

King County House Sales dataset

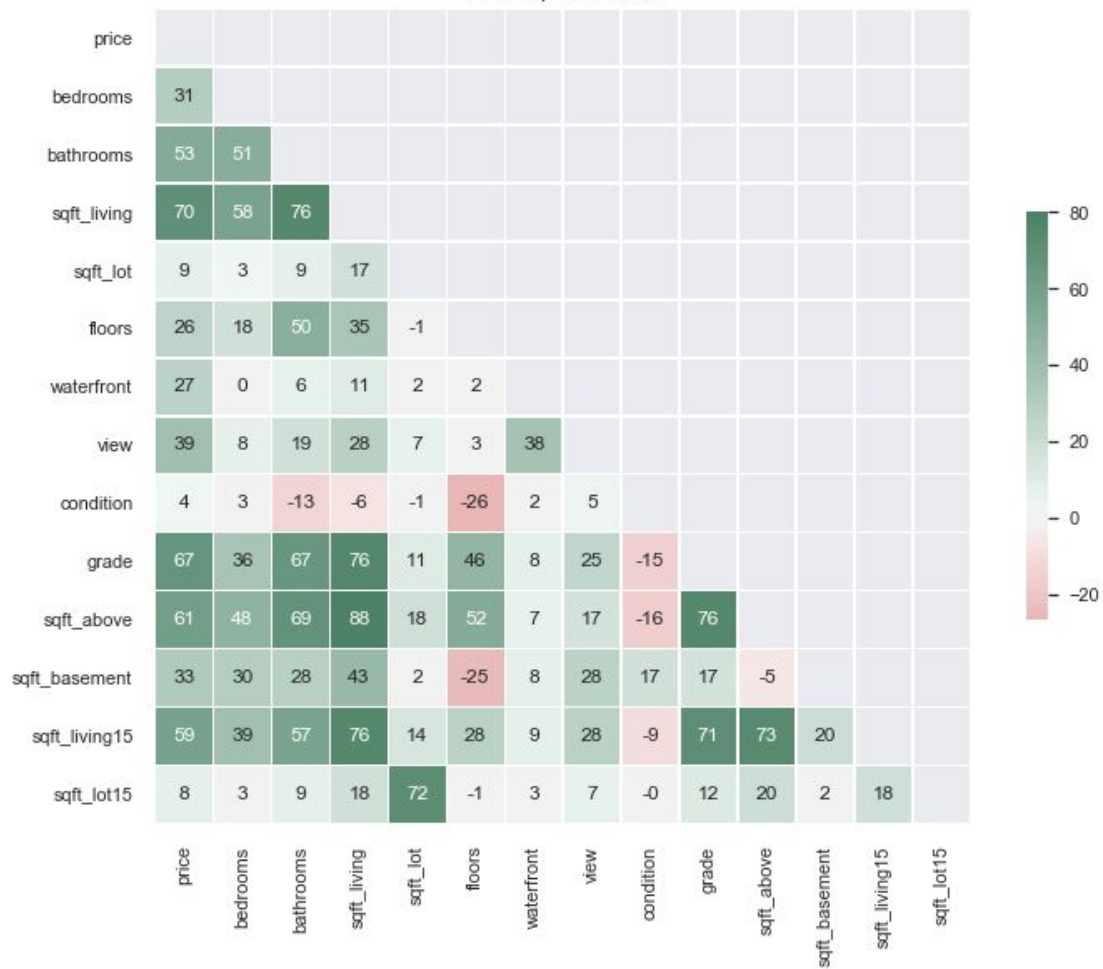
By Bram Tunggal

Methodology - OSEMiN

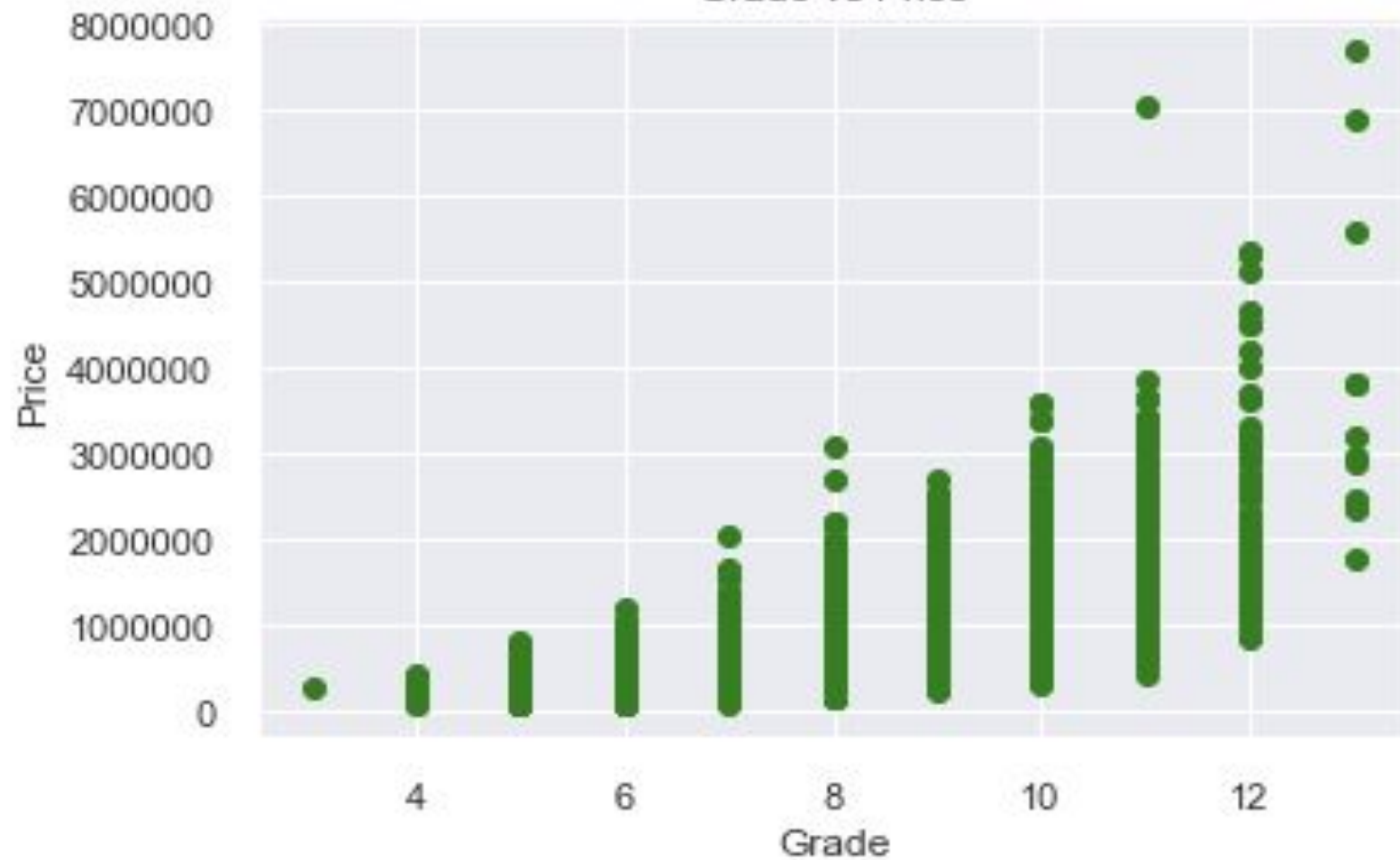
- Obtain
- Scrub/ clean
- Explore
- Model
- Interpret

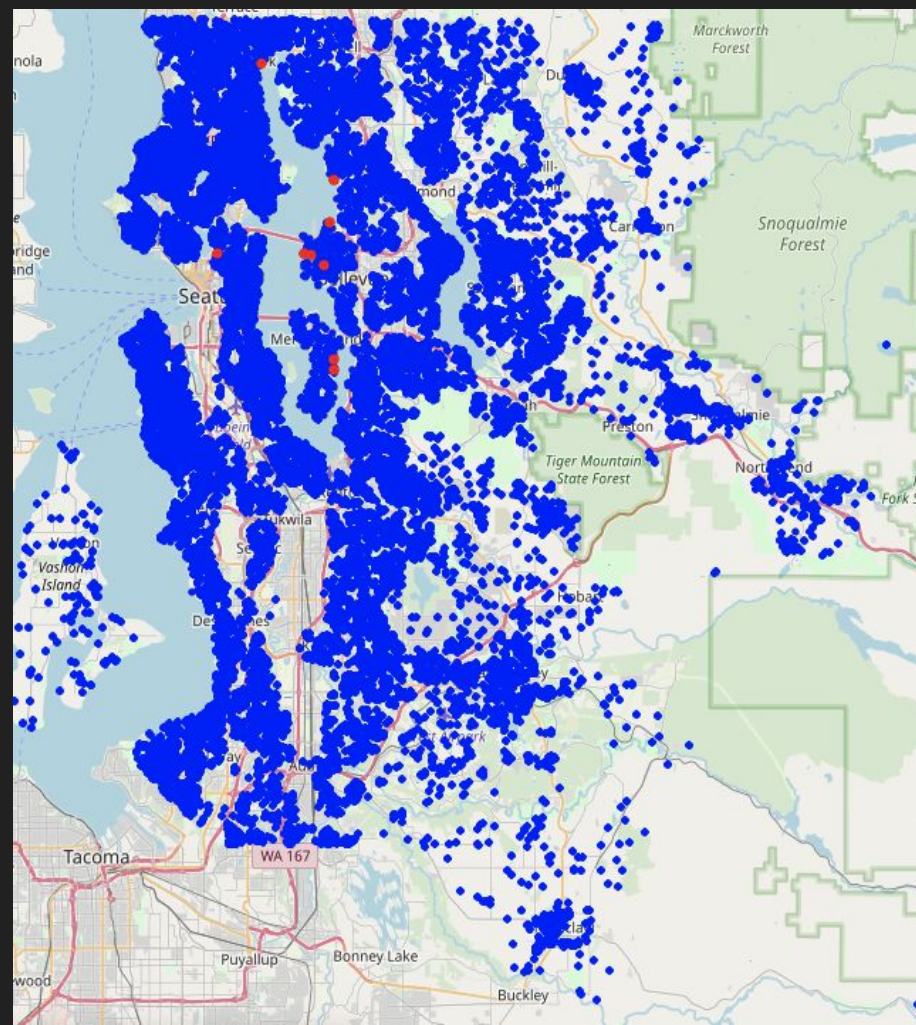
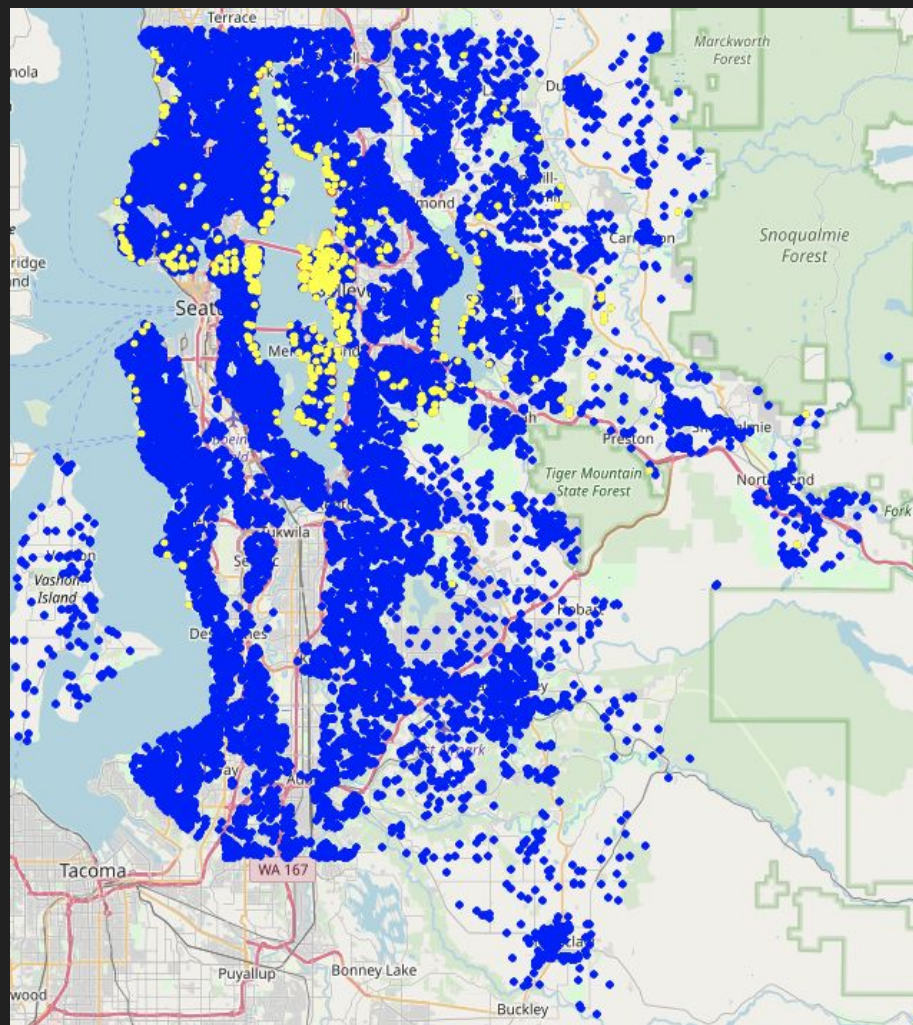
1. What features impact home price the most?
2. How can home owners maximize their profit from selling their house?

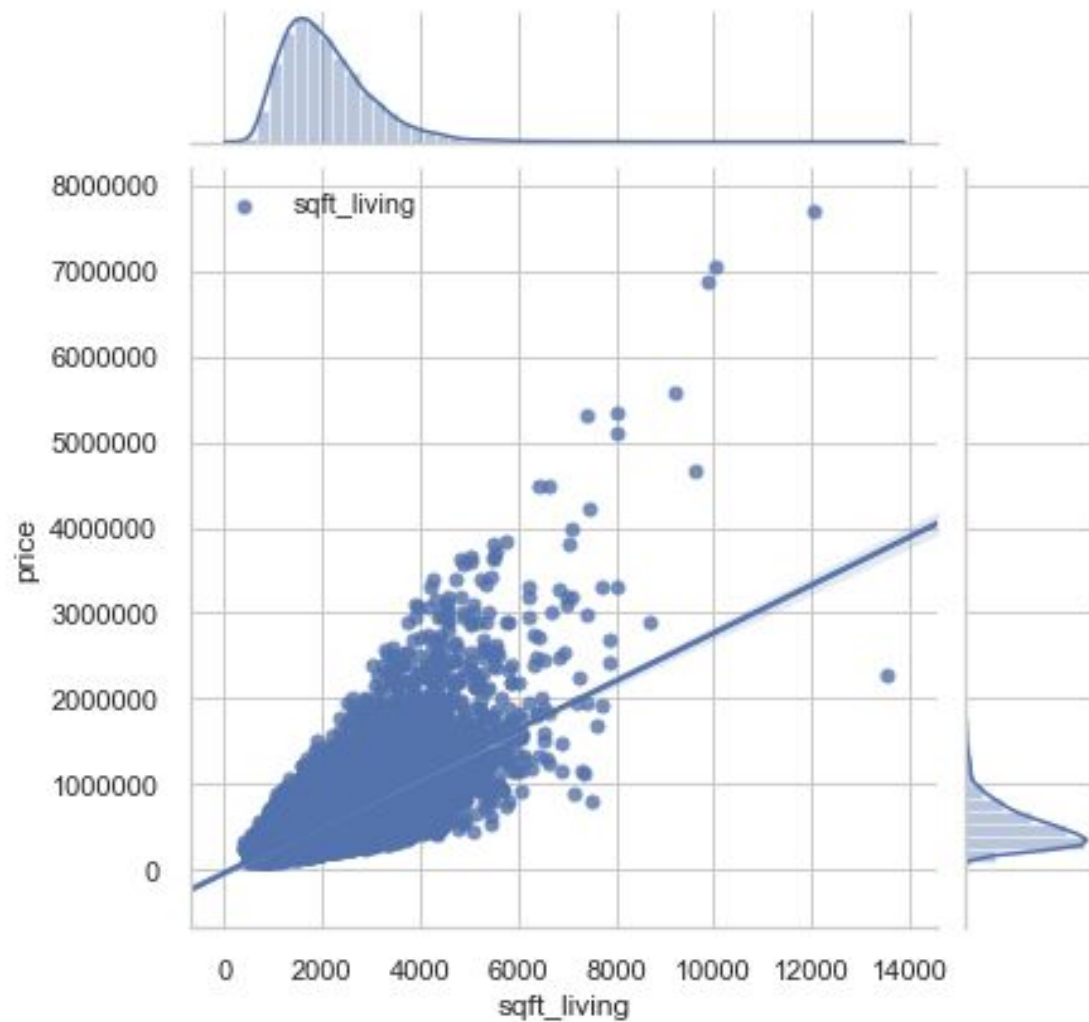
Heatmap Correlation



Grade vs Price







Findings

1. Square footage of a house plays a big role in home price... but becomes insignificant after +6000 sqft.
 - a. Increase your sqft > Increase your home price
2. The property Grade given by King County matters.
 - a. The construction quality of your house defines what grade you receive from the King County.
 - b. Buildings of better quality cost more to build and command higher value.
 - c. A grade of 10 - *“Homes of this quality generally have high quality features. Finish work is better and more design quality is seen in the floor plans. Generally have a larger square footage.”*



\$1.4 mil
3k sqft - not on the water



\$1.5 mil
2.3k sqft - on the water