

Context

This dataset is extracted from the [The Boston Housing Dataset](#), and the extraction of the data is explained in [Extract dataset/dataframe from an URL](#)

Acknowledgements

A [Dataset](#) derived from information collected by the U.S. Census Service concerning housing in the area of Boston Mass.

Column description:

This dataset contains information collected by the U.S Census Service concerning housing in the area of Boston Mass. It was obtained from the StatLib archive (<http://lib.stat.cmu.edu/datasets/boston>), and has been used extensively throughout the literature to benchmark algorithms. However, these comparisons were primarily done outside of Delve and are thus somewhat suspect. The dataset is small in size with only 506 cases.

The data was originally published by Harrison, D. and Rubinfeld, D.L. 'Hedonic prices and the demand for clean air', J. Environ. Economics & Management, vol.5, 81-102, 1978.

Variables in order:

CRIM	per capita crime rate by town
ZN	proportion of residential land zoned for lots over 25,000 sq.ft.
INDUS	proportion of non-retail business acres per town
CHAS	Charles River dummy variable (= 1 if tract bounds river; 0 otherwise)
NOX	nitric oxides concentration (parts per 10 million)
RM	average number of rooms per dwelling
AGE	proportion of owner-occupied units built prior to 1940
DIS	weighted distances to five Boston employment centres
RAD	index of accessibility to radial highways
TAX	full-value property-tax rate per \$10,000
PTRATIO	pupil-teacher ratio by town
B	$1000(B_k - 0.63)^2$ where B_k is the proportion of blacks by town
LSTAT	% lower status of the population
MEDV	Median value of owner-occupied homes in \$1000's

