



Your rent, your ledger.

আপনার ভাড়া,
আপনার খাতা

BharaKhata is Bangladesh's Bangla-first digital rent ledger — landlords invoice, collect, and verify tenants in one app, replacing the paper khata.



Rent isn't only money — it's who you let through your gate.

For millions of households in Bangladesh, renting still runs on a paper khata — a notebook that gets smudged, lost, or argued over.

“Did you pay?” — “Yes, I did.”

দলিল নেই, প্রমাণ নেই — no record, no proof.

Dhaka police require landlords to file a house-information form for every tenant, yet it is a self-declared paper form that verifies nothing — and is often never filed. A ledger tells you the money; it has never told you who lives behind your gate. **That gap is the reason BharaKhata exists.**

So we started with the unglamorous job nobody had fixed — the monthly ledger — and are building the trust layer on top of it.

ভাড়া + খাতা

Bhara (rent) + **khata** (ledger). We took the notebook every building already keeps, and are making it safe.

COMPANY	BharaKhata Ltd.
FOUNDED	2026, Dhaka
OFFICE	Ventura Iconia (Level 3), Holding 37, Road 11, Block H, Banani, Dhaka 1213
SECTOR	PropTech — property & rent management with tenant verification
STAGE	Pre-seed Product live; pre-revenue by design during the pilot
PRODUCT	Android app on Google Play iOS coming soon
TEAM	Two full-time co-founders

THE MARKET WE SERVE

~3 in 4

Dhaka households rent their home
74.94% in Dhaka South · BBS Census 2022

85%

of Dhaka tenants pay rent with
no receipt

BIGD, State of Cities 2017 · via The Daily Star

27%

of Dhaka tenants have a written
rental contract

BIGD, State of Cities 2017 · via The Daily Star

One Bangla—first app for everyone in the building.

Every role gets its own view on one shared record — built for how Bangladesh actually rents: bKash and Nagad, salami and jamanat, the DMP form, and mixed shop-and-flat buildings.



Landlord বাড়িওয়াল

Buildings, leases, automatic invoices, payment approvals, expenses and staff.



Tenant ভাড়াটিয়া

Their own account, free: dues, payment with proof, receipts, the lease and chat.



Caretaker কেয়ারটেকার

Building walkthroughs, tenant directory, maintenance reports with photos.



Guard দারওয়ান

Visitor gate passes checked with a one-time code.

01

Verify

Phone OTP sign-in, NID and selfie verification, and the DMP police tenant form in one tap.

02

Lease

A Bangla chuktinama, e-signed with OTP witnesses; salami and jamanat recorded.

03

Invoice

Monthly invoices generated automatically, with bilingual PDFs.

04

Collect

bKash, Nagad, Rocket, bank or cash with proof → owner approval → receipt.

05

Operate

Maintenance work orders, meter readings, expense P&L, gate passes and chat.

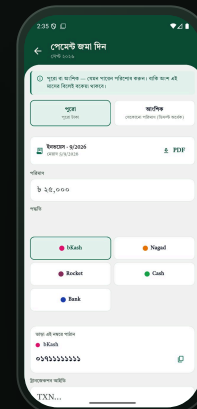
06

Exit

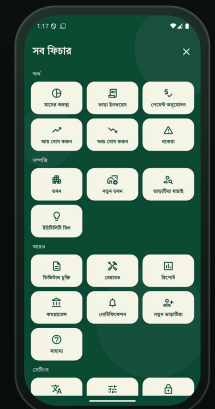
End the lease and refund the deposit: recorded jamanat and advance, minus itemised deductions.



Owner dashboard



Pay with proof



Every feature, one menu

Launching next:

Bronze → Platinum trust badges

iOS app

Paid plans for larger landlords

Free for tenants, always.

Screens show the redesigned app, now in testing and not yet on Google Play, with demo data.

OUR MISSION আমাদের লক্ষ্য

Every tenancy deserves a record.

প্রতিটি ভাড়ার একটি খাতা থাকুক

Rent in Bangladesh runs on cash, memory and trust. We give every rented door a permanent, fair record — and build the tenant-verification layer the market has never had.

সারা দেশে যাচাই-করা ভাড়াটিয়ার নেটওয়ার্ক — যেন ভাড়া বাসায় অপরাধী লুকাতে না পারে। বাংলাদেশে ভাড়া থাকা হোক নিরাপদ।

OUR VISION আমাদের স্বপ্ন

A property owner should need only two things: their property, and BharaKhata.

Finding a verified tenant, signing the lease, invoicing the rent, proving the payment, filing the police form, splitting the utility bill, handling the repair, paying the tax — the app should do all of it. We are building the operating system for Bangladesh's rental market.

What that future looks like

Goals, not history.



“ভাড়াখাতা আছে?”

Five years out, that should be the question tenants and landlords ask before renting — the way “bKash আছে?” became the question before paying. Every taka tracked. Every tenant verified. Every lease digital.

The people behind the khata.

Two full-time co-founders in Dhaka — one who built the whole platform, one who took it to the people who will use it.



MD Shofiul Islam Bayzied

Co-founder, CEO & CTO

11 years in the tech sector — 7 of them building apps and websites for clients in the US, Canada and the UK, and the last 4 working with AI. The vision behind BharaKhata, and the engineer who designed, built and shipped the entire platform — Android app, backend, admin panel and website — in 18 months, fully bootstrapped.

Engineering

Product

Backend

Web



Fatequr Rahman Peyash

Co-founder & CMO

The people side of the company: opens doors with landlords, building committees, banks and partners; owns marketing and the field operation; and personally ran the 100+ homeowner interviews that shaped the product.

Marketing

Partnerships

Field operations

HOW WE WORK

Honesty is our capital সত্যেই বরকত

No fake numbers and no invented reviews. We say plainly what is live and what is next.

Bangla-first is the product

Not a translation. Built for landlords aged 35–70 who know bKash, not Excel.

The tenant never pays

The owner pays for security and scale. No ads, and we never sell anyone's data.

Security is the product নিরাপত্তাই পণ্য

Row-level security on every table. In-app rent payments won't switch on until an independent security test has passed.

Built, shipped, and on Google Play.

৳০

outside capital — the whole platform is bootstrapped

100+

homeowner interviews that shaped the product

4

roles in one app: landlord, tenant, caretaker, guard

60+

production database tables, all with row-level security

MAY 2026	First production-ready version of the Android app. Google Play content rating: all ages.
JUN 2026	bharakhata.com goes live, with privacy, terms and account-deletion pages and guides for landlords.
JUL 2026	First full internal security audit of the platform.
AUG 2026	Release 1.0.18 live on Google Play; second internal security audit.
SEP 2026	A full redesign of the app for owners and tenants, now in testing ahead of the first Dhaka pilot buildings.

Pre-revenue by design. Everything is free during the pilot; paid plans switch on only after landlords keep using it into a second month.



Scan for bharakhata.com

Get BharaKhata

হিসাব রাখুন, শান্তিতে থাকুন



GET IT ON
Google Play



COMING SOON TO
App Store

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WEB bharakhata.com

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