



SA Real Estate (AQAR)

Data Analysis Report

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Introduction:

This report presents the findings and conclusions derived from an analysis of SA real estate (AQAR) data. The dataset consists a lot of data for more than one city in Saudi Arabia, but we limited the analysis on Riyadh city only. The analysis includes the visualization of real estate kinds distribution, average prices in top districts, property distribution by coordinates, and average price per square meter across districts. The insights gained from these visualizations provide valuable information for real estate developers, investors, homebuyers, and market analysts.

The findings and insights:

1. Distribution of Real Estate Kinds:

- The heatmap visualization provided insights into the distribution of different real estate kinds across categories.
- It highlighted categories with a higher concentration of specific property types, indicating market preferences and demand.

2. Popular Real Estate Kinds:

- The heatmap identified the most popular property types within each category based on higher counts.
- This information is valuable for understanding the types of properties in high demand and guiding development or investment decisions.

3. Market Demand:

- The heatmap revealed categories with a higher count of specific property types, indicating a greater demand for those types of properties.
- Understanding market demand helps in aligning strategies with the preferences and needs of potential buyers or renters.

4. Identification of Expensive Districts:

- The bar chart of average prices in top districts identified areas with the highest average property prices.
- This information assists in targeting premium locations for real estate investments or purchases.

5. Comparison of Average Prices:

- The bar chart allowed for a visual comparison of average prices among different districts.
- It showcased variations in pricing levels, providing insights into relative affordability or premium associated with each district.

6. Identification of Top and Bottom Districts:

- The bar charts identified the top districts with the highest average price per square meter and the bottom districts with the lowest average price per square meter.
- These charts provided a clear view of premium and more affordable districts, aiding investment or purchasing decisions.

Recommendations:

1. Infrastructure Development:

- Identify key areas for infrastructure development, such as transportation networks and public facilities, and prioritize investments in those areas to support urban development and improve overall connectivity.
- Collaborate with relevant stakeholders, including government bodies and private sector entities, to formulate comprehensive plans for infrastructure development and ensure efficient execution.

2. Sustainable Housing Solutions:

- Encourage the adoption of sustainable construction practices and renewable energy technologies in the real estate sector to promote environmentally friendly and energy-efficient housing solutions.
- Facilitate partnerships and collaborations between real estate developers, architects, and energy providers to integrate sustainable features into housing projects.

3. Implementation of Smart City Concepts and Innovation:

- Encourage the development of innovation hubs and incubators to support the creation and implementation of cutting-edge technologies in the real estate sector.

4. Analyze Property Density and Geographic Spread:

- Focus on areas with high property density or clusters for potential development projects.
- Consider the benefits of developing in areas where properties are densely concentrated.

Conclusion:

In conclusion, the analysis provides valuable insights and recommendations for the real estate market. To align with the 2030 vision, stakeholders should focus on sustainable development, innovation, and inclusivity. By incorporating green practices, technology, and accessible features, the sector can contribute to a better future. Collaboration and partnerships will be crucial for success. Overall, implementing these recommendations will help create a real estate industry that aligns with the 2030 vision.