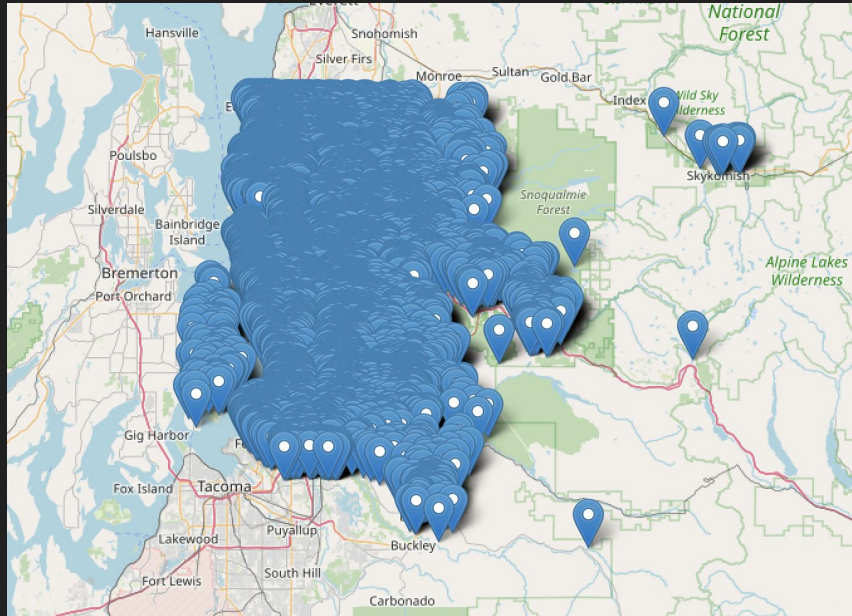


King County Real Estate

What you should know as an agent



King County Real Estate



There were 18 characteristics of these houses included in the dataset such as:

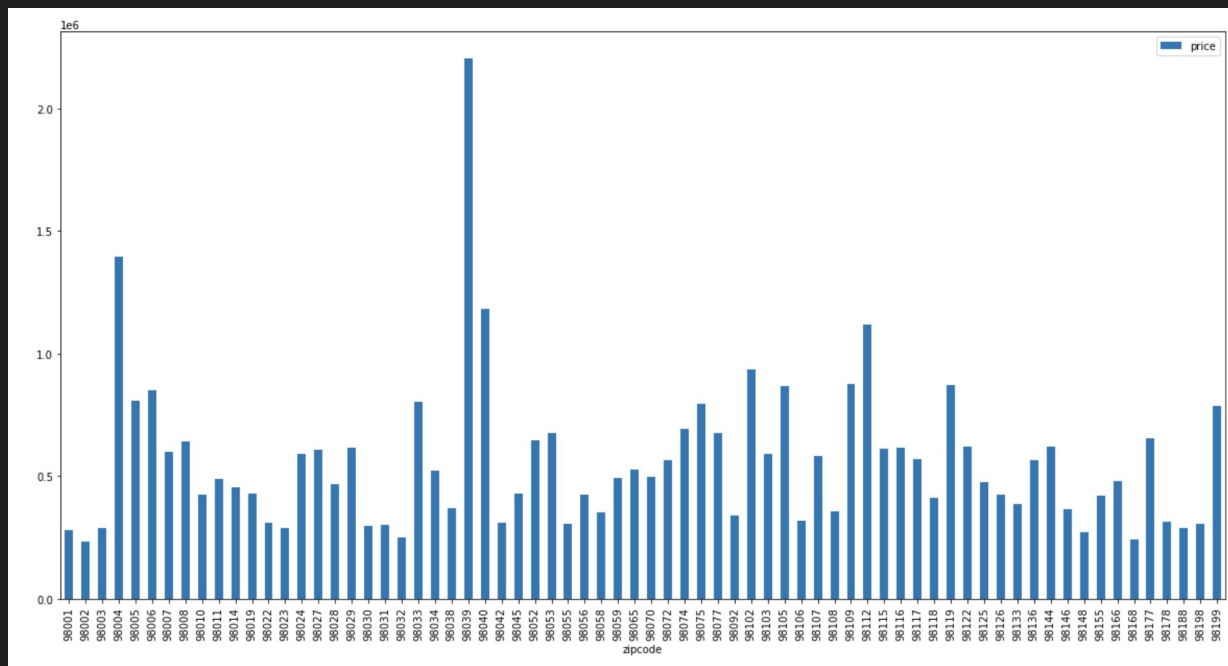
- Date built
- Size of house/lot
- Number of bedrooms, bathrooms, etc.

Data analyzed for >17k sales in 2014 and 2015

What are the three
most important factors
in real estate?

Location, location, location

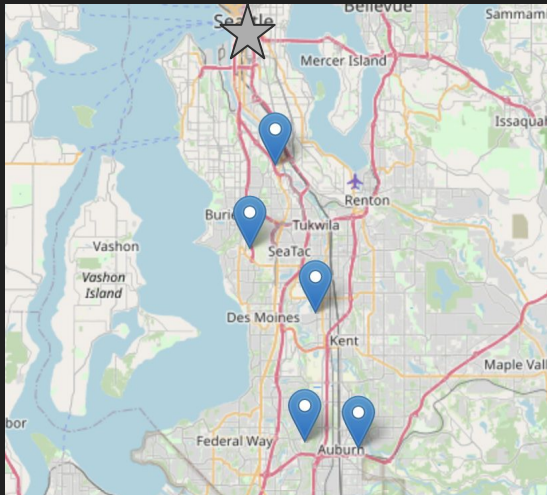
Average sale price by zip code



There are 70 zip codes in the King County dataset, which is a lot to analyze. Are there other ways to slice the data based on location?

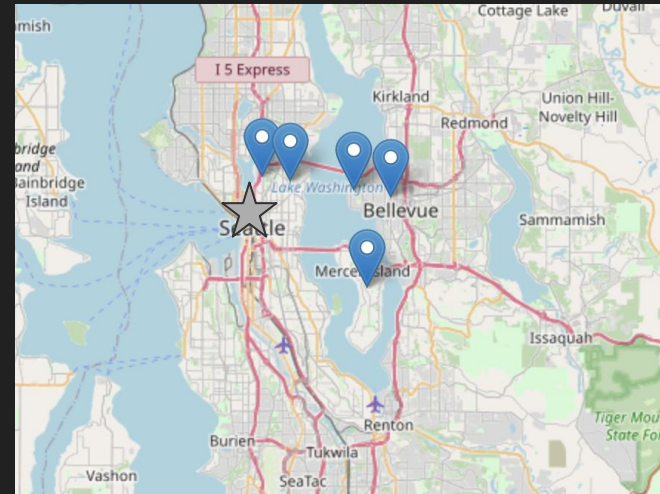
Location, location, location

Top 5 zip codes (avg sale price):



98002, 98168, 98032, 98148, and 98001 are all ***South*** of the Space Needle

Bottom 5 zip codes (avg sale price):



98039, 98004, 98040, 98112, and 98102 are all ***North and East*** of the Space Needle

Does the relative
position to the Space
Needle affect price?

Yes, but the actual zip code is more important than the location relative to the space needle*.

*Based on linear regression tests.

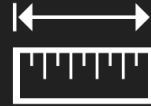
Other important factors to consider besides location*



Number of
bedrooms



Waterfront



Square footage



Condition of
house



Number of
bathrooms



View



Number of floors



Age of house

*Based on linear regression tests.