The Best Regions for Real Estate Investment

Business Understanding

- Real estate industry is dynamic and robust hence critical analysis is key
- Our aim is to analyze Zillow data to get top five regions to invest in
- We will use historical data to make a predictive model
- The basis of choosing the regions will be Return on Investment (ROI)

Data

14723 Rows of data

272 Columns

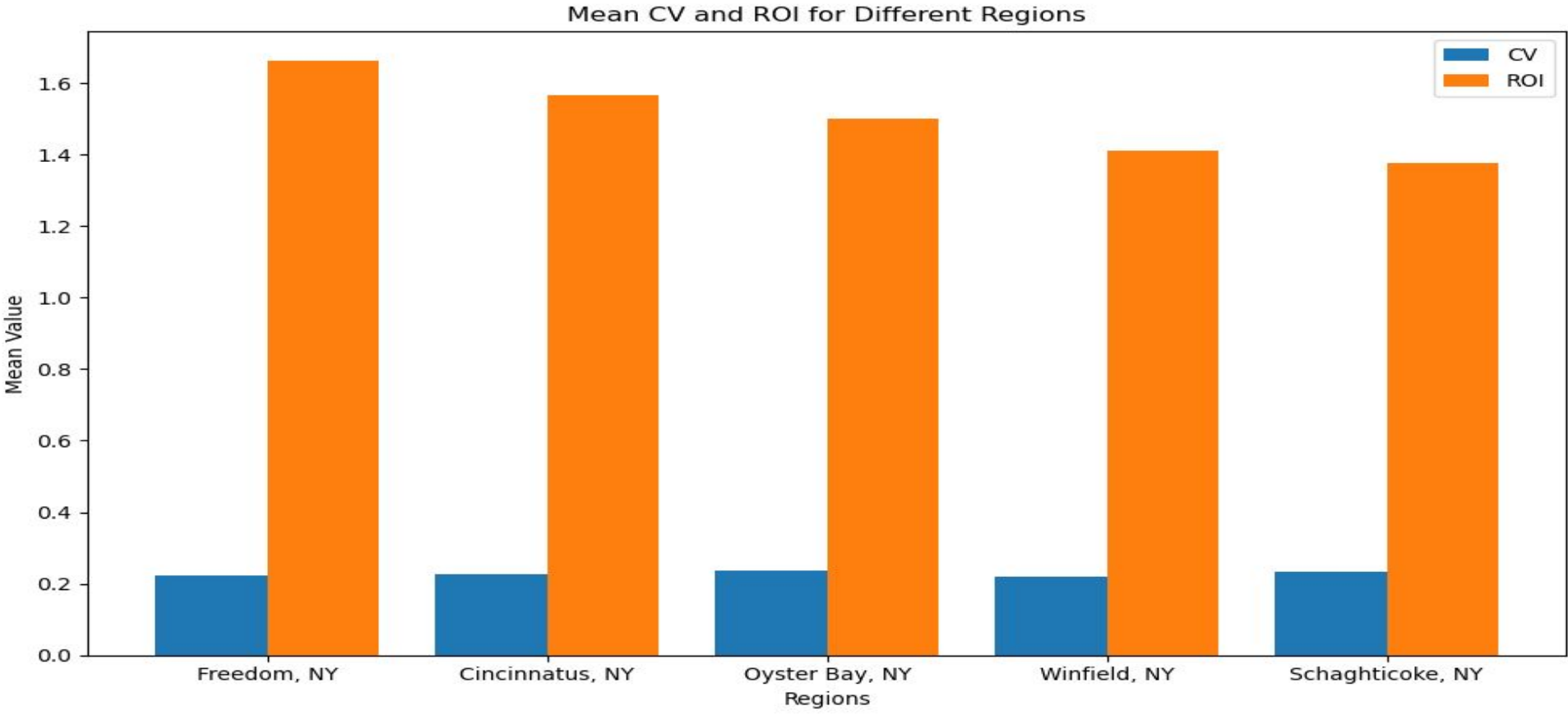
265 Columns as monthly Median house price

Ranging April 1996 – April 2018

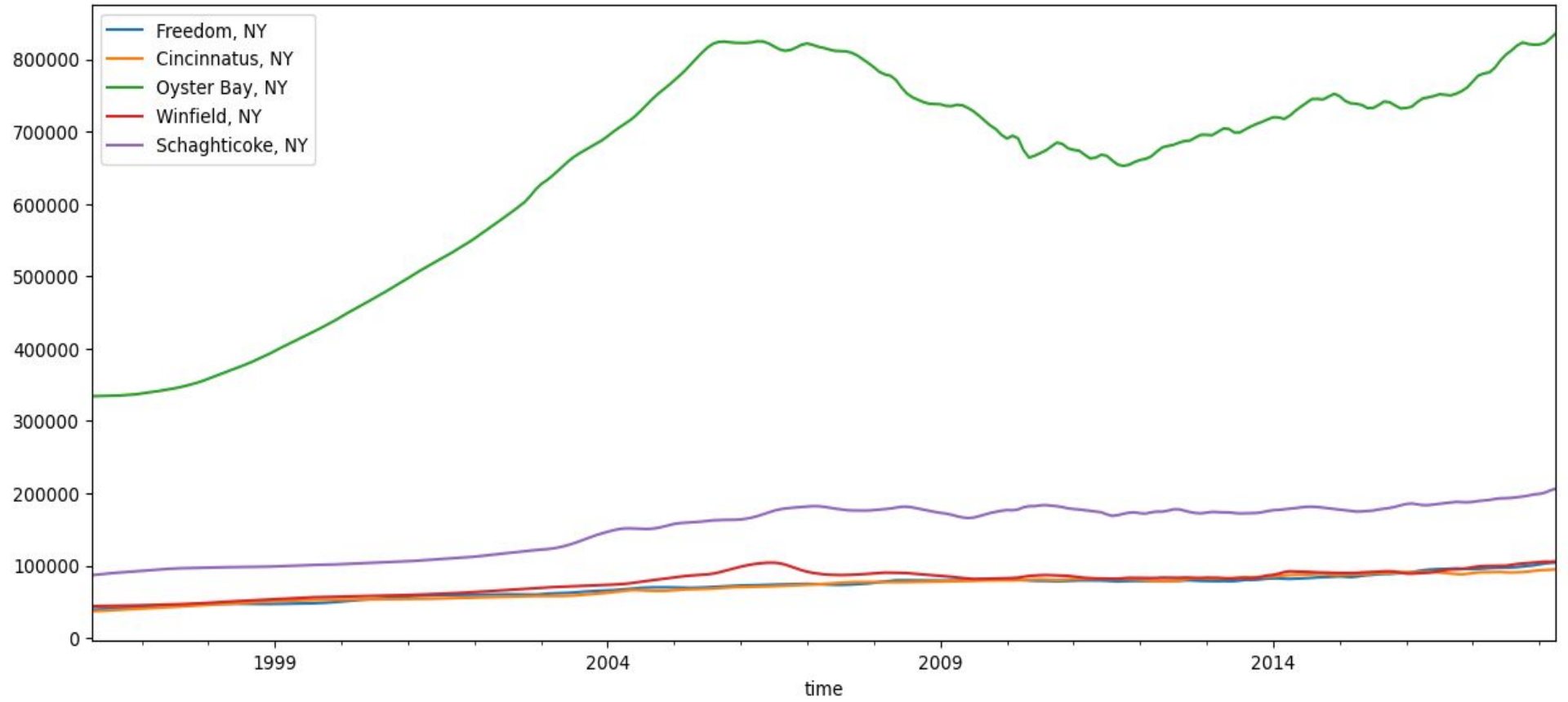
RegionName is the Zip Code

DATASET

Top Five Region Names



Times Series Modeling



Recommendations

1. I recommend a house buyer within the U.S to consider investing in housing within the following regions: Freedom, NY:14065, Cincinnatus, NY:13040,Oyster Bay, NY:11771,Winfield, NY:13491,12154 Schaghticoke, NY:12154
2. For investors with high incomes, they can consider to diversify their investments within those major cities. By this they will be minimizing the risks of their investment portfolio and also staking on high ROI cities.
3. Investors can utilize the analysis to evaluate risks of any other region they may be interested in investing. The metric for risk assessment is the coefficient of variation (CV) which should be low.
4. Investors should give cities or regions with high Return on investment top priority when considering their investment choices.