

A scenic mountain landscape featuring a rocky trail winding through evergreen trees in the foreground. In the background, majestic snow-capped mountain peaks rise against a clear sky. The scene is bathed in the warm, golden light of late afternoon or early morning, highlighting the textures of the rocks and the vibrant green of the foliage.

# King County House Flipping

Aiden Bull



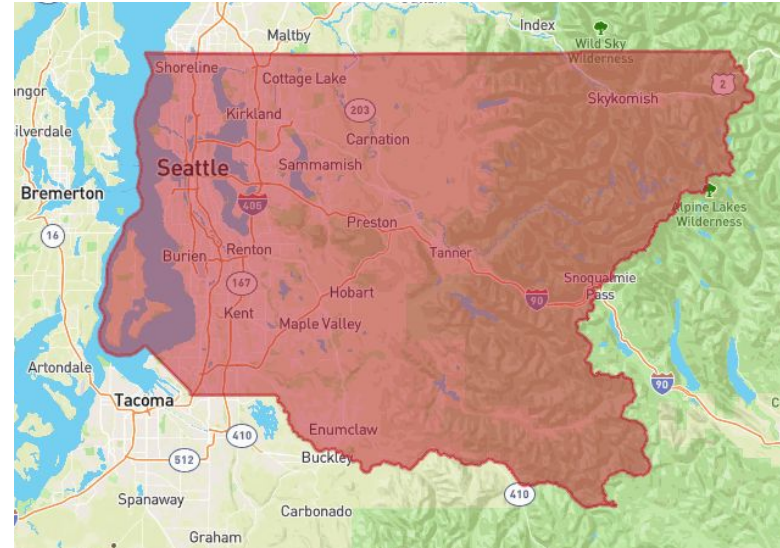
# Overview

- Project Objective
  - Which Houses to Buy
  - What to remodel
- Understanding the Data
- The Process
- Recommendations
- Caveats
- Future Projects



# Understanding the Data

- King County
  - Seattle, Bellevue, Redmond
- Individual Houses listed
- 20 Features
  - Location, Price, Bathrooms, Floors
- 21597 Entries
- Year: 2014-2015







# Process



## EDA

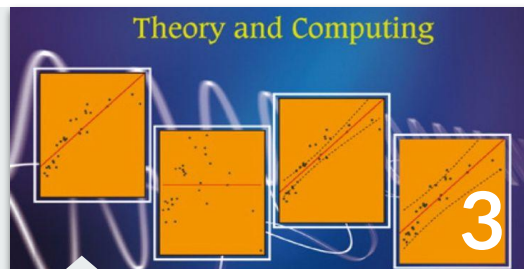
Data Exploration

## Preprocess

Data Cleaning, Feature engineering



## Theory and Computing



## Iterative Modeling

Find the Best Model



# What to Buy

- Bellevue - 38% Increase
- Seattle - 19% Increase
- Waterfront - 34% Increase
- View - 9% Increase





# What to Renovate

- Condition - 48% Increase
- Floors - 9% Increase
- Bathrooms - 5% Increase





# Caveats



- Based in King County
- Data from 2014 to 2015
- Has to be Statistically Significant
- Unpredictable Market shifts from Covid

# Future Projects

- Integrated solution

Buy Rent Sell Home Loans Agent finder

Zillow

Manage Rentals Advertise Help Sign in

King County, WA

For Sale Price Beds & Baths Home type More Save search

Showing 500 of 4152 results in this area

Schools Remove Boundary

King County WA Real Estate & Homes For Sale

4,152 Agent listings 219 Other listings Sort by: Homes for You

3D Tour

\$650,000  
3 bds 2 ba 1,544 sqft - Active  
30436 SE Issaquah Fall City Road, Fall City, WA 98024

Bamboo floors

\$435,000  
2 bds 1 ba 860 sqft - Active  
1974 Lafromboise Street, Enumclaw, WA 98022

Loading...

Expansive living room

\$678,000  
2 bds 2 ba 1,310 sqft - Active  
23627 Vashon Highway SW, Vashon, WA 98070

Cozy wood-burning stove

\$675,000  
3 bds 3 ba 1,640 sqft - Active  
2910 Fall City Carnation Road NE, Carnation, WA 98014

Expansive closet

\$685,000  
3 bds 2 ba 2,130 sqft - Active  
9402 12th Avenue SW, Seattle, WA 98106





# Thank You

# Questions?

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Github repository:

[DivisiBULL/phase-2-project-King-County-housing-linear-regression \(github.com\)](https://github.com/DivisiBULL/phase-2-project-King-County-housing-linear-regression)