

King County Real Estate Inc.



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Team JAM

Business Problem

- Hired by King County Real Estate Inc. to create a model to **predict house prices** to help them pair clients with the perfect house.



Data Understanding

- We used data on house prices in King County Washington
- Data from World Population Review was used to map cities to zip codes within King County.



Model Predictions

Increase in Price

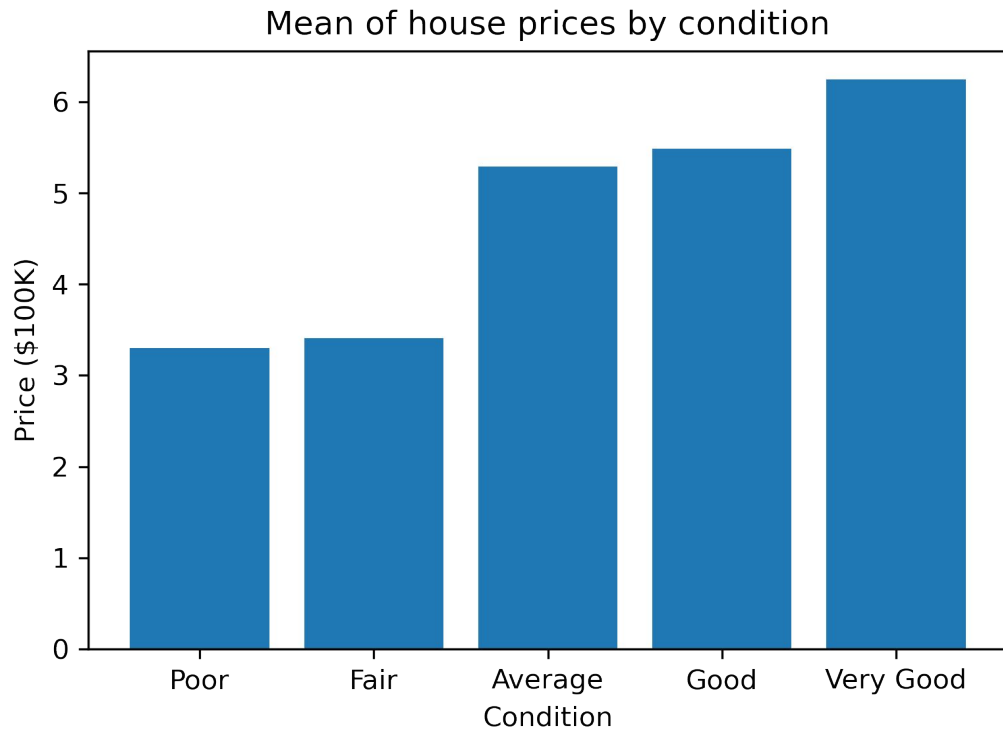
- **View**
- **Condition** ("Good" condition or higher)
- **Grade** ("Good" grade or higher)
- **Square feet Living area**
- **Square feet Lot area**
- **Bathrooms per bedrooms**
- **Cities**

Decrease in Price

- **Condition** (Less than "good" condition)
- **Grade** (Less than "good" grade)

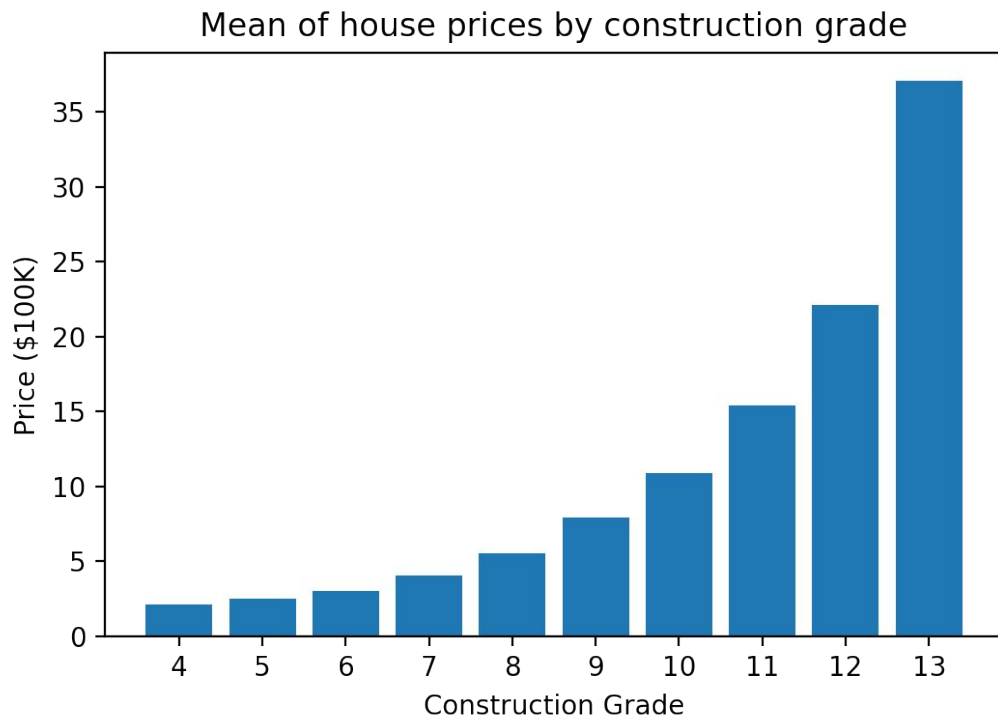
Condition

- Related to maintenance of house.



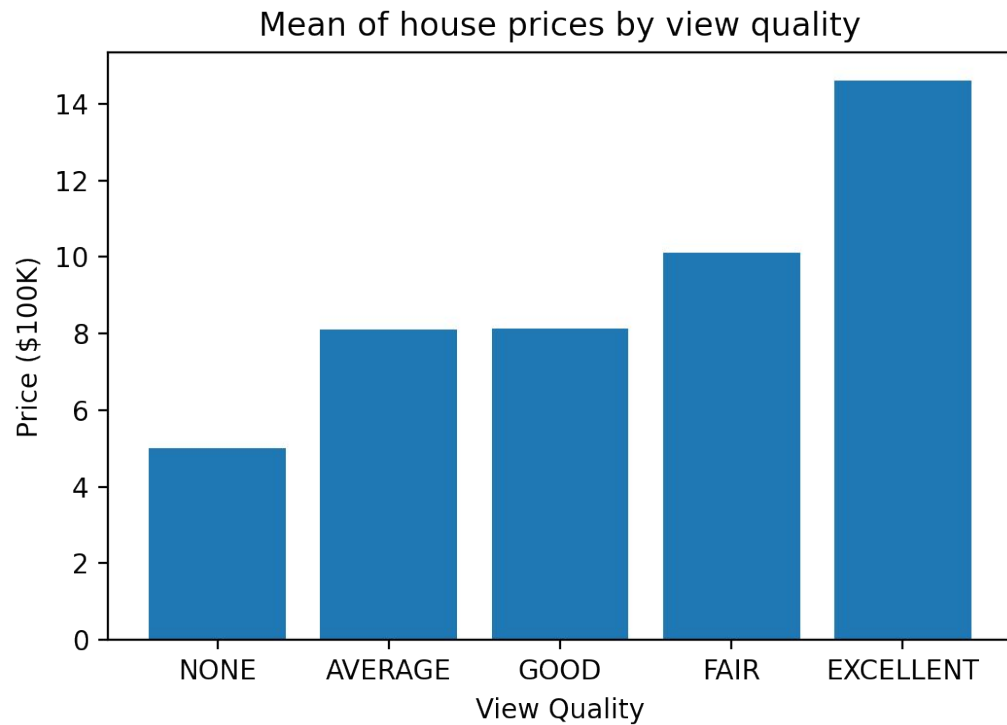
Grade

- Related to the construction and design of the house.
- A grade < 6 does not meet building code



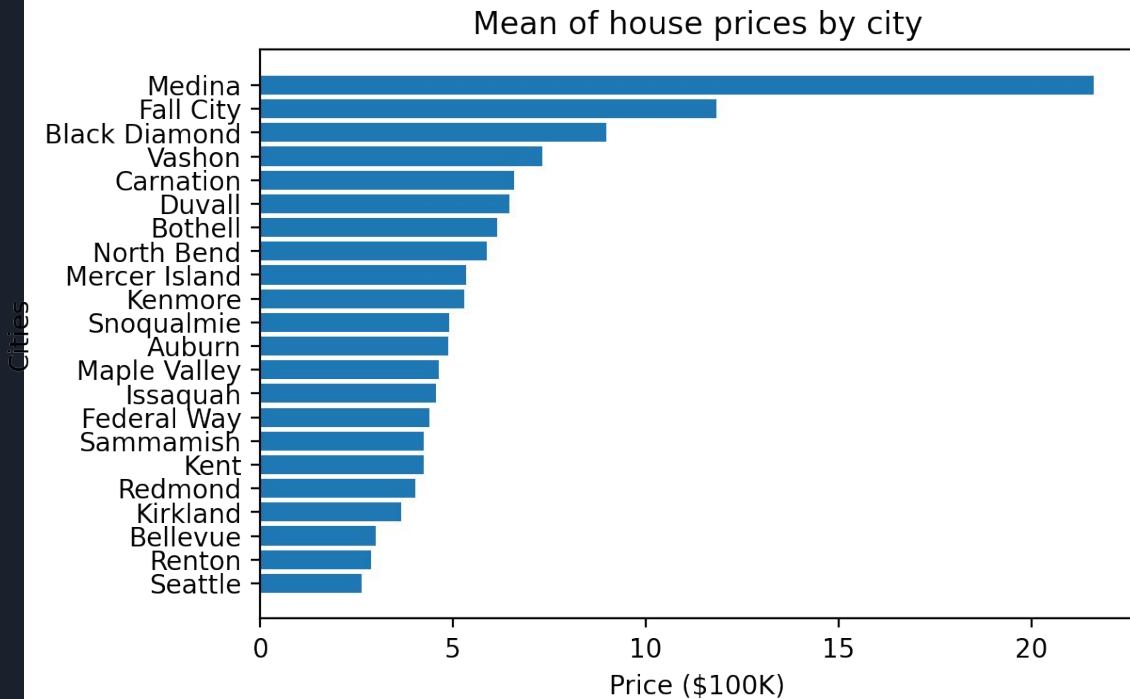
View

- Quality of View of the house.



City

- Includes cities within King County



Conclusion

- Client with a low budget -
 - Condition - Fair
 - Grade - Fair or Low
- Client with a High budget -
 - House in Medina
 - Condition and View - Excellent
 - More Bathrooms per Bedroom
- Client who wants to sell, should -
 - Increase square feet living
 - Increase bathrooms per bedroom
 - Improve grade and condition of the house





Next Steps

- **Fixing the waterfront data** to better reflect whether a house is on the water
- Finding data on **School District Ratings**
- Finding data on **Crime Statistics**

Thank you! Any Questions?

[GitHub Repo](#)

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