

Singapore Airbnb Listings

Exploratory Data Analysis



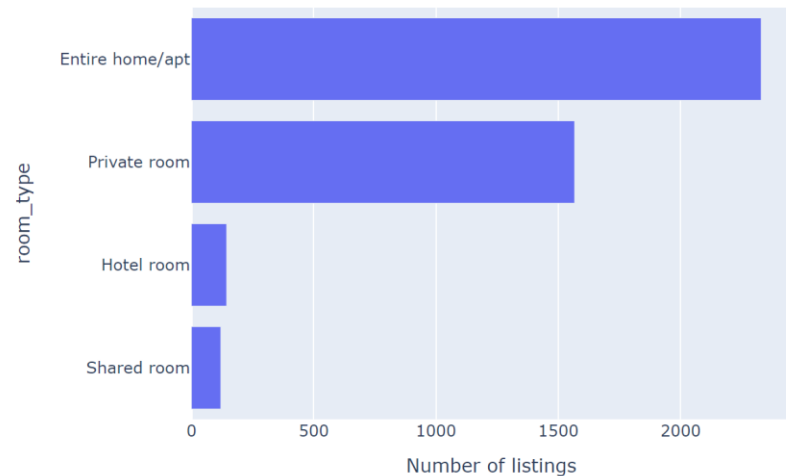
Part 1:

Listings Distribution Based on Qualitative / Quantitative Variables

Top room type: Entire home/apt.

Qualitative variable

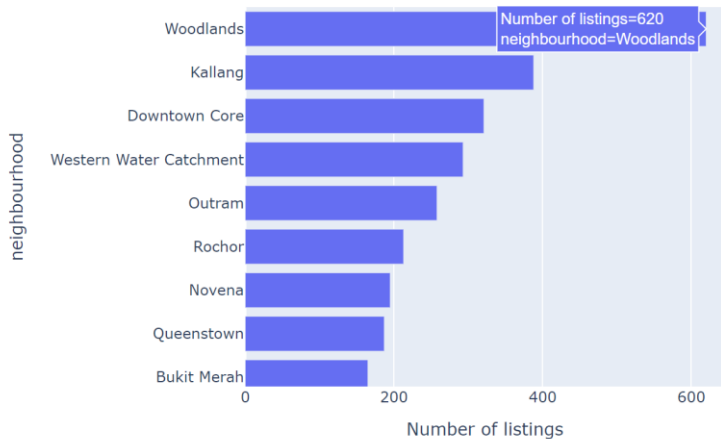
room_type



Top Neighbourhood: Woodland

Qualitative variable

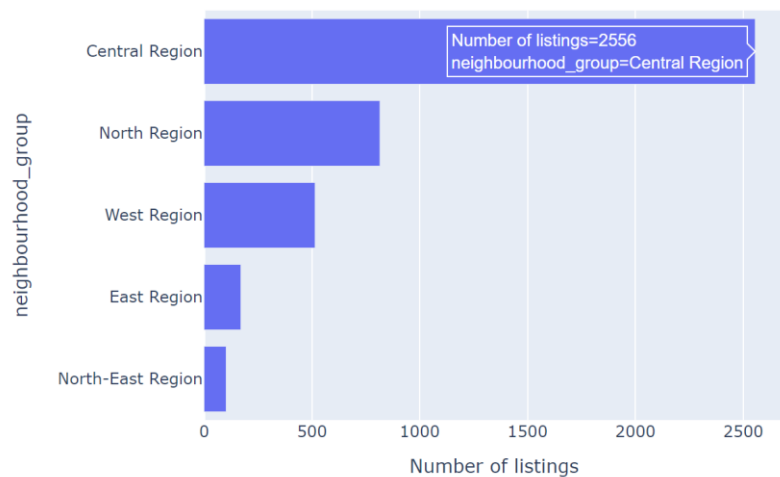
neighbourhood



Top Neighbourhood Group: Central Region

Qualitative variable

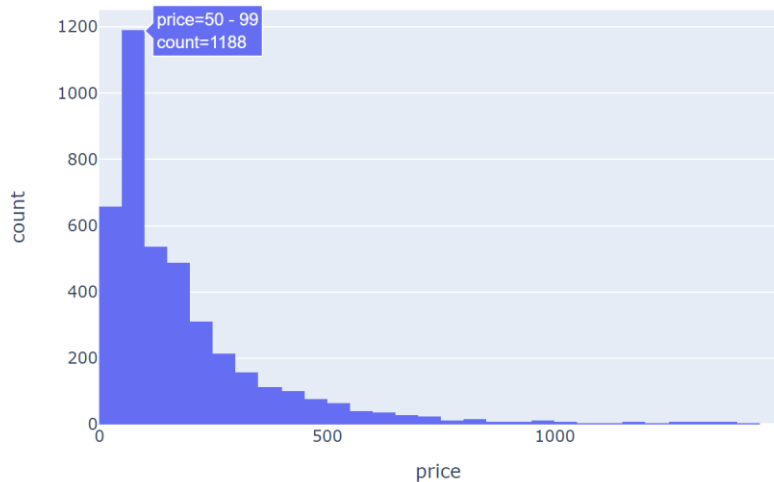
neighbourhood_group



Price median

Quantitative variable

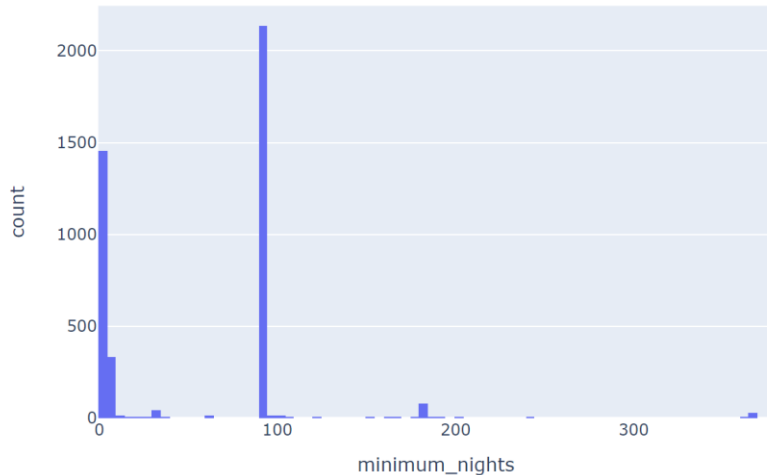
price



Short stay & Long stay

Quantitative variable

minimum_nights



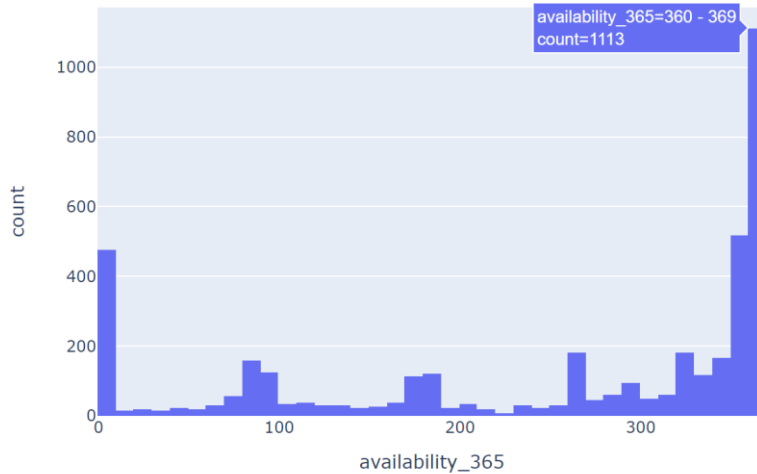
Most listings have 1-4 and 5-9 minimum nights, facilitating short-stay tourists.

Other listings have 90-100 and 180-184 minimum nights, facilitating long-stay tourists.

Availability: mostly > 350 days

Quantitative variable

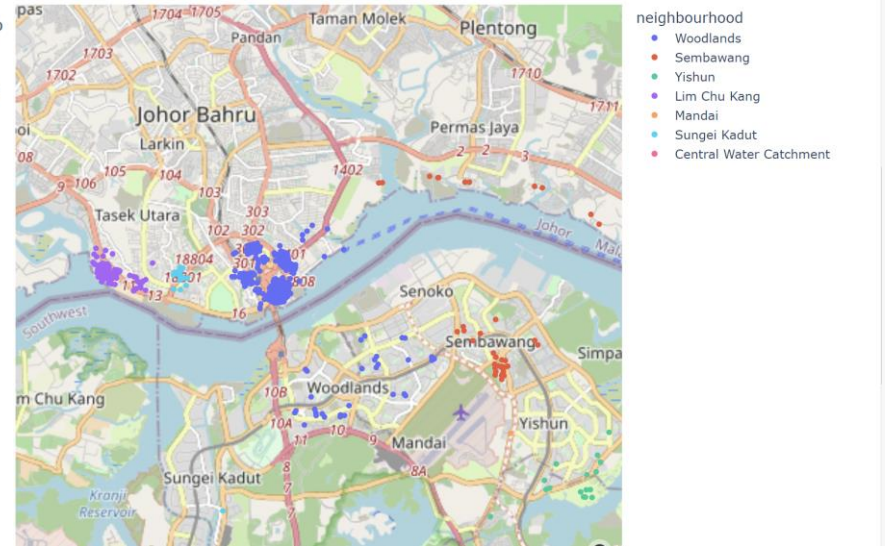
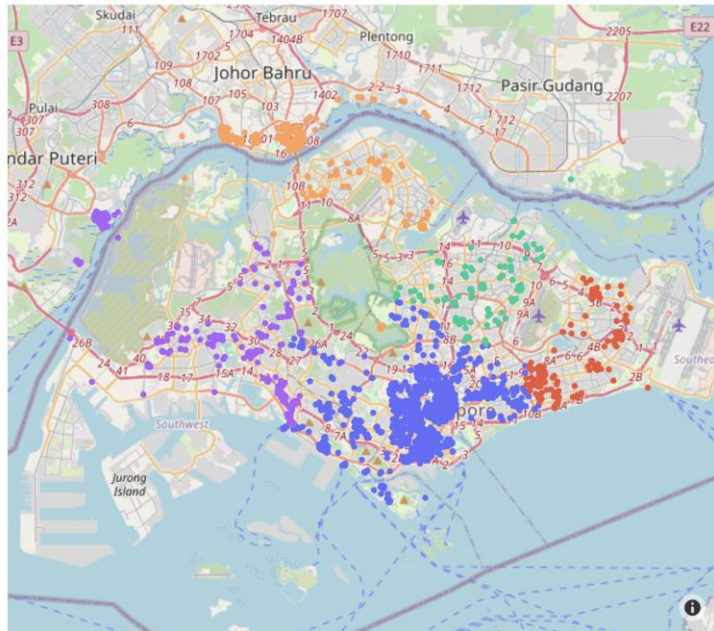
availability_365



Part 2:

Listings Distribution Based on Locations

Woodlands or Johor Bahru ?



Woodlands or Johor Bahru ?

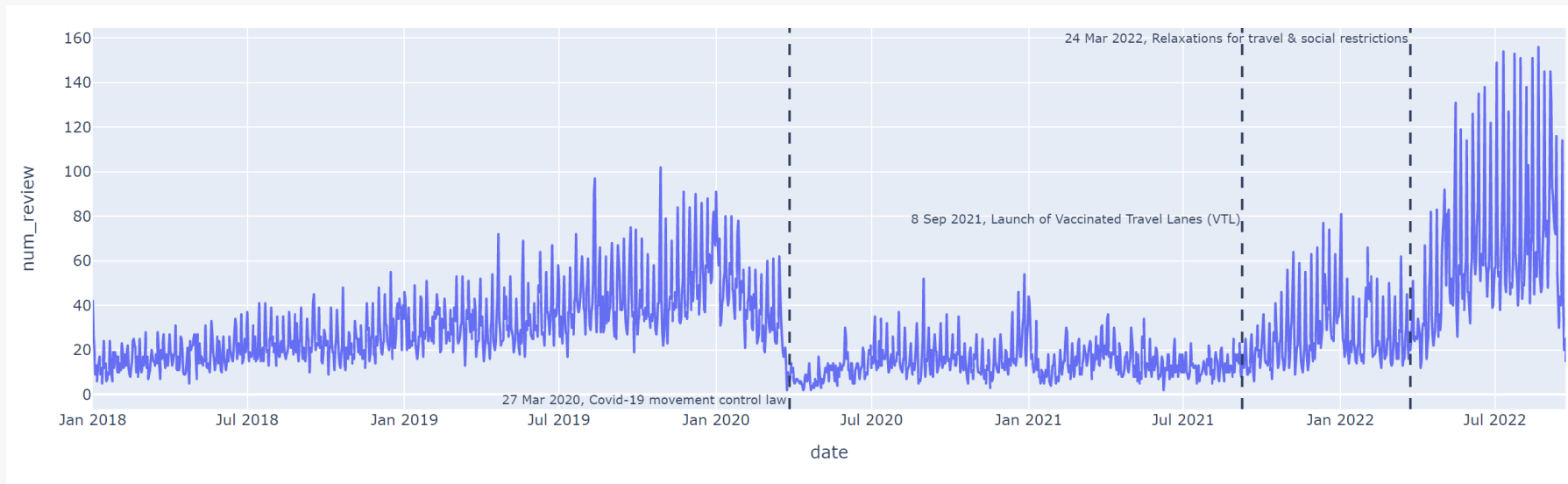
Possible reasons:

- Lower cost of livings in Johor, Malaysia
- Easy access Singapore-Johor and vice-versa
- Nearer to seaside

Part 3:

Listings Rental Trend (Jan 2018 – Sep 2022)

Overall



Top 5 listings based on #reviews

All time (2018-Jan-01 to 2022-Sep-22)

Date range for Last Reviews Update filter

Start Date → End Date

☒ Filter out listings with no reviews given

Date range for Num. Reviews calculation

Start Date → End Date

Total number of listings displayed on map

2486



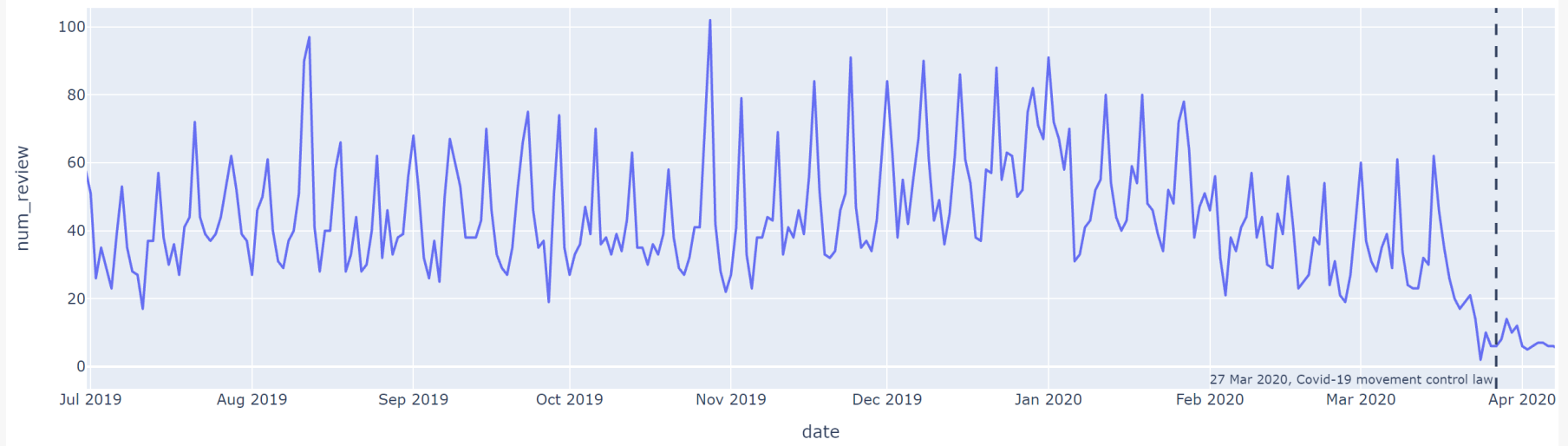
Listings Detail Information

id	name	host_id	host_name	neighbourhood	latitude	longitude	room_type	price	minimum_nights	availability_365	neighbourhood_group	last_review_update	num_review	
25360027	[JB City SUASANA] by H&S Breeze Cozy Getaway (^_^)	27081151	Enrica	Woodlands	1.46438	103.76086	Entire home/apt	44	44	1	346	North Region	2022-09-07	413
27292304	SS [Havona Suite] [Komtar JBCC] [Johor Bahru] ❤️	136700088	Bryce [RentRadise]	Woodlands	1.46361	103.7617	Entire home/apt	47	47	1	175	North Region	2022-09-17	352
24834130	NEW! Stylish & Luxury Modern HomeStay with WIFI	90218343	Xavier	Woodlands	1.46207	103.76827	Entire home/apt	45	45	1	135	North Region	2022-09-19	334
26672993	[TCH10] NETFLIX KingBed WiFi BigWorkspace Sanitized	191013727	Kym	Woodlands	1.46335	103.76151	Entire home/apt	43	43	1	173	North Region	2022-09-12	291
27419905	[TCH9] FREE NETFLIX Parking King Bed WiFi Sanitized	206634285	Terence	Woodlands	1.46366	103.76053	Entire home/apt	48	48	1	158	North Region	2022-09-04	287

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Covid-19: lockdown



Top 5 listings based on #reviews

Before Covid-19 lockdown

Date range for Last Reviews Update filter
2018-Jan-01 → 2020-Mar-27 ✕
☒ Filter out listings with no reviews given
Date range for Num. Reviews calculation
2018-Jan-01 → 2020-Mar-27 ✕

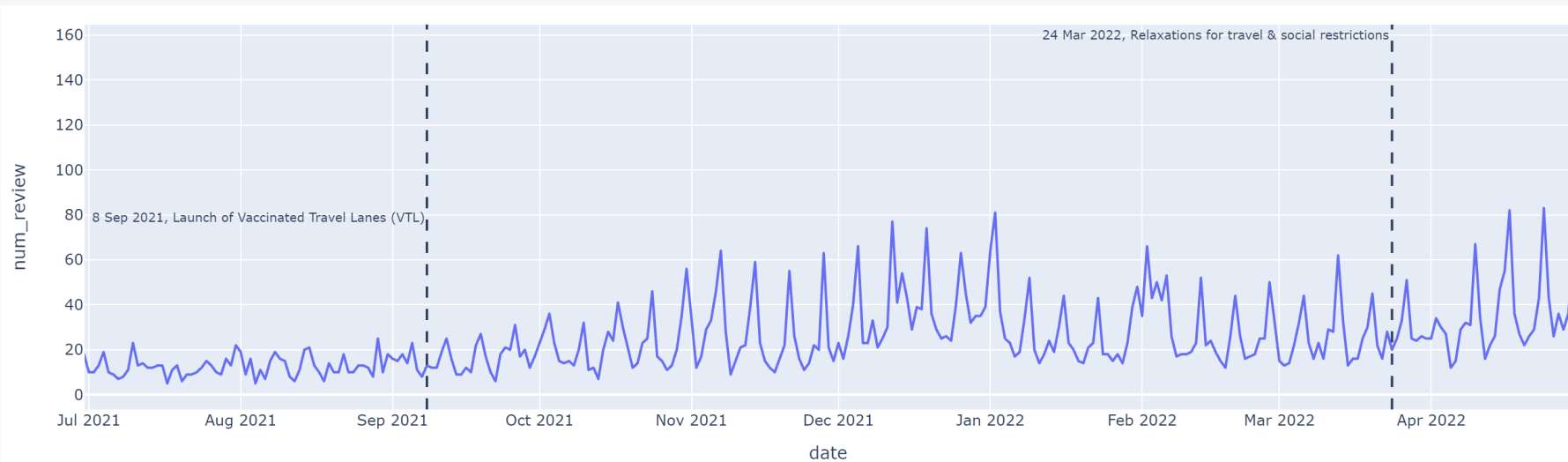
Total number of listings displayed on map
720

Listings Detail Information

id	name	host_id	host_name	neighbourhood	latitude	longitude	room_type	price	minimum_nights	availability_365	neighbourhood_group	last_review_update	num_review
21415749	Luxury Capsule (Single - Mixed) [Kampong Glam]	151316863	Cheryl	Rochor	1.30161	103.8596	Hotel room	92	92	248	Central Region	2020-03-16	206
22951870	Small Utility Cosy Room	108417270	Nargis	Bedok	1.31856	103.91075	Private room	36	92	116	East Region	2020-03-23	159
32411075	(3 mins to MRT) Single Capsule + All Day Breakfast	237146923	D	Kallang	1.31103	103.87403	Hotel room	66	92	120	Central Region	2020-03-19	141
16502098	Cheap Private Rm in Cosy Home!	108417270	Nargis	Bedok	1.31889	103.91243	Private room	42	92	180	East Region	2020-02-09	125
5827998	The Lilly Room	30880617	Eddie	Tampines	1.3446	103.96223	Private room	60	92	59	East Region	2019-06-28	124

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Recovery: 2021 VTL, 2022 Relaxations



Top 5 listings based on #reviews

After Covid-19 lockdown

Date range for Last Reviews Update filter
2020-Mar-28 → 2022-Sep-22 ✕

☒ Filter out listings with no reviews given
Date range for Num. Reviews calculation
2020-Mar-28 → 2022-Sep-22 ✕

Total number of listings displayed on map

1766

Listings Detail Information

id	name	host_id	host_name	neighbourhood	latitude	longitude	room_type	price	minimum_nights	availability_365	neighbourhood_group	last_review_update	num_review
43337094	Double Room, DAYUSE, 5 hours: 4PM-9PM	345145978	Low	Downtown Core	1.29658	103.85595	Private room	119	1	358	Central Region	2022-09-19	279
47945468	Single cabin shared bathroom in Tanjong Pagar MRT	299971996	Ling	Outram	1.2795	103.84329	Private room	287	1	363	Central Region	2022-09-22	255
39940503	Brooklyn-style Chic Designer Suite [CIQ] Rare Find!	260813040	Havona	Woodlands	1.46398	103.76253	Entire home/apt	63	1	59	North Region	2022-09-18	188
42417293	Double Room, SHORT OVERNIGHT, 8 hours: 11PM-7AM	238195069	Thi Tuoi	Downtown Core	1.29838	103.85742	Private room	160	1	359	Central Region	2022-09-04	175
43073874	R&F PRINCESS COVE BY HOMEFORT SUITES [CITY VIEW]	301138768	Homefort	Woodlands	1.4594650268554688	103.7685546875	Entire home/apt	45	1	173	North Region	2022-09-21	175

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Next Actions

- Investigate: why some listings get reviews and some get none at all?
- Analyze: how is the trend of listings rental? Is there any seasonality? Can we predict upcoming month listings rental?

Thanks!

