



# Artificial Intelligence **REAL ESTATE EVALUATOR**

Enterprise Application

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Sell it? Buy it? Or loan the money?  
There is a **problem...**

Ok, **how much?**



# What's the Problem of House Evaluation?

Huge Cost to get a reliable price

7 working days in average

\$50,000 NTD per report

# REAL ESTATE A.I. EVALUATOR

using **2 models** to enhance  
the prediction

including **all the parameters**  
human evaluator care about

REAL ESTATE EVALUATOR

## REAL ESTATE EVALUATOR

Real Estate Evaluator is a forecast AI model of the House Value via Hedonic Price Method and eXtreme Gradient.  
It helps achieve a cost reduction in the process and reduce the huge loss caused by evaluation mistake.

### Retrieval Information: The House Data in Taipei

Address

Please input in Chinese

Ping (坪)

Please input the range from 1 to 2000 Pings  
Unit of measurement for area in Taiwan  
1 square meter = 0.3025 Pings

Building Age

Please input the range from 0 to 100 years

Usage Type

Building Type

Construction  
Materials

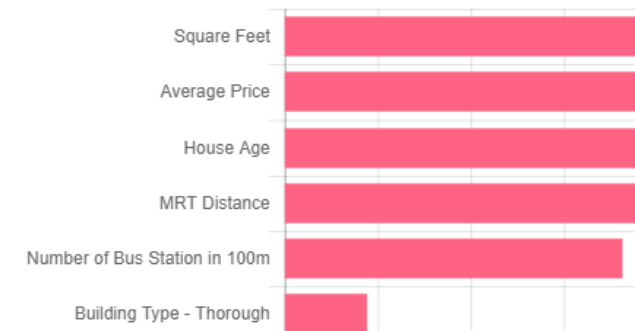
### Value Forecast: The Price Evaluation

#### Evaluated Price \$

Based on XGBoost model

#### Feature Importances

List the importance of the feature effecting the price



# Model Structure



# Database



## Buiding

內政部不動產資訊平台  
低度用電住宅  
新售餘屋資料



## Geography

綜合所得稅所得總額各縣市鄉鎮村里統計分析表  
臺北市住宅竊盜點位資訊  
Google Place Search (HERE Technologies)  
捷運站進出人次  
便利商店分佈  
公車站分佈  
村里界圖

# Business Possibility

Phase 1.



Evaluator

寶源不動產估價師事務所



Financial Industry / Court...



# Demo Time

