Washington Metro Area Real Estate Trends

**Team Members:**

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**Project Description Possibilities:**

* Tracking demographic movements in tertiary markets using (age, income, education, etc.) which may help identify opportunities for value creation through real estate repositioning
  + via Metropolitan Statistical Area
  + via City
  + via submarkets as defined by CoStar or Trulia.

**Research Questions to Answer:**

Who cares about this?

Why do they care about?

What are they going to do about it?

Can we reliably predict where the market is going in terms of potential value creation?

Is there a relationship between crime/traffic/towing/Uninterrupted Power(Arlington Data Source) and where the market has or is going, measured by demographic movements and real estate asset value. Tree planting data.

Potential Factors:

1. What areas are seeing home prices go up and down.
2. Where are people moving
3. Demographics of areas
4. Where are prices the cheapest?

**Data Sets to be Used:**

Census Bureau

Zillow Real Estate and Mortgage Data API (maybe)

Arlington city API (data.arlingtonva.us/developers/) (topics.arlingtonva.us/open-government-resources/data-request…) www.programmableweb.com

**Rough Breakdown of Tasks:**

1. Access Zillow API
2. Clean Data if necessary
3. Identify end goal and further breakdown of tasks.