Analysing Housing Prices of Metropolitan Areas in India

1.Introduction:

1.1 Overview:

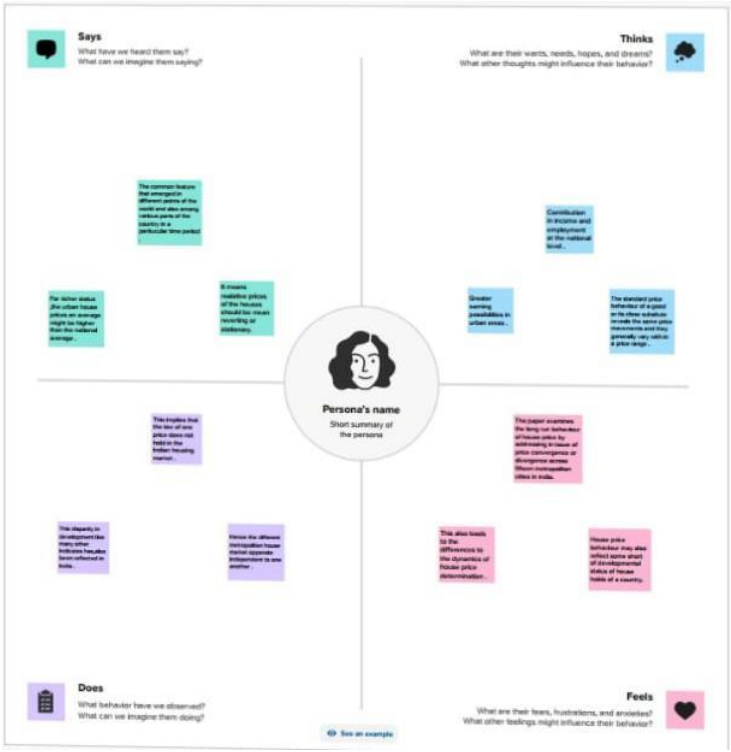
House price prediction in a metropolitan city in India is a valuable solution for potential home buyers, real estate agents, and investors. By leveraging historical sales data, property details, and location -specific information, a predictive model can accurately estimate house prices.

1.2 Purpose

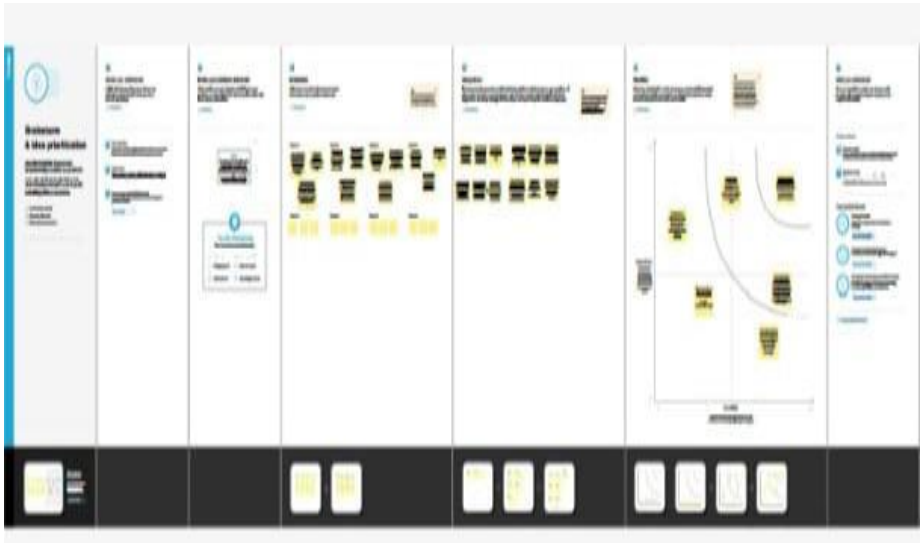
The standard price behaviour of a good or its close substitute reveals the same price movements and they generally vary within a price range, when they are sold at markets located at different places.

2 .Problem Definition &Design Thinking :

2.1 Empathy Map:

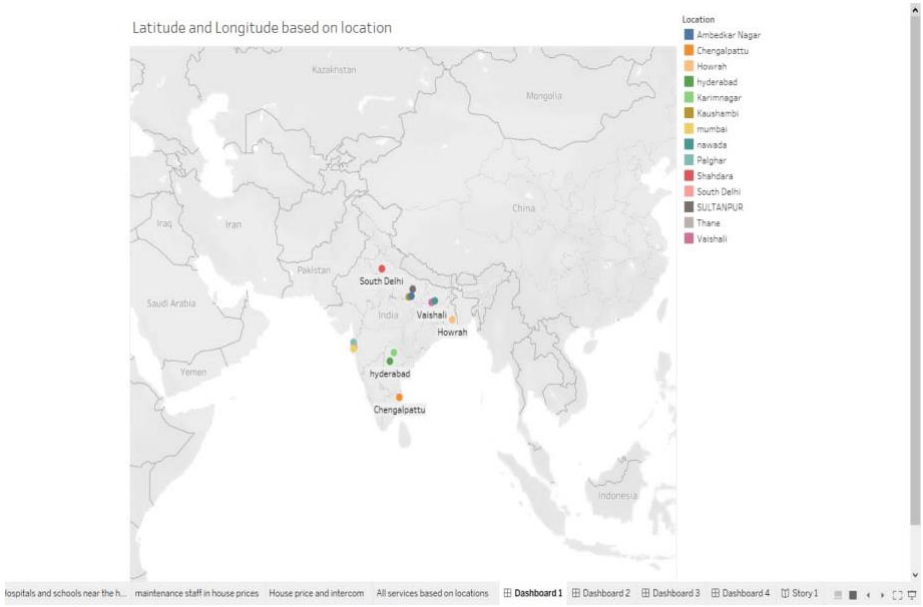


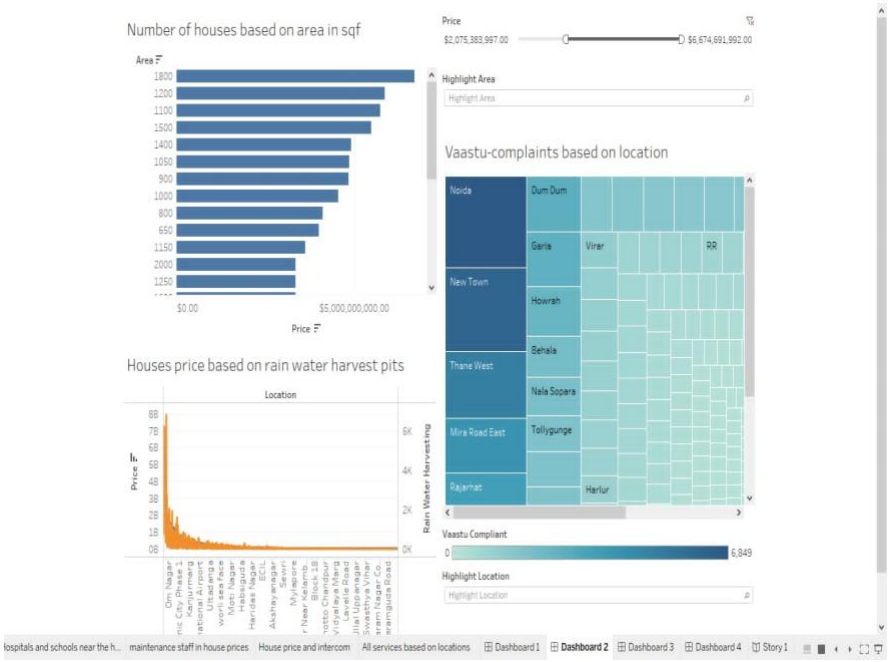
2.2.Ideation and Brainstorming map:

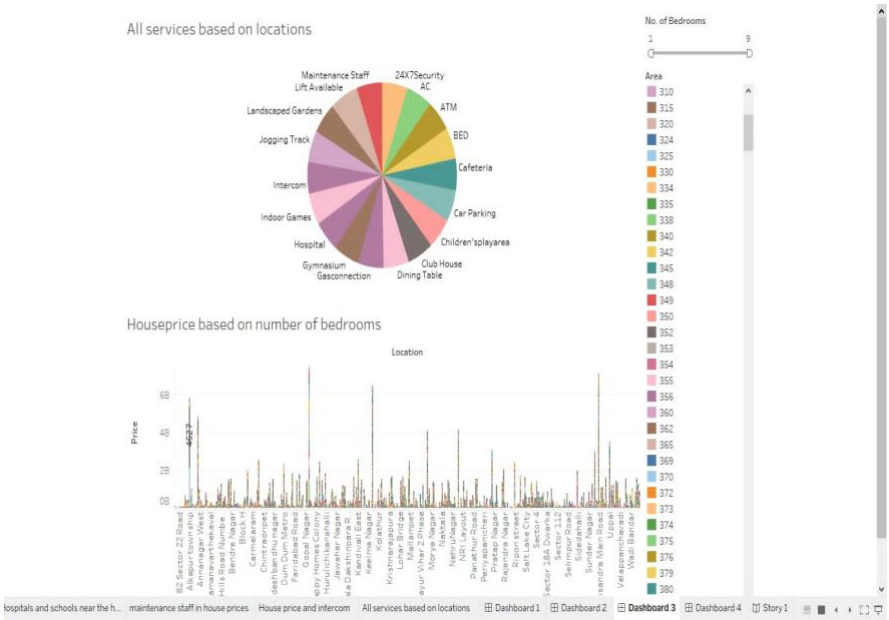


3.Result:

3.1. Dashboard:




Number of houses based on area in sqf
Area
1800
1200
1100
1500
1400
1050
900
1000
800
650
1150
2000
1250
$0.00
$5,000,000,000.00
Price
Price
$2,075,383,997.00
$6,674,691,992.00
Highlight Area
Highlight Area
Vaastu-complaints based on location
Noida
Dum Dum
Garia
Virar
RR
New Town
Howrah
Behala
Thane West
Nala Sopara
Mira Road East
Tollygunge
Rajarhat
Harlur
Vaastu Compliant
0
6,849
Highlight Location
Highlight Location
Houses price based on rain water harvest pits
Location
Price
Rain Water Harvesting
8B
7B
6B
5B
4B
3B
2B
1B
0B
6K
4K
2K
0K
Om Nagar
nic City Phase 1
Kanjurmarg
ration Airport
Uttarahalli
worli sea face
Moti Nagar
Hebbagodi
Herohalli Main
ECIL
Akshayanagar
Mysore
r Near Kelamb
Block 1B
otto Colony
Vidyaranya Marg
Lavelle Road
Jilal Uppanagar
Kasavanahalli
sram Nagar Co
eramguda Road
lospitals and schools near the h...
maintenance staff in house prices
House price and intercom
All services based on locations
Dashboard 1
Dashboard 2
Dashboard 3
Dashboard 4
Story 1


All services based on locations
No. of Bedrooms
1
9
Area
310
315
320
324
325
330
334
335
338
340
342
345
348
349
350
352
353
354
355
356
360
362
365
369
370
372
373
374
375
376
379
380
Maintenance Staff
Lift Available
24X7Security
AC
ATM
BED
Cafeteria
Car Parking
Children'splayarea
Club House
Dining Table
Gymnasium
Gasconnection
Hospital
Indoor Games
Intercom
Jogging Track
Landscaped Gardens
Houseprice based on number of bedrooms
Location
Price
6B
4B
2B
0B
4627
lospitals and schools near the h...
maintenance staff in house prices
House price and intercom
All services based on locations
Dashboard 1
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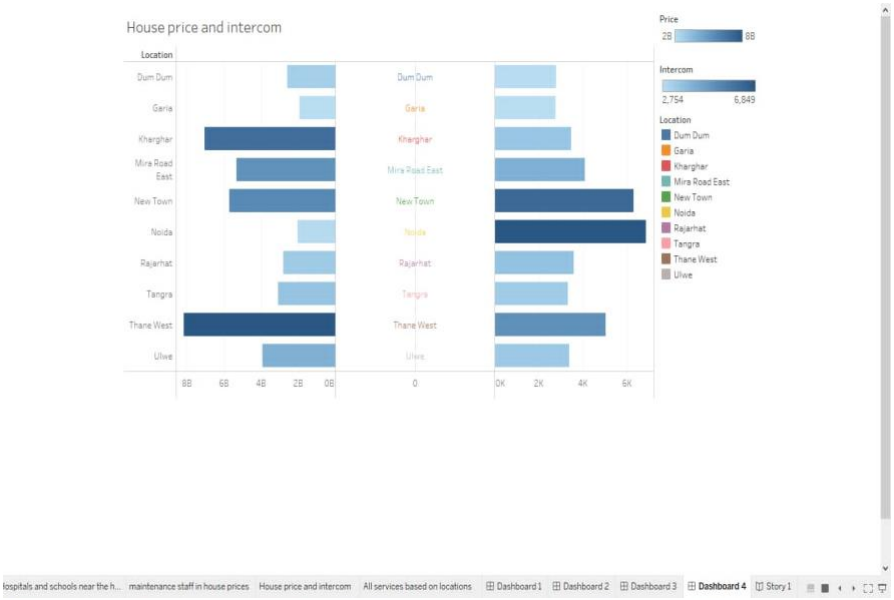
Dashboard 4
Story 1


House price and intercom
Location
Dum Dum
Garia
Kharghar
Mira Road East
New Town
Noida
Rajarhat
Tangra
Thane West
Ulwe
Price
2B
8B
Intercom
2,754
6,849
Location
Dum Dum
Garia
Kharghar
Mira Road East
New Town
Noida
Rajarhat
Tangra
Thane West
Ulwe
8B
6B
4B
2B
0B
0
0K
2K
4K
6K
hospitals and schools near the h...
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Dashboard 1
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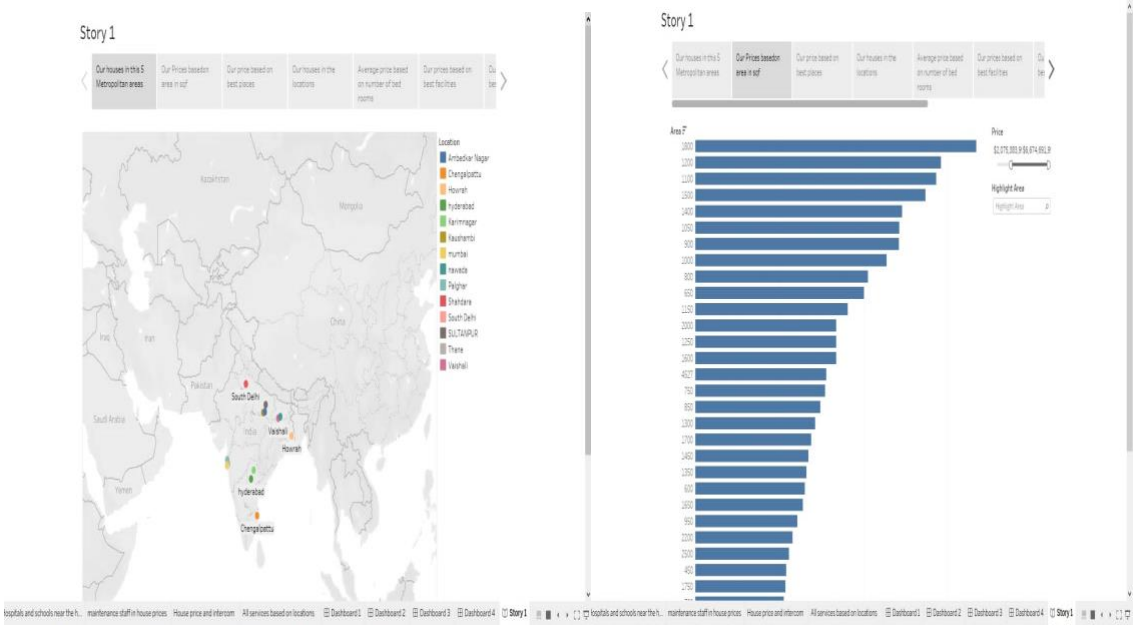
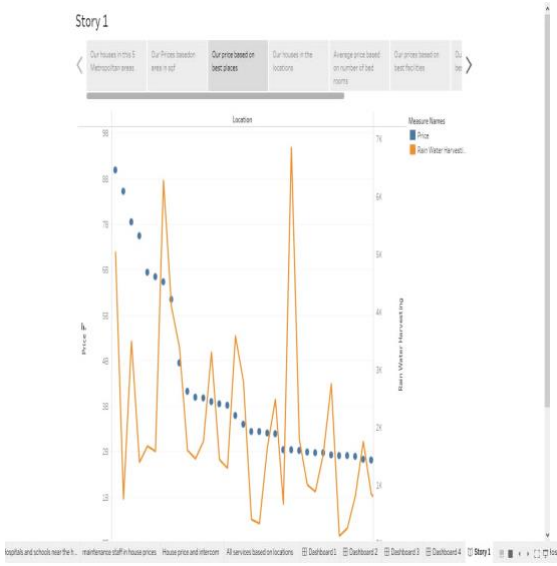
3.2.Story:


Story 1
Our houses in this 5 Metropolitan areas
Our Prices basedon area in sqf
Our price based on best places
Our houses in the locations
Average price based on number of bed rooms
Our prices based on best facilities
Location
Ambedkar Nagar
Chengalpattu
Howrah
hyderabad
karimnagar
kaushambi
mumbai
navsda
Palghar
Shahdara
South Delhi
SULTANPUR
Thane
Vaishali
South Delhi
Vaishali
Howrah
hyderabad
Chengalpattu
Story 1
Area
Price
Highlight Area
hospitals and schools near the h...
maintenance staff in house prices
House price and intercom
All services based on locations
Dashboard 1
Dashboard 2
Dashboard 3
Dashboard 4
Story 1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Our price based on best places
Our houses in the locations
Average price based on number of bed rooms
Our prices based on best facilities
Location
Measure Names
Price
Rain Water Harvesti...
Price
Rain Water Harvesting
hospitals and schools near the h...
maintenance staff in house prices
House price and intercom
All services based on locations
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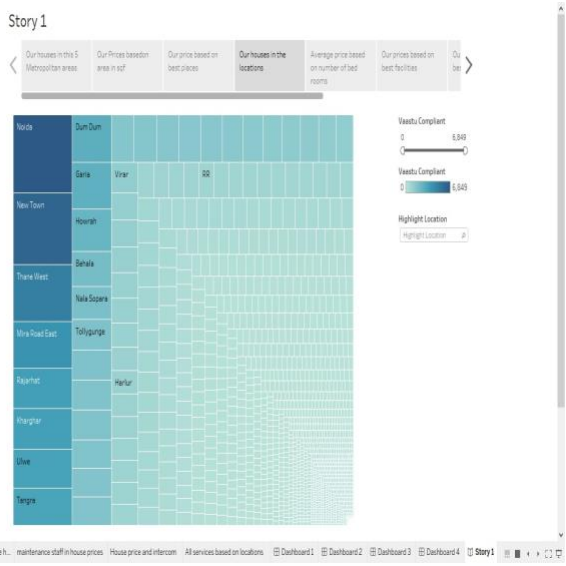
Dashboard 2
Dashboard 3
Dashboard 4
Story 1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Our price based on best places
Our houses in the locations
Average price based on number of bed rooms
Our prices based on best facilities
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Dashboard 3
Dashboard 4
Story 1


Story 1
Story 1
Our houses in the locations
Average price based on number of bed rooms
Our prices based on best facilities
Our facilities in the best places
Our prices based on Intercom
Our Services in some places
Measure Names
24X7Security
AC
ATM
BBD
Cafeteria
Car Parking
Children'splayarea
Club House
Dining Table
Geoconnection
Gymnasium
Hospital
Indoor Games
Intercom
Jogging Track
Landscaped Gardens
Lift Available
Maintenance Staff
Measure Values
Maintenance Staff
24X7Security
AC
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Cafeteria
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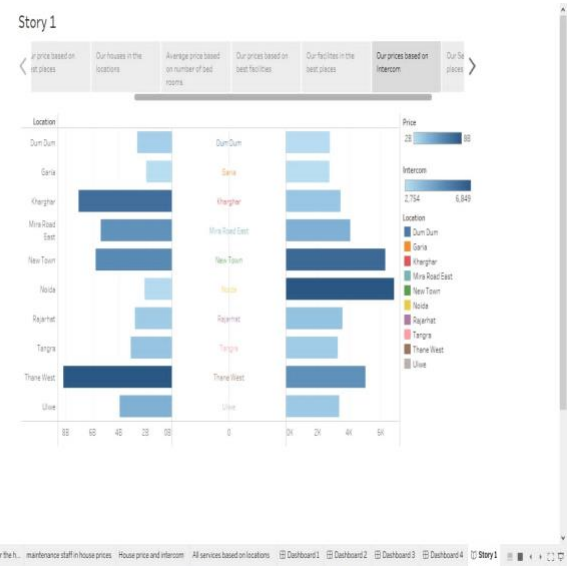
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Our facilities in the best places
Our prices based on Intercom
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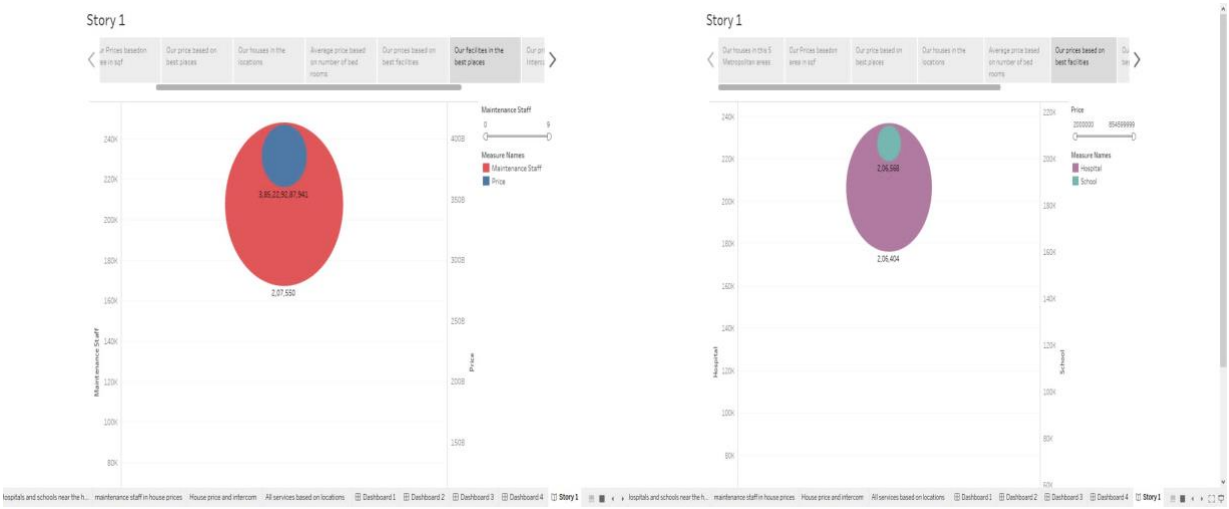

4.Advantages and disadvantages:

Advantages:

- It helps investors identify potentially lucrative real estate investments, as metropolitan areas often see steady appreciation in property values over time.

- Economic Indicators: Housing prices can serve as indicators of the overall economic health and growth potential of a metropolitan area.

- Urban Planning: It assists urban planners and policymakers in understanding housing demand, which can inform infrastructure development and city planning.

- Demographic Insights: Housing price analysis can reveal demographic trends, such as population migration and urbanization, which can impact housing markets.

Disadvantages:

- Reliable and up-to-date data on housing prices may be scarce or incomplete, making it challenging to conduct accurate analysis.

- Metropolitan areas are diverse, with variations in housing types, demographics, and economic conditions, making it difficult to generalize findings.

- Housing markets in India's metropolitan areas can experience rapid fluctuations, making predictions and long-term analysis less reliable.

5.Applications:

- Investors can use housing price data to identify lucrative investment opportunities in growing metropolitan areas, potentially leading to profitable real estate investments.

- Rental Market Insights: Landlords and renters can use housing price data to gauge rental market trends and set appropriate rental rates.

- Financial institutions and lenders can use housing price data to assess the risk associated with mortgage loans and make lending decisions.

- Developers can use housing price data to identify areas with high demand for new construction projects, helping them make informed decisions about where to build.

- Researchers can study housing price data to gain insights into various aspects of urban economics, sociology, and geography.

6.Conclusion:

The analysis of housing prices in metropolitan areas in India serves as a multifaceted and dynamic field with significant implications for various stakeholders. It not only aids investors, homebuyers, and policymakers in making informed decisions but also contributes to urban planning, economic assessments, and the overall development of sustainable and affordable housing solutions.

7.Future scope:

- Advanced Data Analytics: As technology and data analytics tools continue to advance, the analysis of housing prices will become more sophisticated. Machine learning and AI algorithms will be employed to make more accurate predictions and identify trends.

- Predictive Analytics: Predicting housing market trends and price movements will become increasingly important. This can help both investors and homebuyers make informed decisions.

- Affordable Housing Solutions: With urbanization on the rise, there will be a growing need for affordable housing. Analysing housing prices will play a pivotal role in identifying areas where affordable housing developments can be initiated.

- Smart Cities: As Indian cities develop into smart cities, the analysis of housing prices will integrate with broader urban planning initiatives, incorporating data on infrastructure, transportation, and sustainability.