------|------------|--------|

- 1 · **Mandate.** Developer, dates, your commission and when it is earned: SPA, % paid or Ogood.
- 2 · **Units.** Import the developer's Excel or CSV; re-import any time, or sync a live feed.
- 3 · **Holds.** The developer confirms each one, with a reference, a name and a time.
- 4 · **Deal.** The buyer pays the developer's escrow, never you.

# Your margin on every deal: earned, owed and kept

+ Quick access >

← Deals

Deal #1 · Harbour Lights Residences · unit 801

spa signed

Hala Al Mansoori · reserved 14 Oct 2026 · through Palm Crest Properties (Samir Aziz) · Azure Bay Developments, mandate #1

AED 2,000,000

Sale price (paid to the developer)

AED 120,000

Commission from developer (6%)

AED 80,000

Commission to the network

AED 40,000

Margin

From the developer

6% of AED 2,000,000 = AED 120,000, invoiced once the SPA is signed

To the network

AED 80,000, payable only after the developer has paid you

Your margin

AED 40,000 on this deal, shown on every deal and in total

LAUNCHES

# Run launch day with a fair, visible queue

+ Quick access >

← Launches

Creek Vista launch

Creek Vista Tower · 1 Nov, 18:00 · token AED 50,000 · first paid, first served

0

Waiting for payment

0

In the queue

2

Allocated →

1

Units available

AED 50,000

Tokens held

Open

Emirati brokers: 50% of allocations (asked 50%) · on target

Allocation queue (0)

**EOIs with a token**, paid by card or transfer

**A queue** by first paid, priority or by hand

**Emirati quota** reported, refunds recorded

Demo Developments LLC

Broker portal · Samir Aziz · Palm Crest Properties

Sign out

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Creek Vista launch · Creek Vista Tower

Taking EOIs

Launch 1 Nov, 18:00 · token AED 50,000 · units go in the order tokens are paid

| Client       | Submitted     | Status   |
|--------------|---------------|----------|
| Karim Nasser | 14 Oct, 13:13 | Booked   |
| Layla Hassan | 14 Oct, 13:13 | Refunded |

Your client

Budget up to

Wants (type, floor, view)

Submit EOI

Your client pays the token to the developer (card link in their portal, or transfer). Unallocated tokens are refunded.

The broker's view

# Every agent gets a page of their own, and every enquiry a name

Palm Crest Properties

Samir Aziz

NOW SELLING · DUBAI CREEK

Harbour Lights Residences

From

AED 900,000

Available

3 units

Homes available

| Type       | Size (sq ft) | From          | Available |
|------------|--------------|---------------|-----------|
| 2 bedrooms | 1,100        | AED 2,000,000 | 1         |
| 3 bedrooms | 1,500        | AED 3,100,000 | 1         |
| Unit       | —            | AED 900,000   | 1         |

► All 3 available units

Mortgage estimate

Price (AED)

900000

Down payment %

20

Interest % a year

4.5

Years

25

AED 4,002

a month

AED 720,000

loan (80% of price)

AED 180,000

down payment

AED 480,597

interest over the term

**The agent's share page.** Enquiries become that agent's protected client.

Demo Developments Homes

NOW SELLING

Creek Vista Tower

Live by the water

From

AED 1,500,000

Payment plan

40/60

Available

1 units

• Pool

• Gym

Homes available

| Type       | Size (sq ft) | From          | Available |
|------------|--------------|---------------|-----------|
| 2 bedrooms | —            | AED 1,500,000 | 1         |

► All 1 available units

Payment plan 40/60

|              |     | Cash flow by year (from AED 1,500,000) |     |             |
|--------------|-----|----------------------------------------|-----|-------------|
| Booking      | 20% | 2026                                   | 20% | AED 300,000 |
| Construction | 20% | 2027                                   | 20% | AED 300,000 |
| Handover     | 60% | On construction milestones             | 60% | AED 900,000 |

**Your projects site.** Prices and availability read live; broker links credit the broker.

PAYING BROKERS

# Brokers see what they earned, what is payable and when it was paid

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Broker portal · Nadia Rahman · Crescent Master Brokers

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AED 259,500

Commission earned

AED 0

Payable now

AED 157,500

Paid

Sales (4)

| Unit                                            | Buyer        | Booked      | Price         | Commission       | Status          |
|-------------------------------------------------|--------------|-------------|---------------|------------------|-----------------|
| Oasis Gardens · C1<br>Palm Crest Properties     | Nour Haddad  | 14 Oct 2026 | AED 900,000   | AED 27,000<br>3% | Earned, not yet |
| Creek Vista Tower · L2<br>Palm Crest Properties | Karim Nasser | 14 Oct 2026 | AED 1,550,000 | AED 77,500<br>5% | Paid            |
| Bayview Plaza · A2<br>Palm Crest Properties     | Ziad Karam   | 14 Oct 2026 | AED 1,000,000 | AED 45,000<br>3% | Earned, not yet |

- 1 • Earned

When the plan's trigger is met: SPA signed or a % collected
- 2 • Invoiced

The broker uploads its tax invoice, or accepts self-billing
- 3 • Paid

Through your payables, to a checked IBAN; the date shows in the portal

# Everything a broker needs, on their phone

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Broker portal · Nadia Rahman · Crescent Master Brokers

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My clients (10)

| Client                                                   | Stage  | Registered  | Protected until | Agent                               |
|----------------------------------------------------------|--------|-------------|-----------------|-------------------------------------|
| <div>Nour Haddad</div> <div>+971505451199</div>          | Booked | 14 Oct 2026 | 12 Jan 2027     | Samir Aziz<br>Palm Crest Properties |
| <div>Daniel Brooks</div> <div>site-demo@proof.test</div> | New    | 14 Oct 2026 | 12 Jan 2027     | Samir Aziz<br>Palm Crest Properties |
| <div>Maya Collins</div> <div>+971587962853</div>         | New    | 14 Oct 2026 | 12 Jan 2027     | Samir Aziz<br>Palm Crest Properties |
| <div>Karim Nasser</div> <div>+971504819812</div>         | Booked | 14 Oct 2026 | 12 Jan 2027     | Samir Aziz<br>Palm Crest Properties |

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Installs on any phone like an app,  
with no app store.

KEEPING BROKERS ENGAGED

# Rank them, train them, and know who they are

+ Quick access >

Broker league table

Sales booked through each agency, 1 Oct 2026 to 1 Jan 2027. Award tiers are set in Sales settings; brokers see this table in their portal (names of other agencies can be hidden there).

[This month](#) [This quarter](#) [This year](#)

Agencies (2)

| Rank | Agency                                | Units | Sales value   | Award |
|------|---------------------------------------|-------|---------------|-------|
| 1    | <a href="#">Palm Crest Properties</a> | 5     | AED 6,450,000 |       |
| 2    | <a href="#">Palm Key Properties</a>   | 1     | AED 1,075,000 |       |

## League table

Agencies ranked by month, quarter or year, with award tiers and what the next tier needs.

Demo Developments LLC

Broker portal · Samir Aziz · Palm Crest Properties

[Sign out](#)

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Certified: CERT-2026-9ENRIB4, valid until 14 Oct 2027. [Download the certificate](#)

Selling with Demo Developments

pass 100%

▼ 1. Holds

Holds release on time.

1. Who confirms a mandate hold?

☐ The broker

☐ The developer

Submit answers

Up to five attempts an hour.

Course and certificate

Broker portal · Samir Aziz · Palm Crest Properties

[Sign out](#)

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DEMO DEVELOPMENTS LLC · BROKER

Samir Aziz

Palm Crest Properties

BRN —

Certified to 14 Oct 2027

Show this to the developer's team; they scan it to check your card.

Replace my card (lost phone)

Digital ID card

# Buyers follow their home from booking to keys

Demo Developments LLC

Buyer portal · Marina Vista Residences · Unit 504

Sign out

My property

Marina Vista Residences · Unit 504

2 bedrooms · floor 5 · 1210 sqft · Jumeirah Village Circle, Dubai

Purchase price **AED 1,684,620** · booked 13 Aug 2026 · expected handover 31 Mar 2028

WhatsApp us

AED 168,462

Paid so far (10%)

AED 673,848

Due now

50%

Construction complete

On structure completion

AED 673,848 · On Structure complete

Your purchase, step by step

✓ Unit booked 13 Aug 2026

✓ Booking deposit paid 14 Aug 2026

✓ Identity documents verified

✓ Sale and purchase agreement signed 21 Aug 2026

✓ Registered with the Land Department (Oqood) 2 Sept 2026

6 Construction 50% complete

7 Handover and title deed

Land Department registration: Interim title (Oqood) issued · Oqood OQ-771904. RERA project 3051.

Demo Developments LLC

Buyer portal · Requests

Sign out

My property

Requests

Ask us for something

Marina Vista Residences · unit 504

Payments and statements

What do you need?

Photos (up to 5)

Choose Files

No file chosen

Send

Your requests

None yet.

Ticket replies arrive by e-mail.

Requests with photos

**Contract** and Oqood steps

**Payments:** schedule, statement, pay by card

**Construction** progress from the project

**Handover:** book a slot, sign the snag list

# Every dirham lands in the books, with no re-keying

| In sales                        | In accounts                                                |
|---------------------------------|------------------------------------------------------------|
| Booking deposit and instalments | Customer invoices; card payments recorded as collected     |
| Launch EOI token, own project   | Customer deposit (a liability) until allocated or refunded |
| Late-payment penalty            | Invoice to the buyer, or waived                            |
| Commission on a mandate deal    | Invoice to the developer                                   |
| Broker commission               | Vendor bill per sale, paid in your payment run             |

Sales and finance work from the same record. Mandate deals never put unit-sale money in a broker's books, only commission.

## WHAT MAKES IT DIFFERENT

# Built to the standard of the region's leading broker programmes, then further

### 1 One platform

Sales, projects, buyers and accounts share one record of every unit

### 2 Master-broker mode

Sell any developer's projects, with receivable, payable and margin per deal

### 3 Commission that re-rates

Tiers per project and launch, applied back across the period

### 4 Lead to handover

The same system follows the buyer from enquiry to keys

# Selling through Mizo in five steps

**1 Sales settings:** sales mode, hold hours, discount limit, penalty rate, buyer portal

**2 Projects and price lists:** units in, prices active, the board goes live

**3 Commission plans and onboarding rules:** rates, tiers, required documents

**4 Invite brokers:** send the join link, check documents, welcome them in

**5 Card payments:** connect your N-Genius account so buyers pay online



# Let's put your next launch on it

A live demo on your own project, with your price list and your brokers.

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