Ames Family Real Estate

What can we do without Zillow?

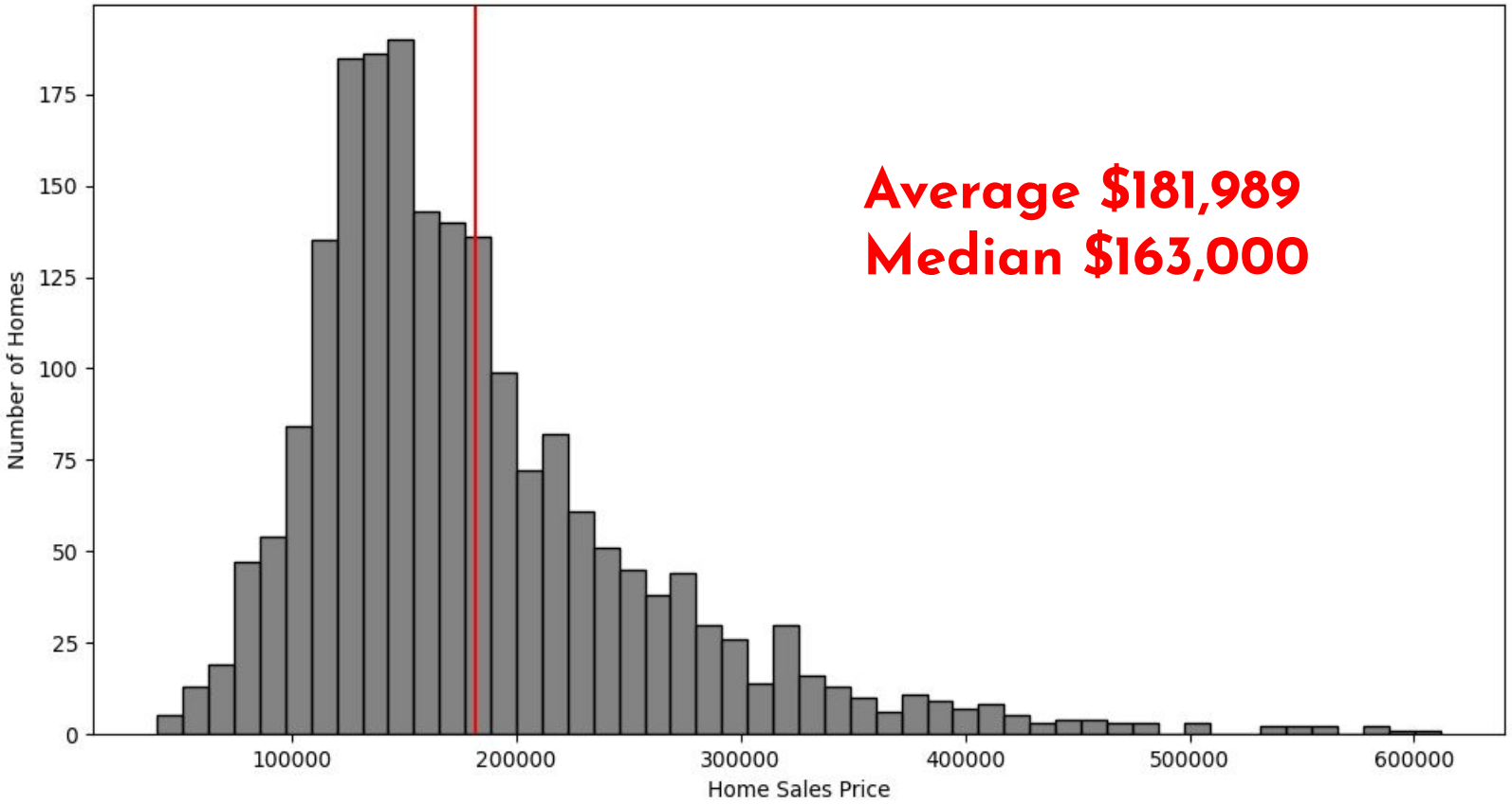
Welcome!

Objective

With zillow overextending their mortgage business and is going bankrupt, we need something to predict home prices.

Today's Objective is to look at a ML model that predict home prices in Ames Iowa for the new homes coming on the market.

Current Market

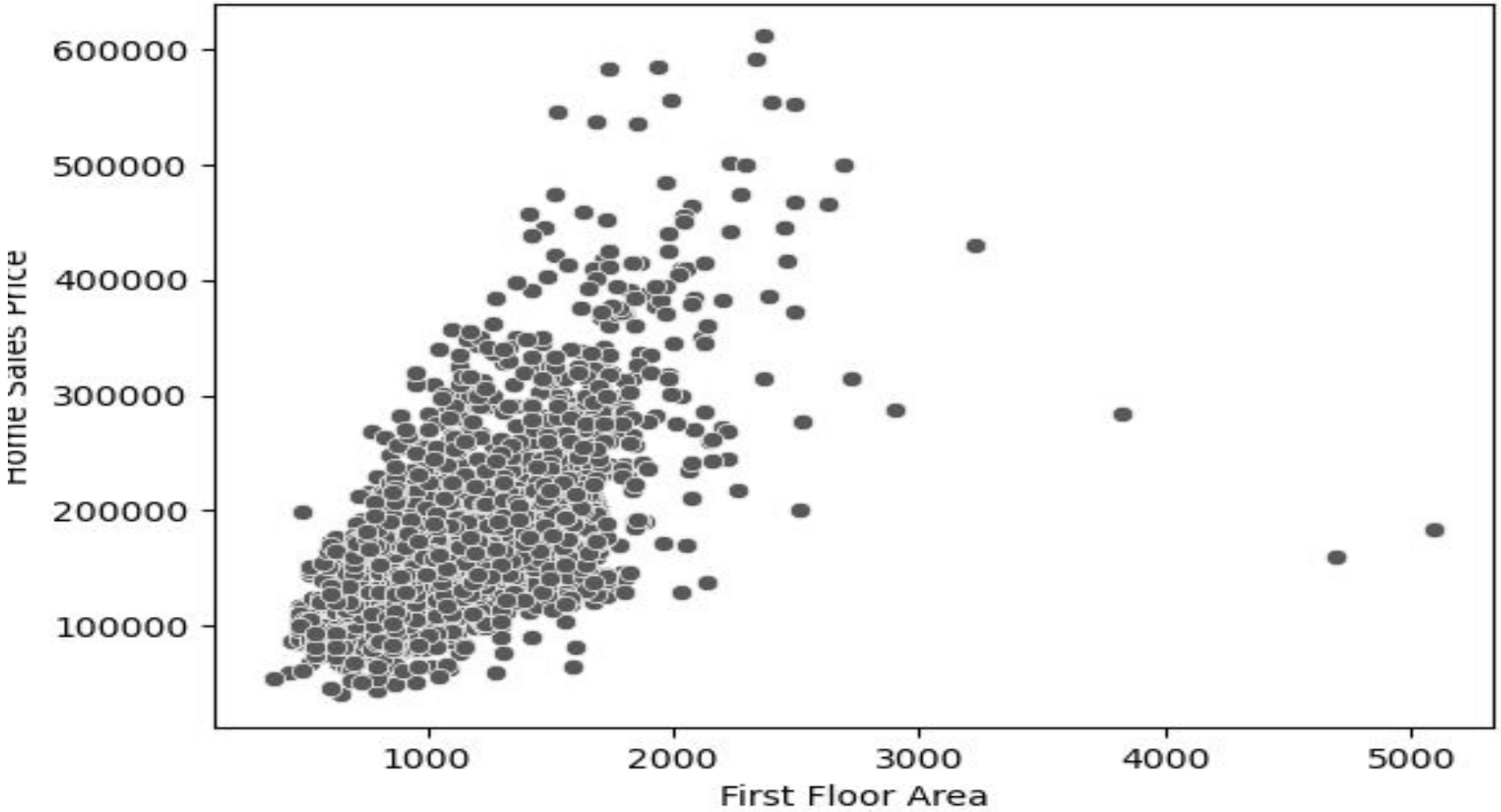


Getting Specific

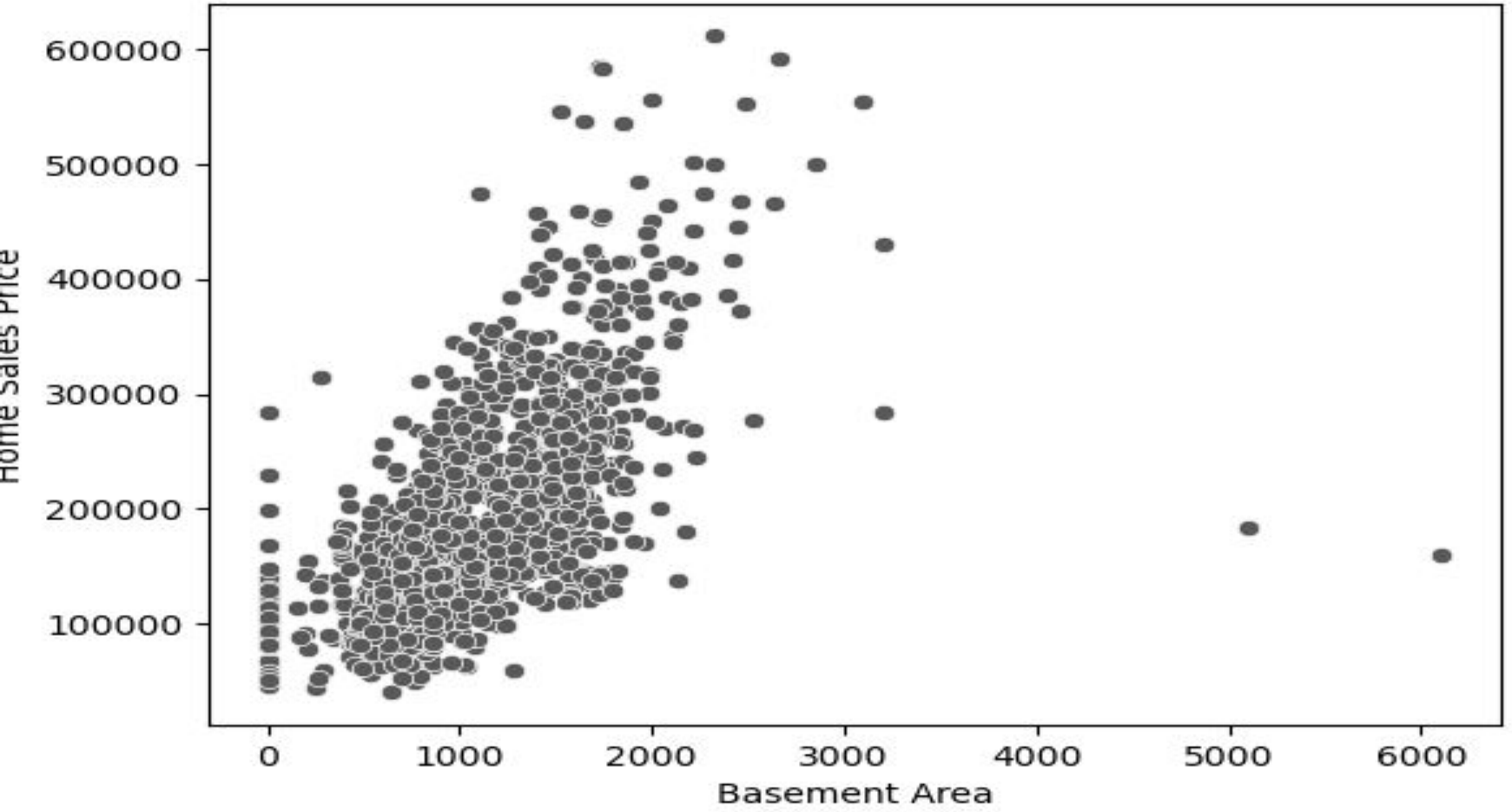
Guessing the mean or median for a house price won't cut it, so how do we drill down the price?

Thankfully the Assessor's Office collects 82 data points for each house in Ames.

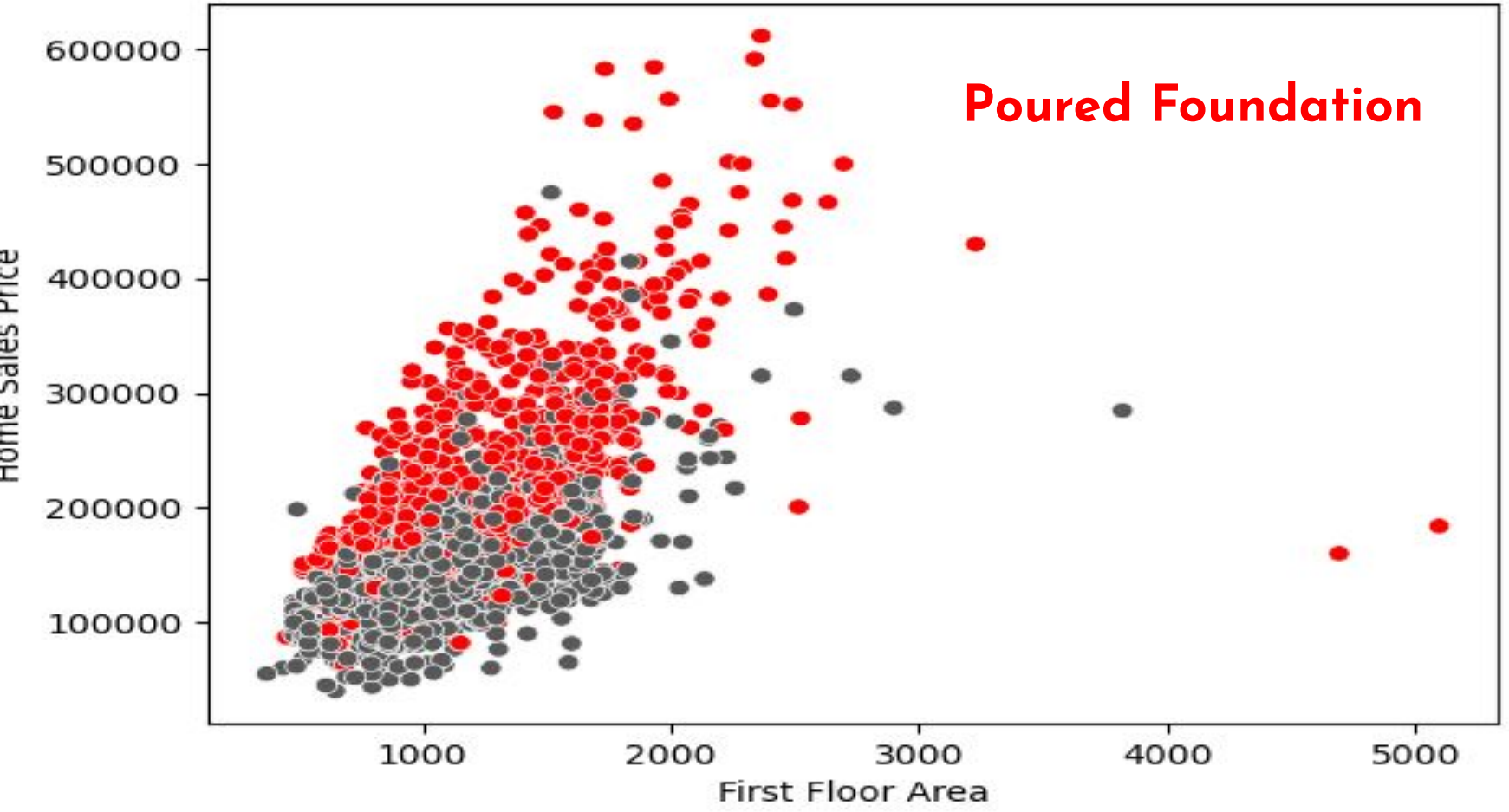
Price Compared to 1st Floor Area



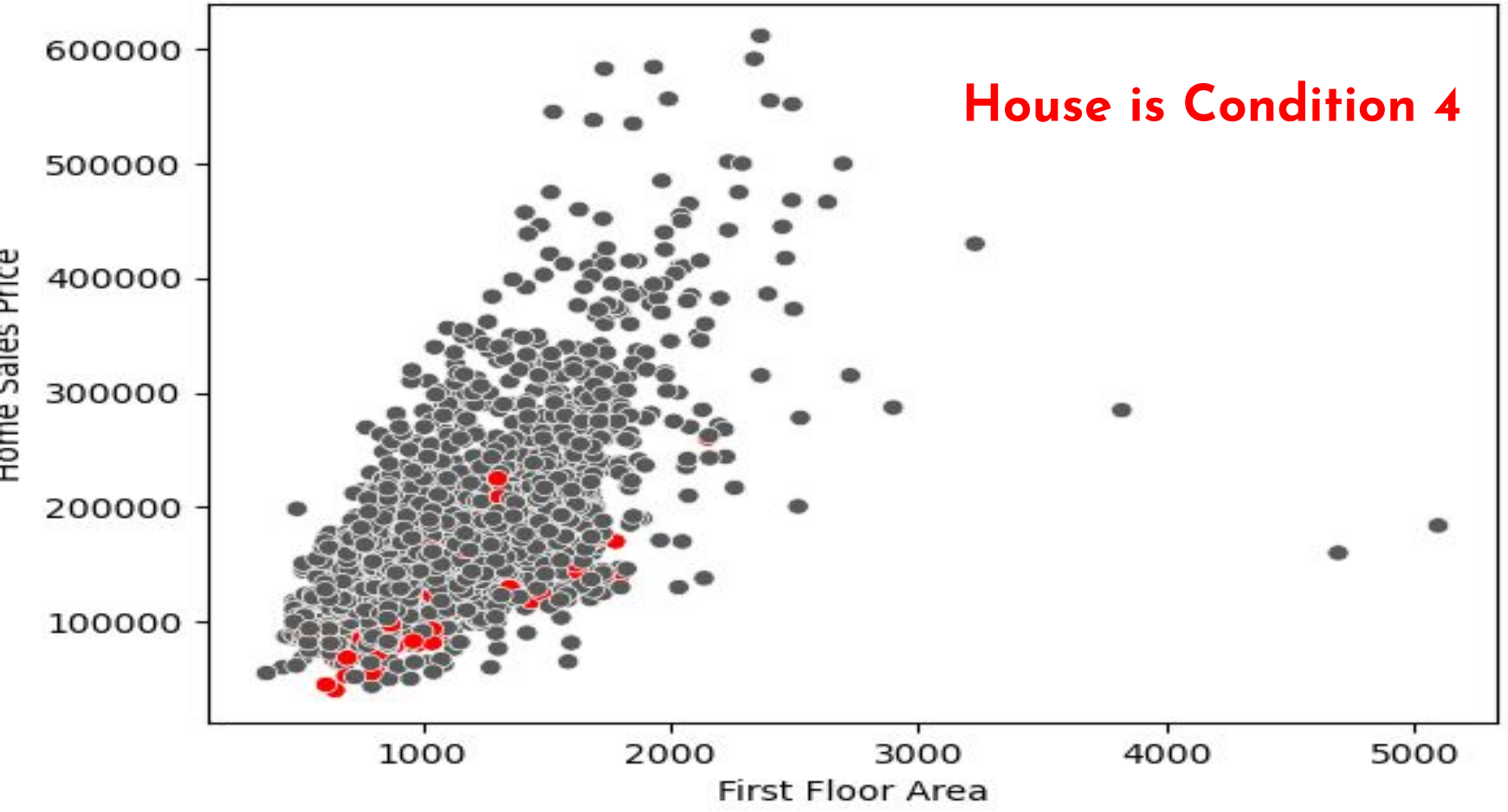
Price Compared to Basement Area



Price Compared to 1st Floor Area



Price Compared to 1st Floor Area



So What?

Some of these factors are important to house price, some are not.

Some important Factors:

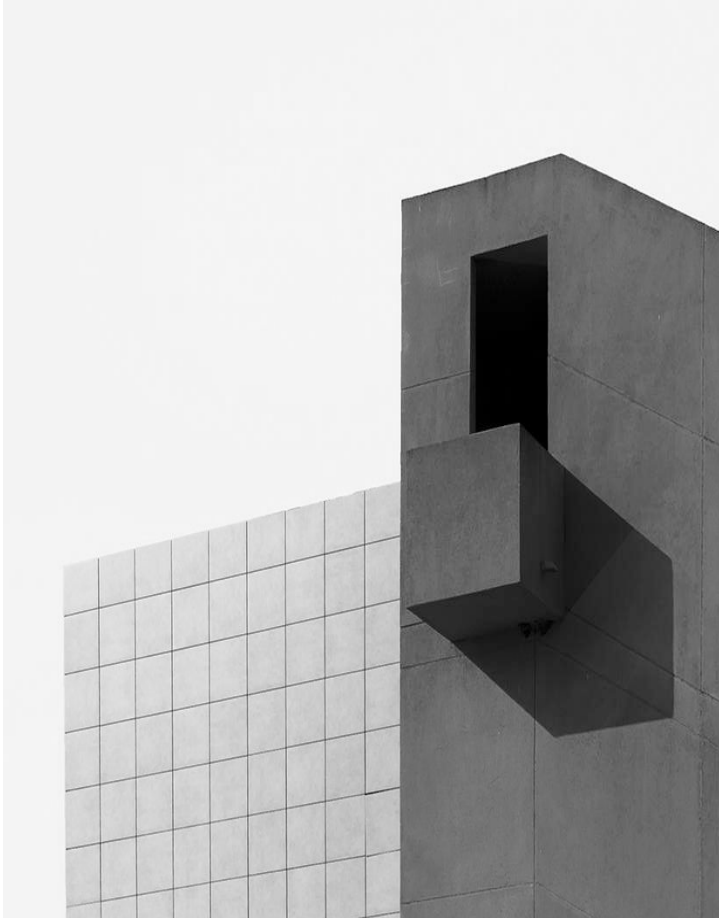
- Living Area
- Garage Size
- House, kitchen, and basement quality
- Neighborhood
- Number of bathrooms
- Etc.

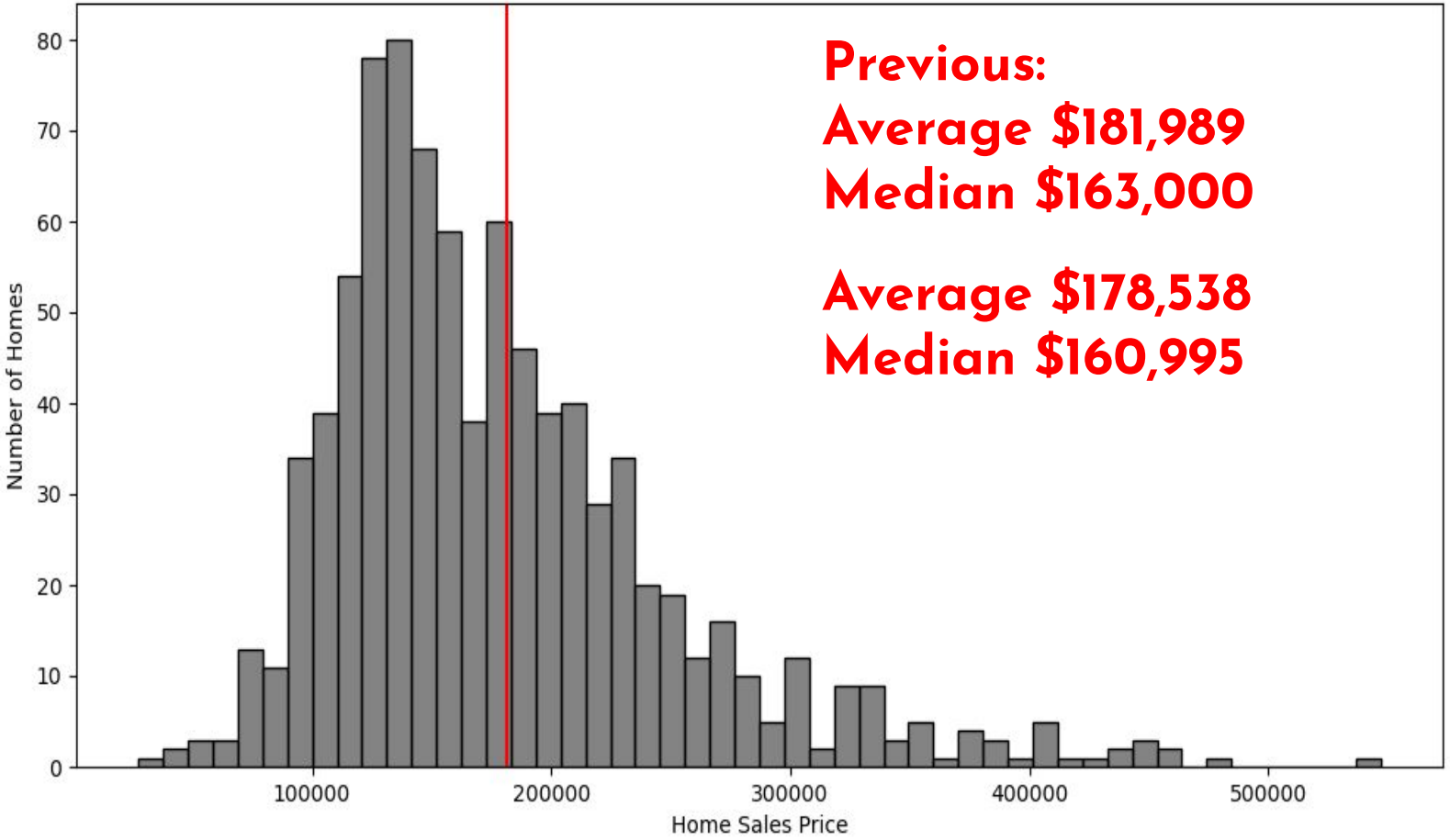
Less important Factors:

- Roof material
- Year it was last sold
- Porch material
- What floor is the Kitchen on?
- Etc.

Next Steps

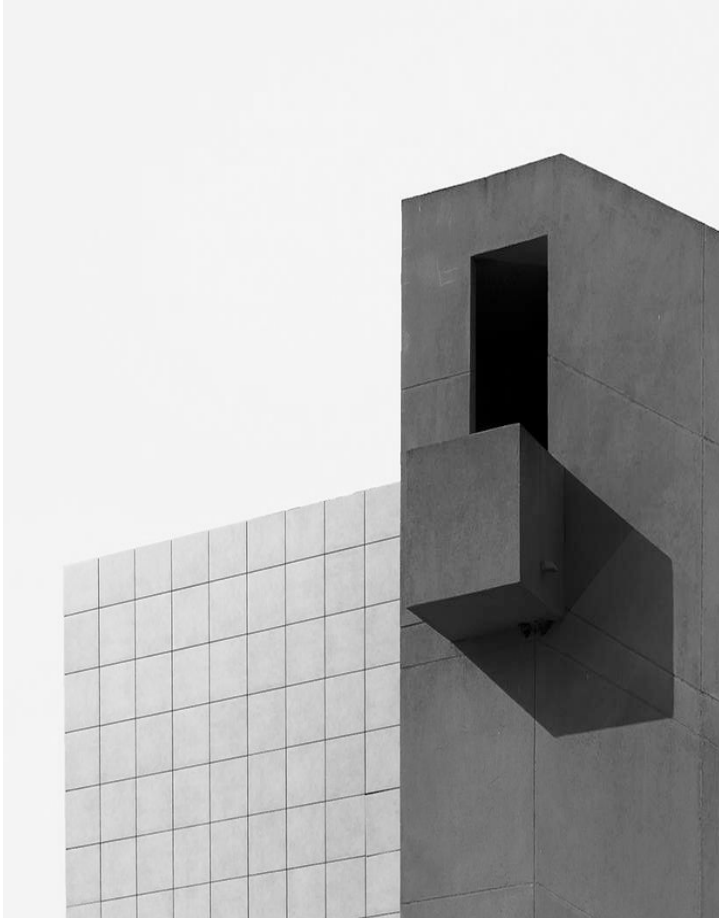
- Remove the less important factors
- Focus on the more important factors
- Send that information through a computer so I don't have to do the math myself




Previous:
Average $181,989
Median $163,000
Average $178,538
Median $160,995
Number of Homes
Home Sales Price
0
10
20
30
40
50
60
70
80
100000
200000
300000
400000
500000

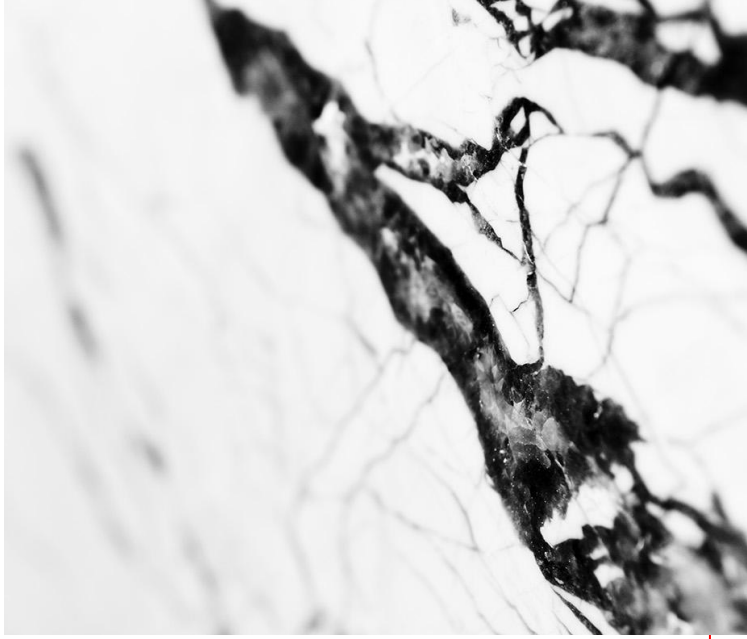
Recommendation

- Begin to predict housing prices using this model
- Create a dashboard for our agents so that they can run the model for themselves



Thanks!

Do you have any questions?



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