

REAL ESTATE
HOUSING
PRICE IN KING
COUNTY



Context

- OVERVIEW
- BUSINESS UNDERSTANDING
- DATA UNDERSTANDING
- MODELING
- RESULTS
- RECOMMENDATIONS
- CONCLUSION/NEXT STEP



OVERVIEW

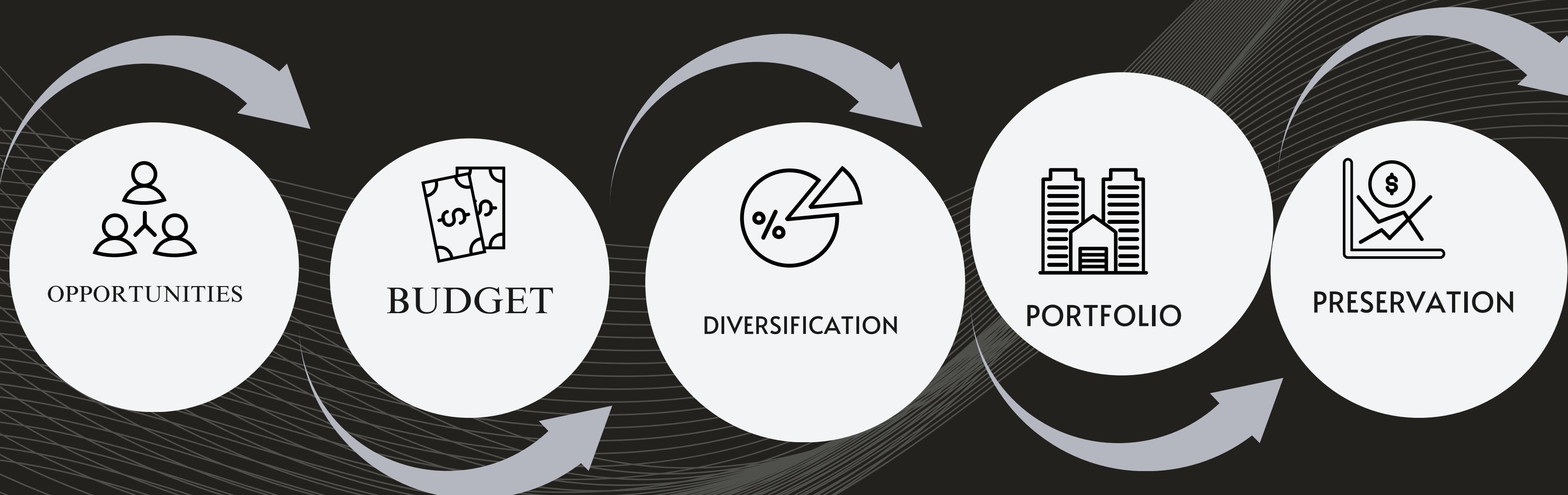
- This project aims to develop a predictive regression model that forecasts house prices based on property characteristics, enabling real estate agencies to offer informed advice to clients regarding potential fluctuations in property/housing values.

BUSINESS UNDERSTANDING

- Real estate stakeholders aim to boost property investment returns. By creating a predictive model for house prices, we can understand the key factors impacting property values guiding smarter decisions in real estate investments for better returns

RETURNS

DATA AND BUSINESS UNDERSTANDING



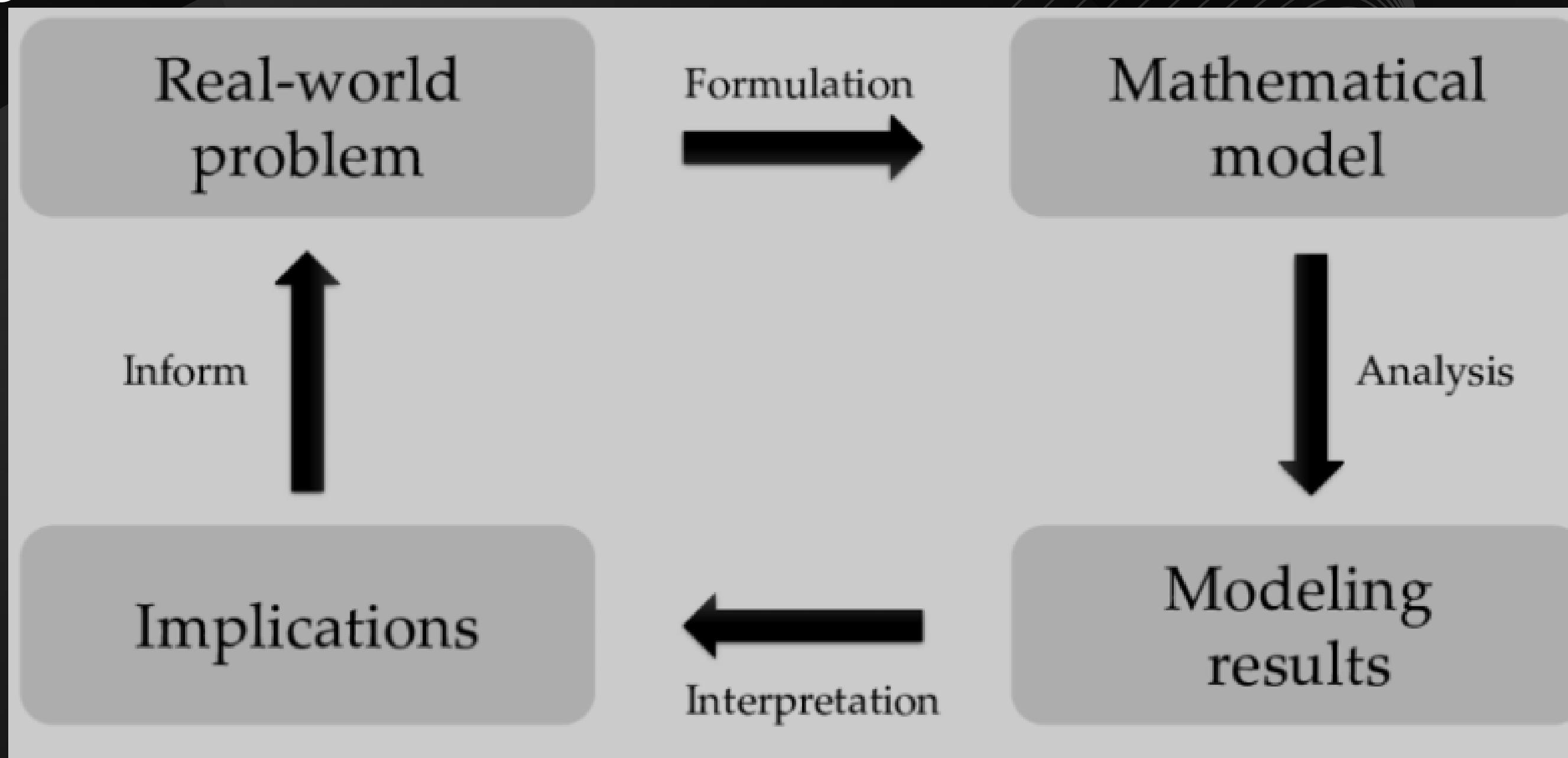
DATA UNDERSTANDING

- Analyze various features of real estate data, like square footage, number of bedrooms, and location, to understand their impact on property prices.
- Correlations and patterns within the data to uncover trends and insights that can help stakeholders understand what drives property values



MODELING

1. Handling nonlinear relationships. Transform raw data into features that can improve the performance of analytics. Eg missing values, encoding categorical variables, creating new features, and scaling numerical features.





REGRESSION RESULTS

- Renovations positively impact property value, with a notable increase in market worth observed post-renovation.
- Square footage has a significant influence on house prices, with larger living spaces correlating with higher property values.
- Gives insights into the relationships between different features and the price of the house. They can help guide decisions related to property investment, pricing strategies, and market analysis.

RECOMMENDATIONS

- Prioritize features with the highest impact on house prices, such as square footage, number of bedrooms, and bathrooms, for property valuation and investment decisions.
- Additionally, determining the optimal balance between renovation costs and potential value appreciation

CONCLUSION/NEXT STEP

- Continuously monitor the performance of the models and strategies in real-world scenarios, collecting feedback and data to assess their effectiveness and make necessary adjustments.
- prioritize renovations that yield the highest returns to stakeholders for housing investments.

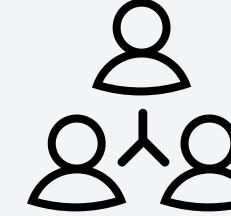


THANK YOU

**REAL ESTATE
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KING COUNTY**



www.kc_housing_king county.com

 **Group_9**

Gerente General