

# A Rent Price Prediction Model in Berlin



# Project Outline

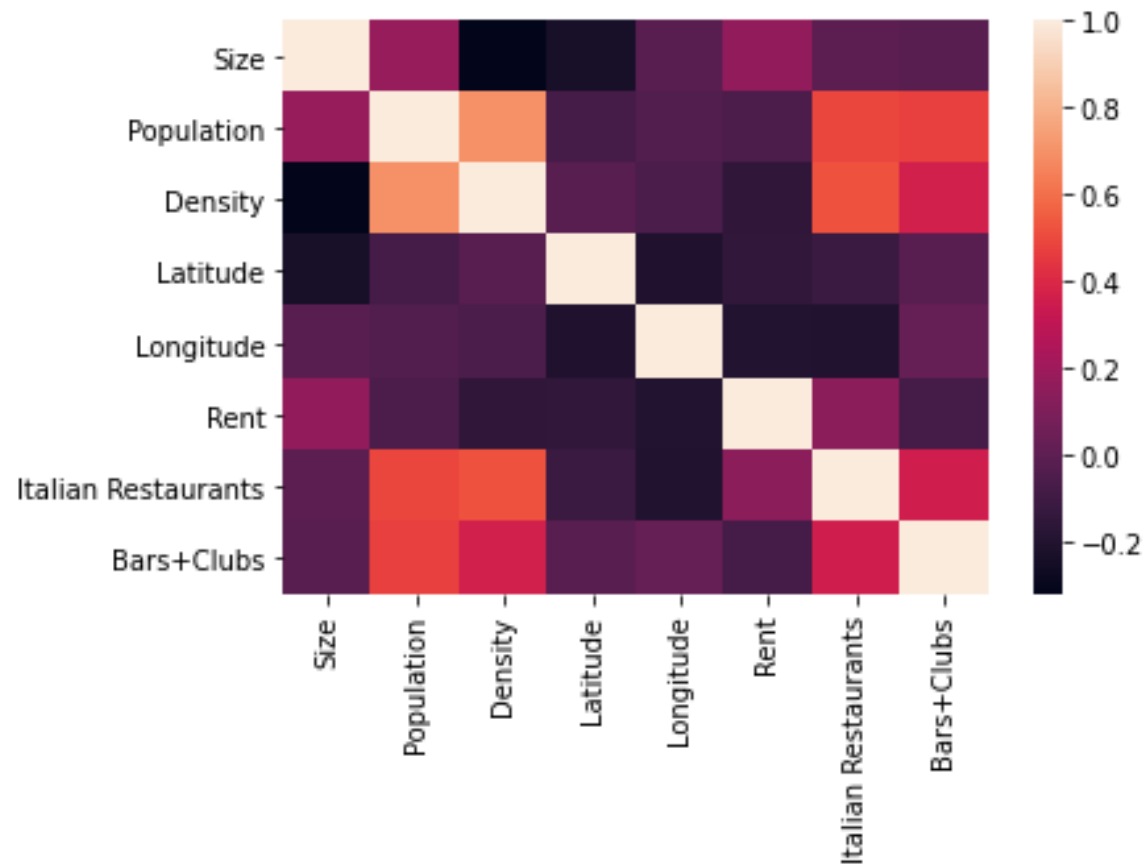
- Berlin is well known in Germany for its interesting city flair, wide spread out, party locations and reasonable priced apartments
- In this project, we try to figure out, if it is possible to predict the rent in terms of population density and locations of interest, as defined by Restaurants and Bars and Nightclubs

# Project Summary

- The project did not work out. Our inputs are not finely tuned enough and the Neighbourhoods vary too strongly to make reasonable predictions.

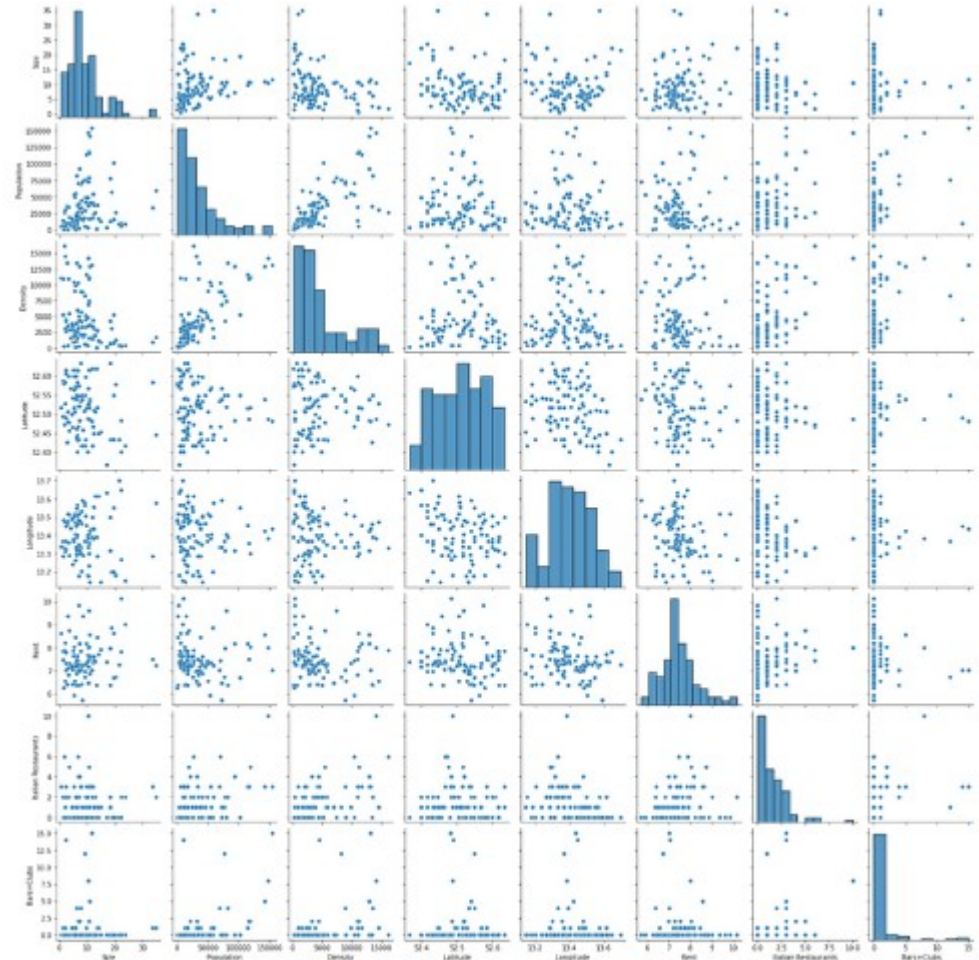
# Project Summary

- Correlations are low



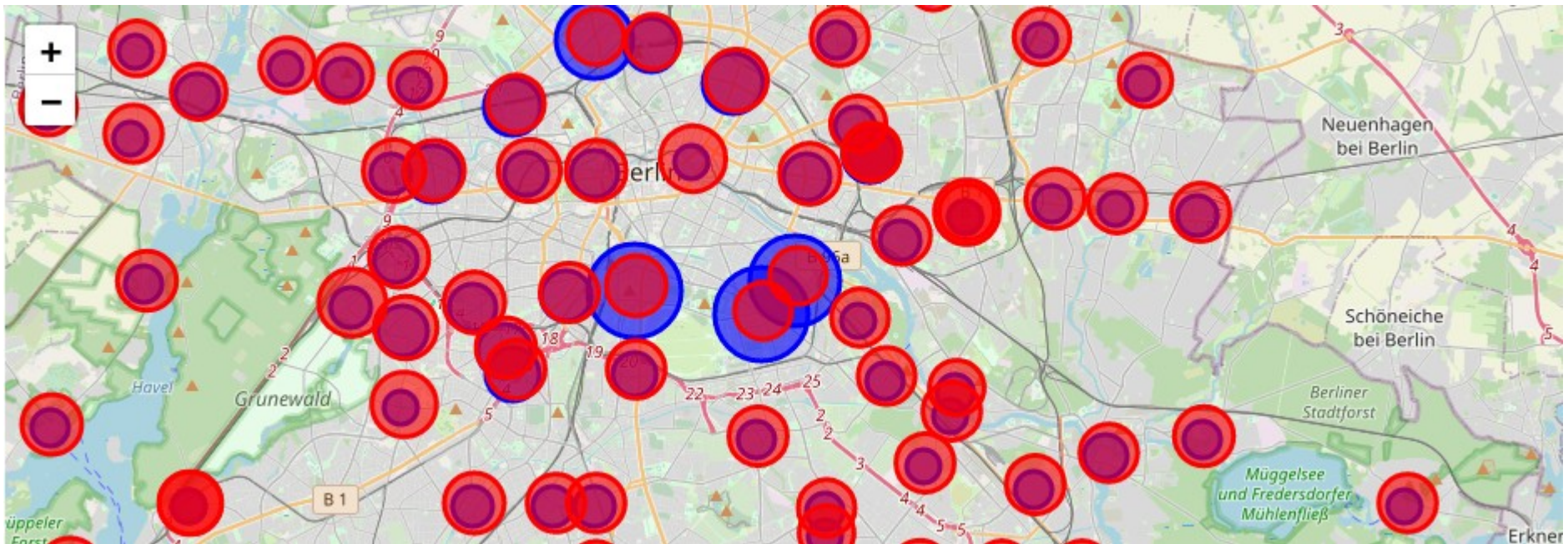
# Project Summary

- The distribution of most variables have a strong power law dependancy, except rent, which looks Gaussian.
- That is always a bad sign.



# Project Summary

- The map shows this result: the red circles correspond to rent and are fairly even, while the blue ones have a strong distribution independent of rent.



# Model Accuracy

Model	Mean Squared Error
Predict the Average	0,71
Linear Regression (unscaled)	0,80
Linear Regression (scaled)	1,08
Random Forest (unscaled)	1,09
Random Forest (scaled)	0,802
KNN (k_best=14)	0,811
MLPRegressor	1,388