

## ■ House Sales in King County, USA — Executive Summary

**Goal:** Predict house sale prices to identify key property value drivers.

**Dataset:** House Sales Dataset (Seattle, WA) — 21,000 records, 19 numeric and categorical features.

**Approach:** Exploratory Data Analysis, Linear/Ridge/Random Forest Regression, Feature Engineering (log(price), age, renovation indicators).

**Results:**  $R^2 = 0.89$ , RMSE = \$145K. Top drivers: living area, grade, and waterfront proximity.

**Impact:** Demonstrated regression modeling, feature scaling, and visualization storytelling.

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