



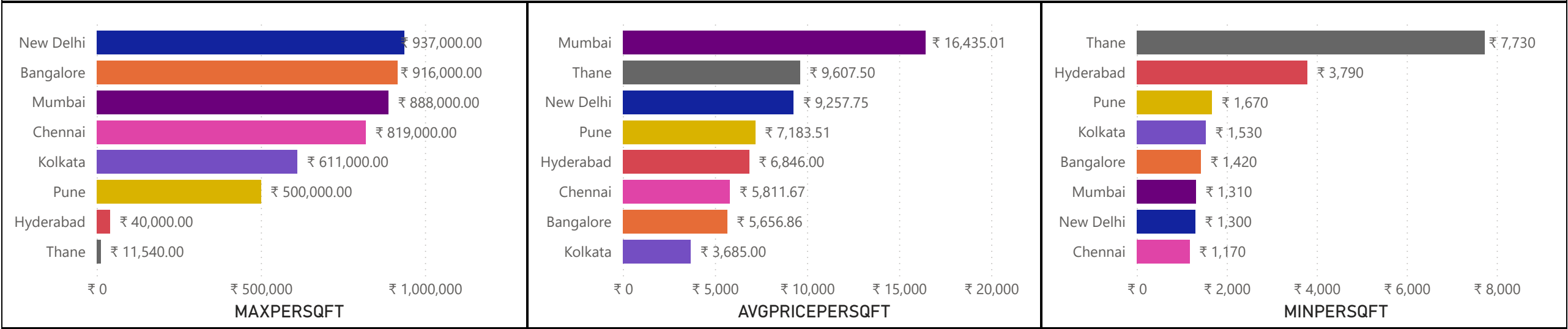
REAL ESTATE DATA INSIGHTS



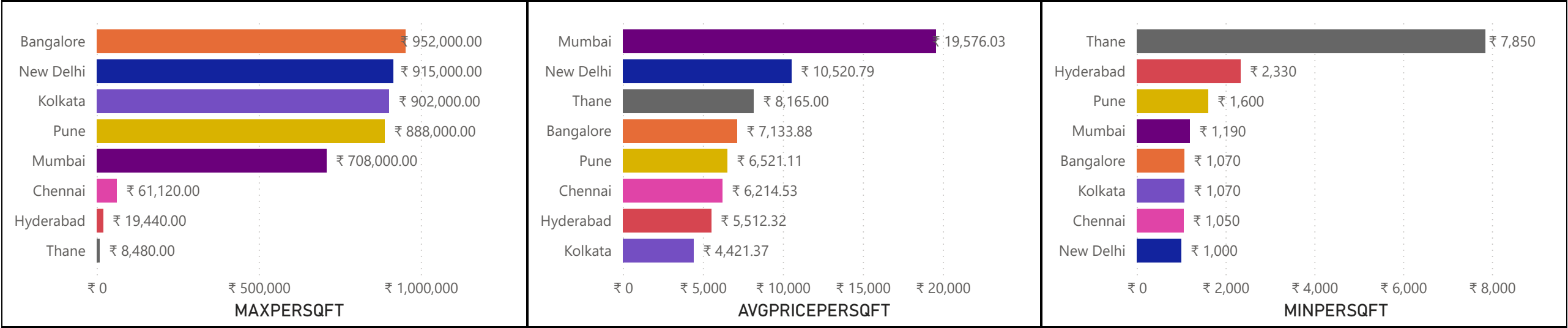
Objective of this study

- Understand range of price for each type and category of house
- Understand range of price between cities
- Comparison of cost between different house types
- Identify if balcony adds to cost of the house in same format or size

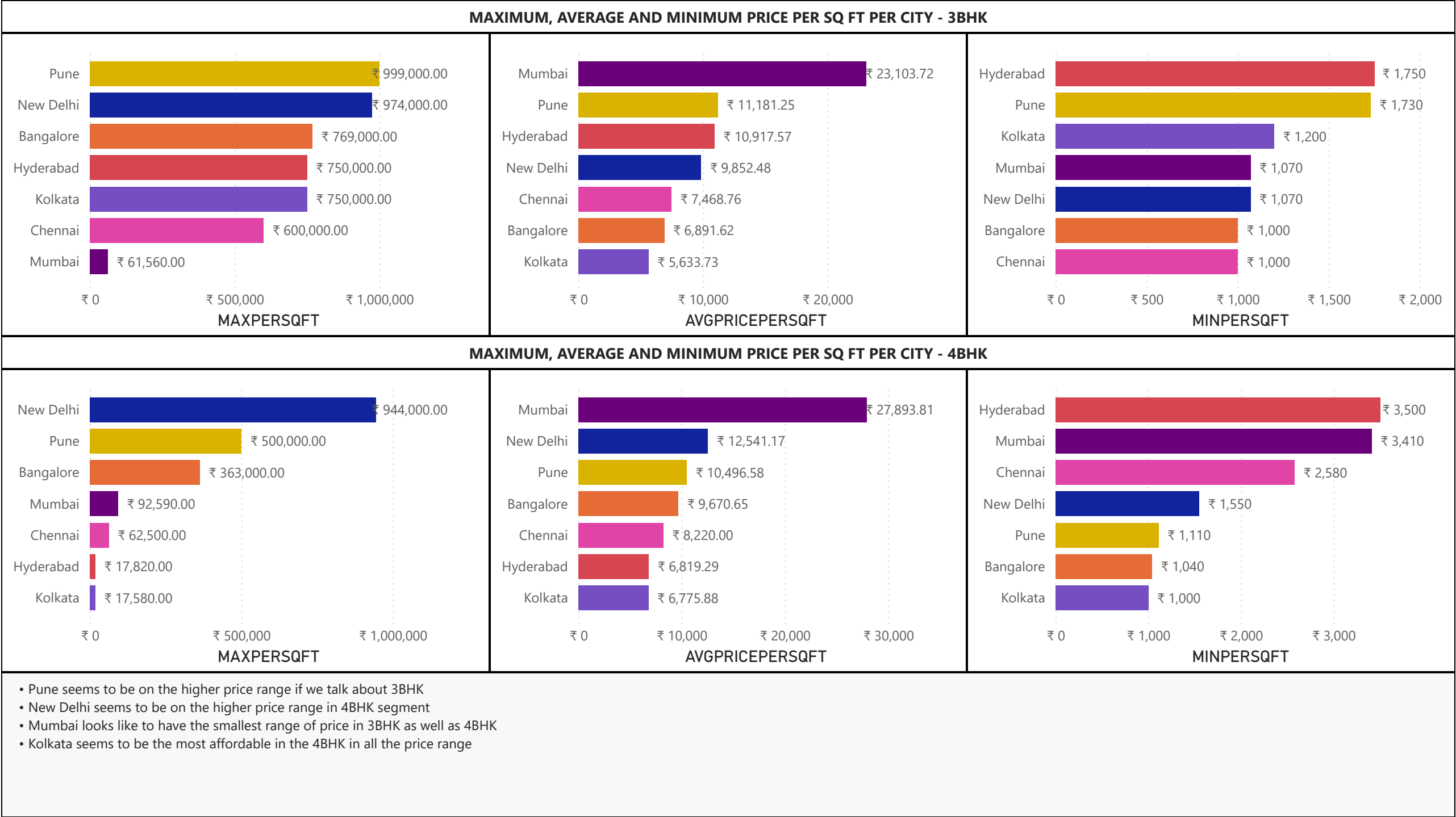
MAXIMUM, AVERAGE AND MINIMUM PRICE PER SQ FT PER CITY - 1BHK



MAXIMUM, AVERAGE AND MINIMUM PRICE PER SQ FT PER CITY - 2BHK



- Delhi has the largest range between lowest and highest per sqft. for both 1BHK and 2BHK formats
- Most expensive properties in categories of 1BHK and 2BHK can be seen in Bangalore and New Delhi
- Pune maintains to be more affordable across all three ranges of maximum, min and average price.



MAXIMUM, AVERAGE AND MINIMUM PRICE PER SQ FT PER CITY - 4BHK

New Delhi

₹ 944,000.00

Pune

₹ 500,000.00

Bangalore

₹ 363,000.00

Mumbai

₹ 92,590.00

Chennai

₹ 62,500.00

Hyderabad

₹ 17,820.00

Kolkata

₹ 17,580.00

₹ 0

₹ 500,000

₹ 1,000,000

MAXPERSQFT

Mumbai

₹ 27,893.81

New Delhi

₹ 12,541.17

Pune

₹ 10,496.58

Bangalore

₹ 9,670.65

Chennai

₹ 8,220.00

Hyderabad

₹ 6,819.29

Kolkata

₹ 6,775.88

₹ 0

₹ 10,000

₹ 20,000

₹ 30,000

AVGPRICEPERSQFT

Hyderabad

₹ 3,500

Mumbai

₹ 3,410

Chennai

₹ 2,580

New Delhi

₹ 1,550

Pune

₹ 1,110

Bangalore

₹ 1,040

Kolkata

₹ 1,000

₹ 0

₹ 1,000

₹ 2,000

₹ 3,000

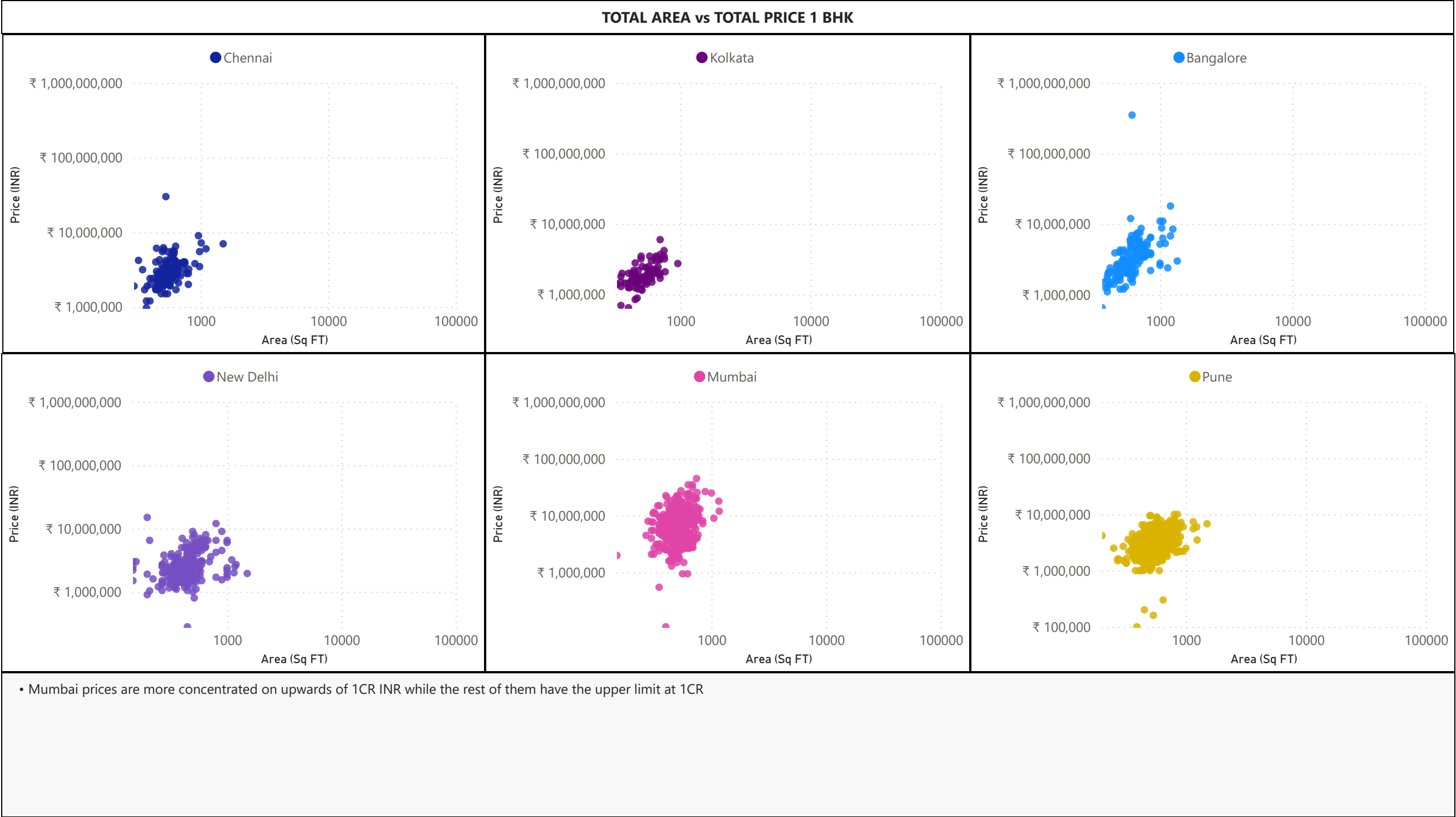
MINPERSQFT

• Pune seems to be on the higher price range if we talk about 3BHK

• New Delhi seems to be on the higher price range in 4BHK segment

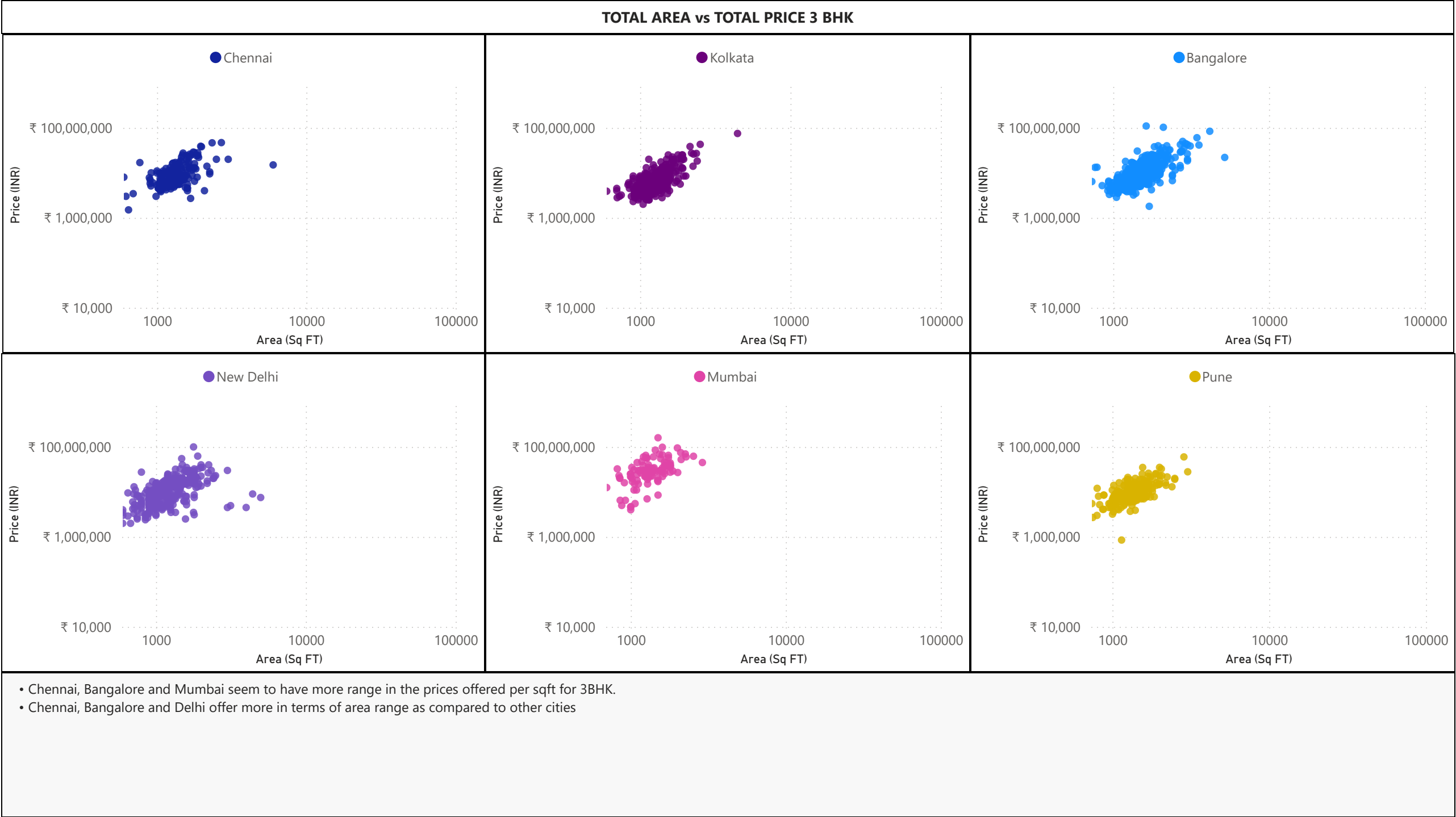
• Mumbai looks like to have the smallest range of price in 3BHK as well as 4BHK

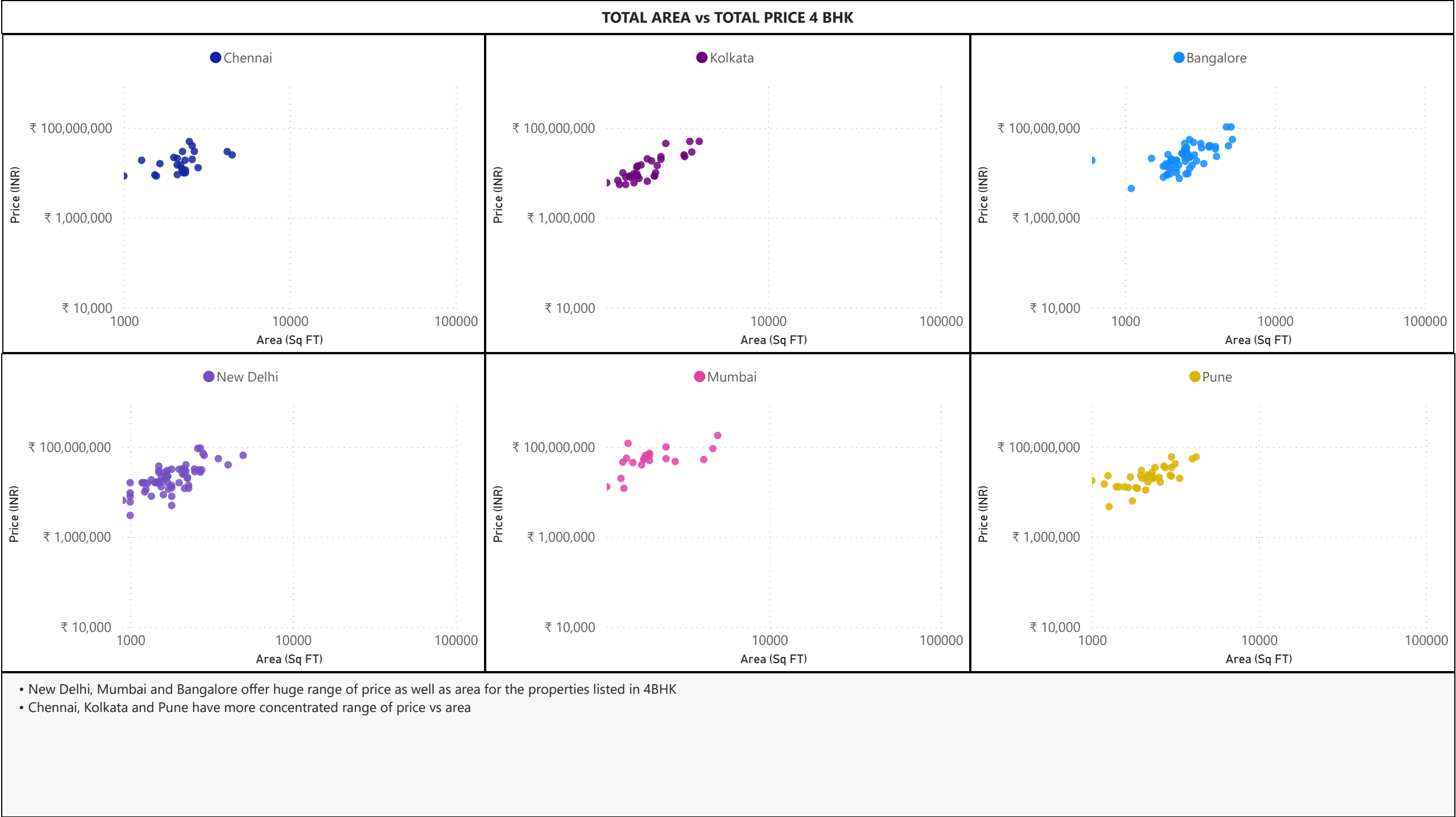
• Kolkata seems to be the most affordable in the 4BHK in all the price range



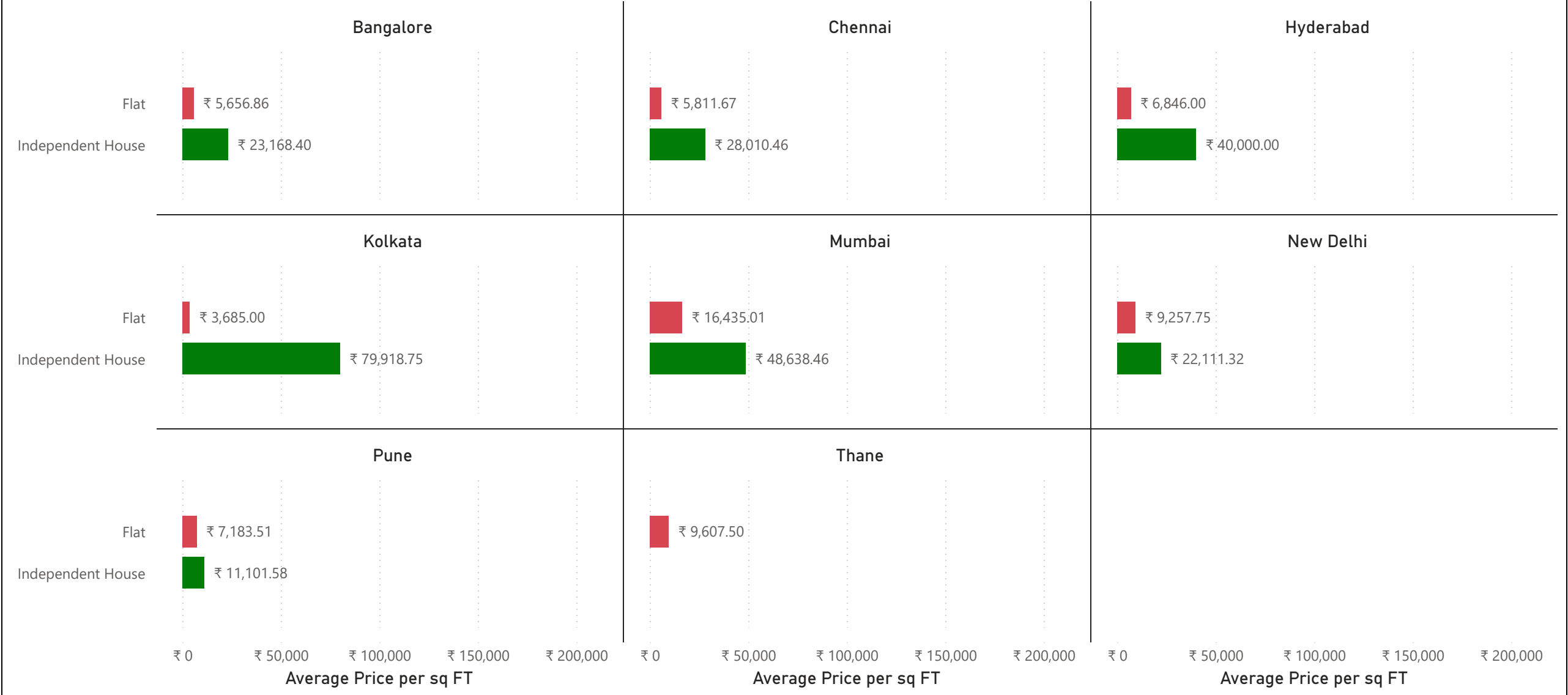


- Mumbai, Kolkata and Pune seem to have the least number of outliers and the price range are also on similar range
- Chennai, Bangalore and New Delhi seem to have more number of outliers with Chennai getting the least area for expensive price and largest area for least price in Bangalore.



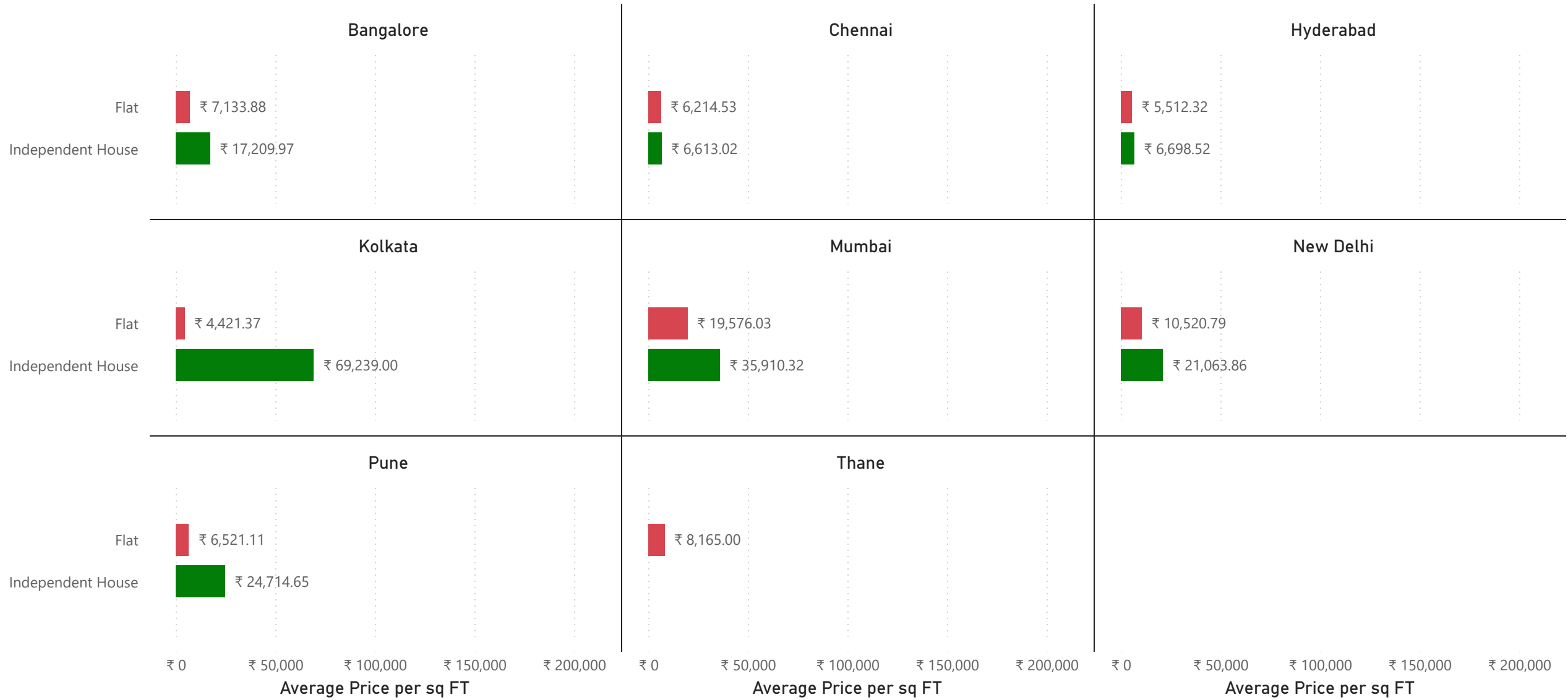


Which is more expensive - Flat vs Independent House (1BHK) Format



- Independent house are more costly in terms of Price per sqft across all cities
- Out of all cities, average price per sqft is highest in Mumbai. The next in line is New Delhi with a difference of almost 7k per sqft
- Average Independent House in Kolkata is 26 times expensive than a flat in the same city. This is the highest difference seen from all cities.

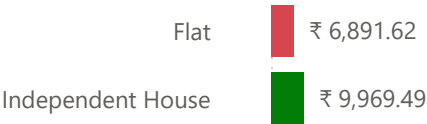
Which is more expensive - Flat vs Independent House (2BHK) Format



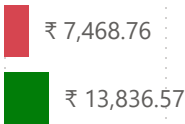
- While in general, Independent house is still expensive than flat overall in 2BHK format, its more evident in Kolkata, Mumbai, New Delhi and Pune.
- Highest difference between flat and house in this as well comes from Kolkata.

Which is more expensive - Flat vs Independent House (3BHK) Format

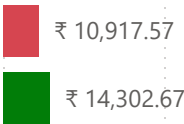
Bangalore



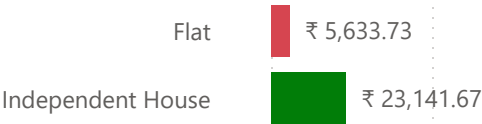
Chennai



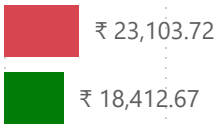
Hyderabad



Kolkata



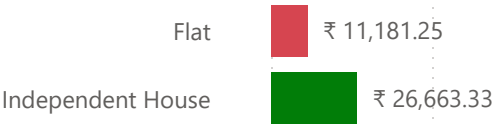
Mumbai



New Delhi

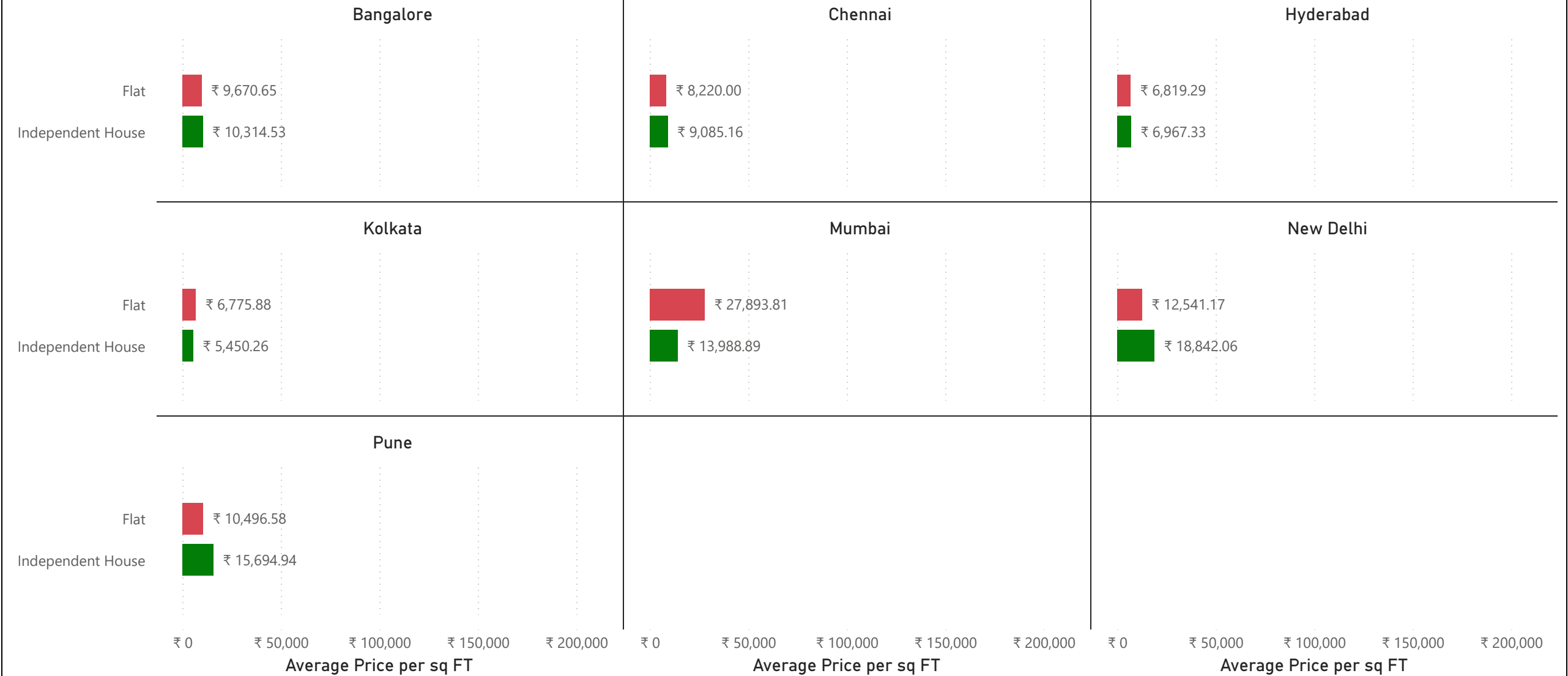


Pune



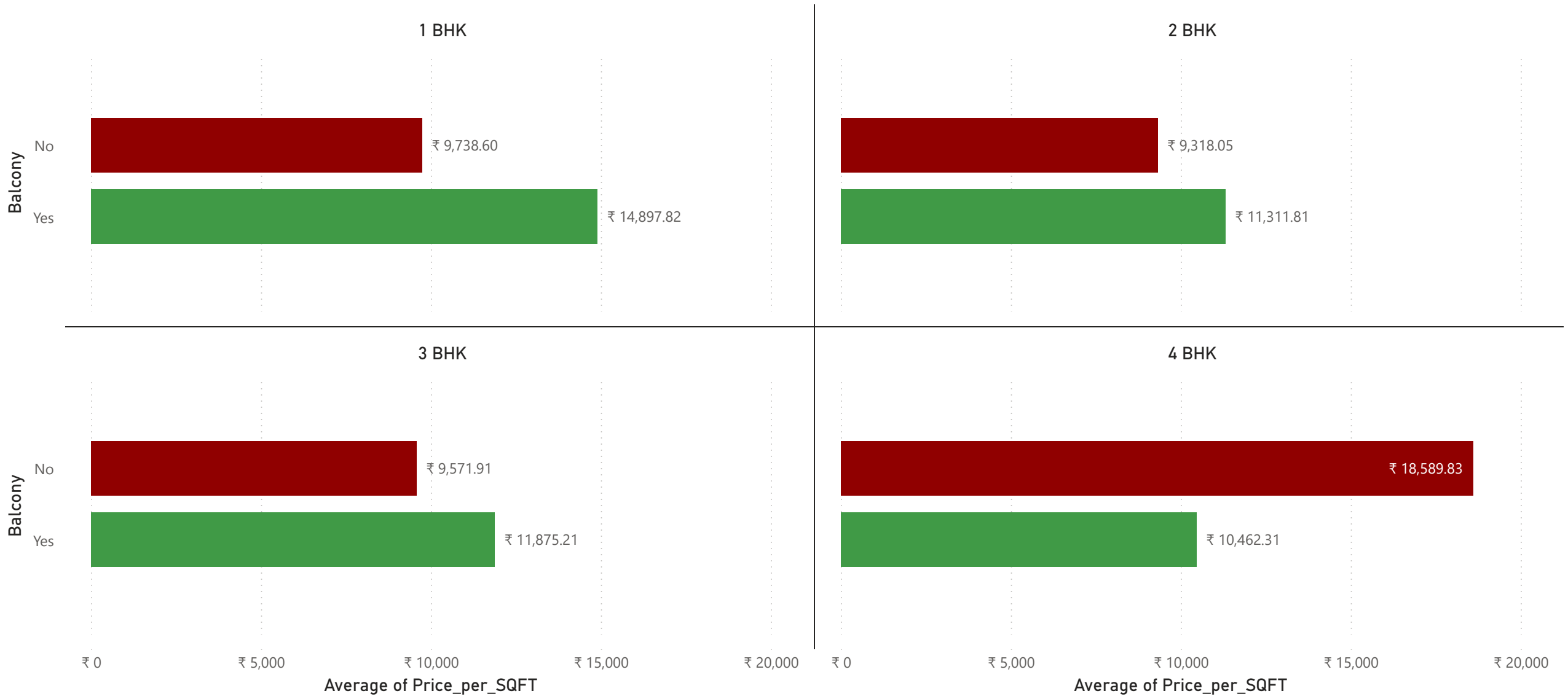
• While average price per sqft has been higher in Independent house than flats, this has changed for Mumbai in 3BHK where the Flat is more expensive.

Which is more expensive - Flat vs Independent House (4BHK) Format	
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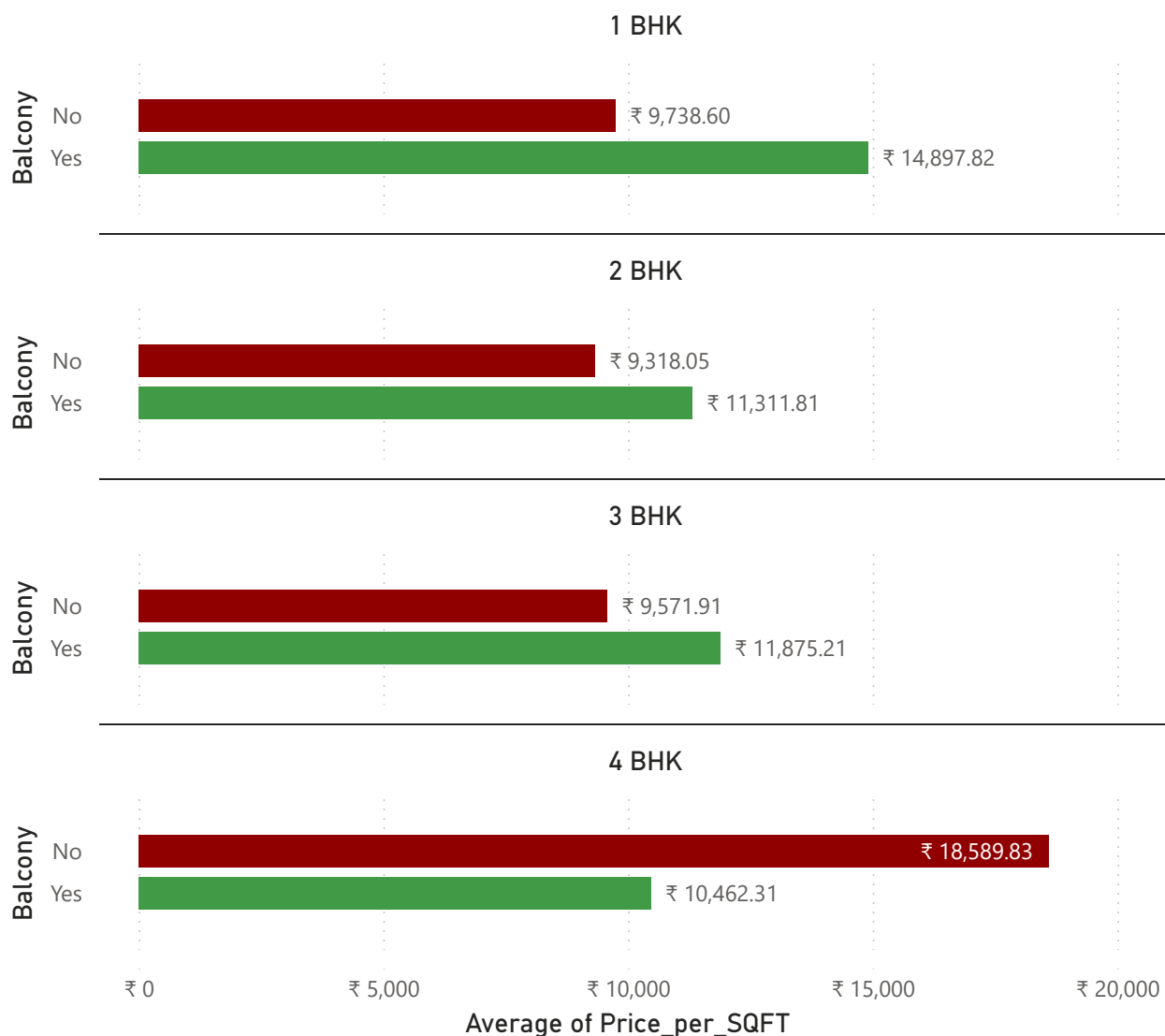
- In 4BHK as well, we see Mumbai has average price per sq ft higher for flat than Independent houses. The difference seem to be almost 2 times the price of Independent house.

Does having a balcony make a flat more expensive ?



• From this it seems apart from average price per sqft is higher only for 4BHK flats.

Does having a balcony make a flat more expensive ?



Does having a balcony make an Independent house more expensive ?



- In both types of house, 4BHK formats seem to be more expensive if they have a balcony.
- 1 BHK independent house with a balcony is most expensive out of all others.