FLATIRON SCHOOL

KING COUNTY HOUSING MODEL

Presented by Jonathan Pakele Jr.

Covered Today

A brief outline

Objectives of my notebook

Baseline Model

Model 2

Model 3

Model 4

Thank you

Objectives

GOALS OF TESTING

Presentations are communication tools that can be used as lectures, reports, and more.

RUNNING TESTS

Presentations are communication tools that can be used as lectures, reports, and more.
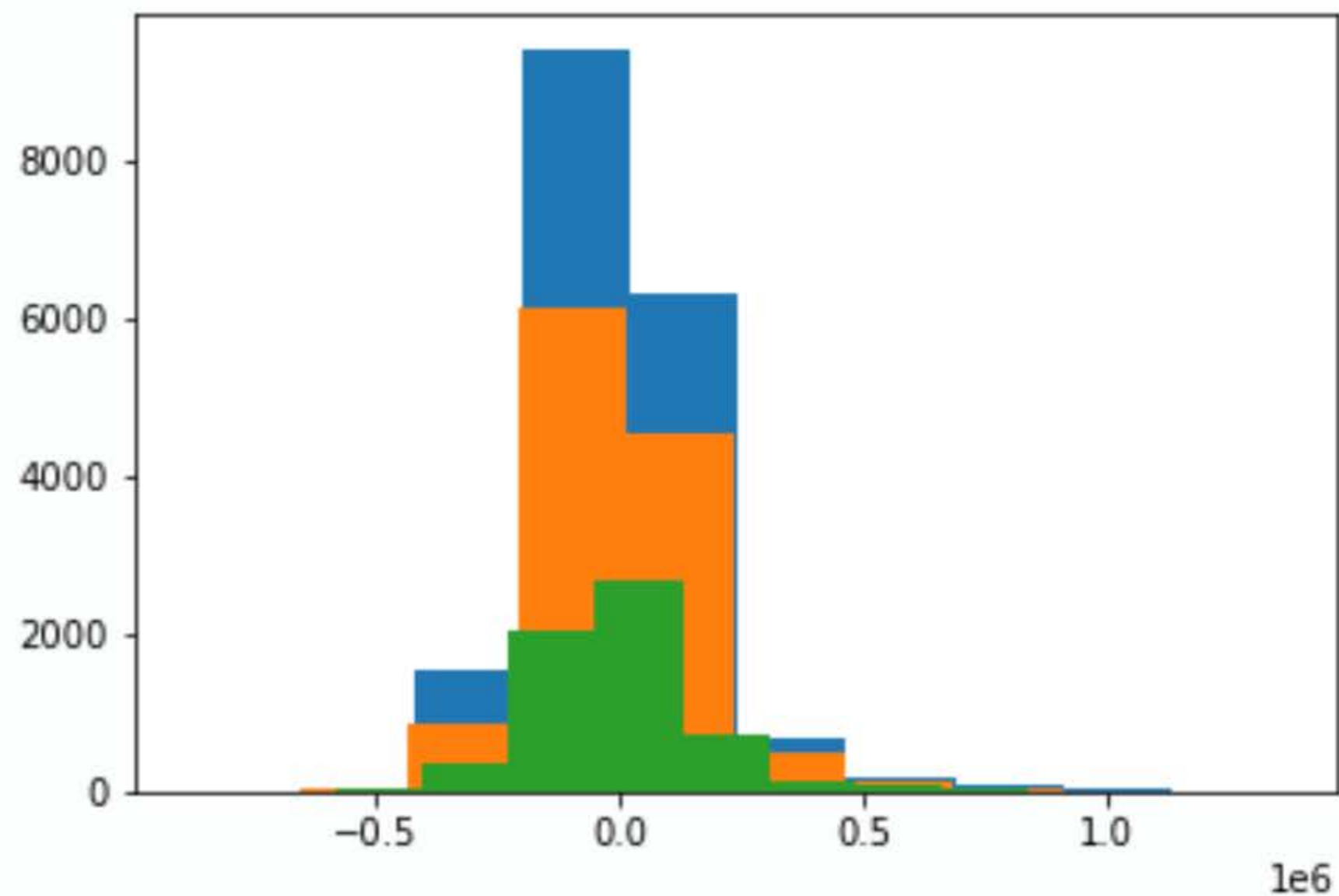
BASELINE MODEL OVERVIEW

1 Model intended to set baseline

2 21,143 Records in initial data set

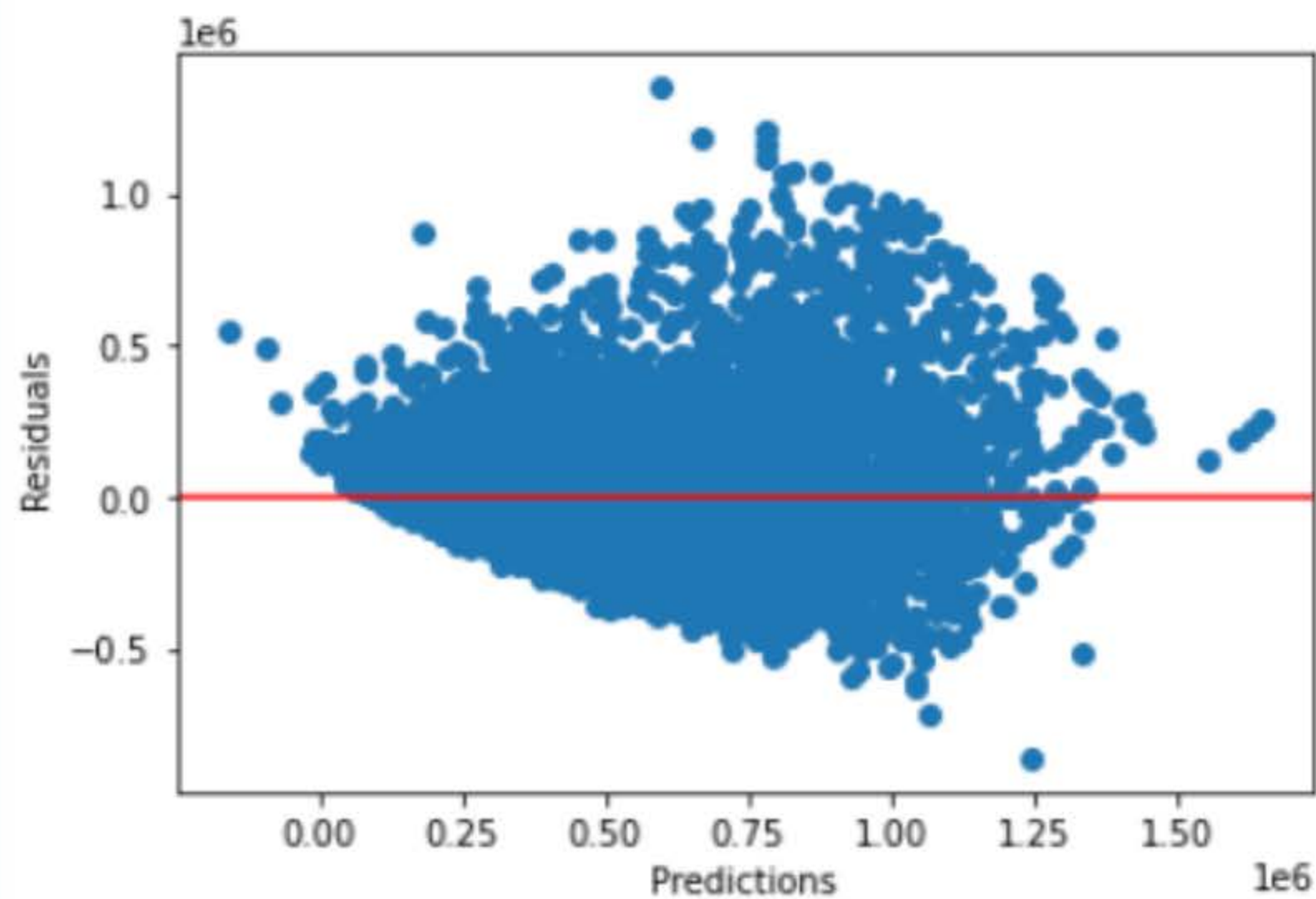**3** 454 Records were excluded

```
Train R2 Score: 0.6471207231814522
Test R2 Score: 0.6444879405509026
-----
Dollar Value Variance (Train): 218076.31453394078
Dollar Value Variance (Test): 220609.84372816325
```

Baseline Model Results

MODEL 2 OVERVIEW

1 Biomedical Innovations

Presentations are communication tools that can be used as lectures.

2 Space Travel

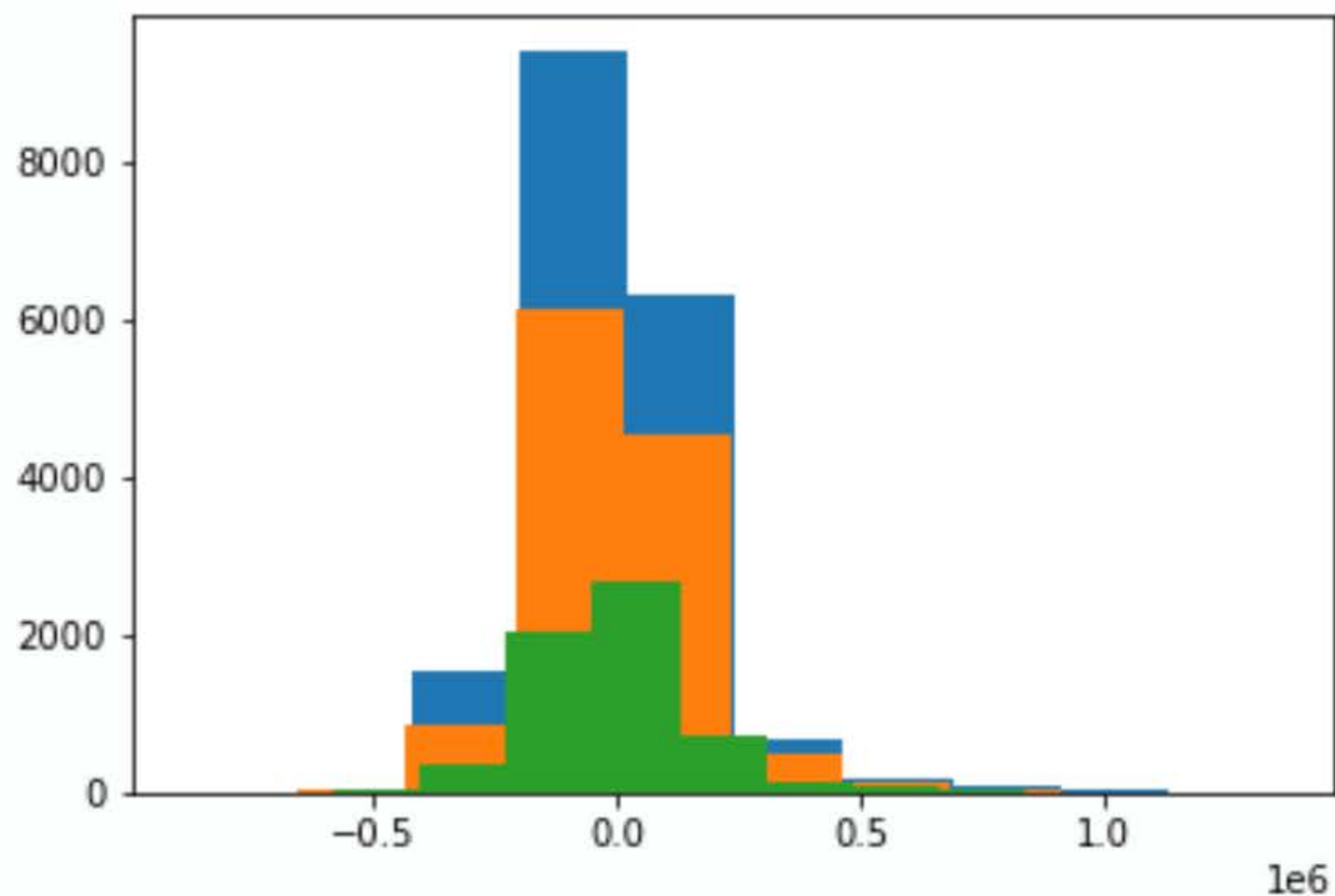Presentations are communication tools that can be used as lectures.

3 Advanced Communications

Presentations are communication tools that can be used as lectures.

4 Portable Devices

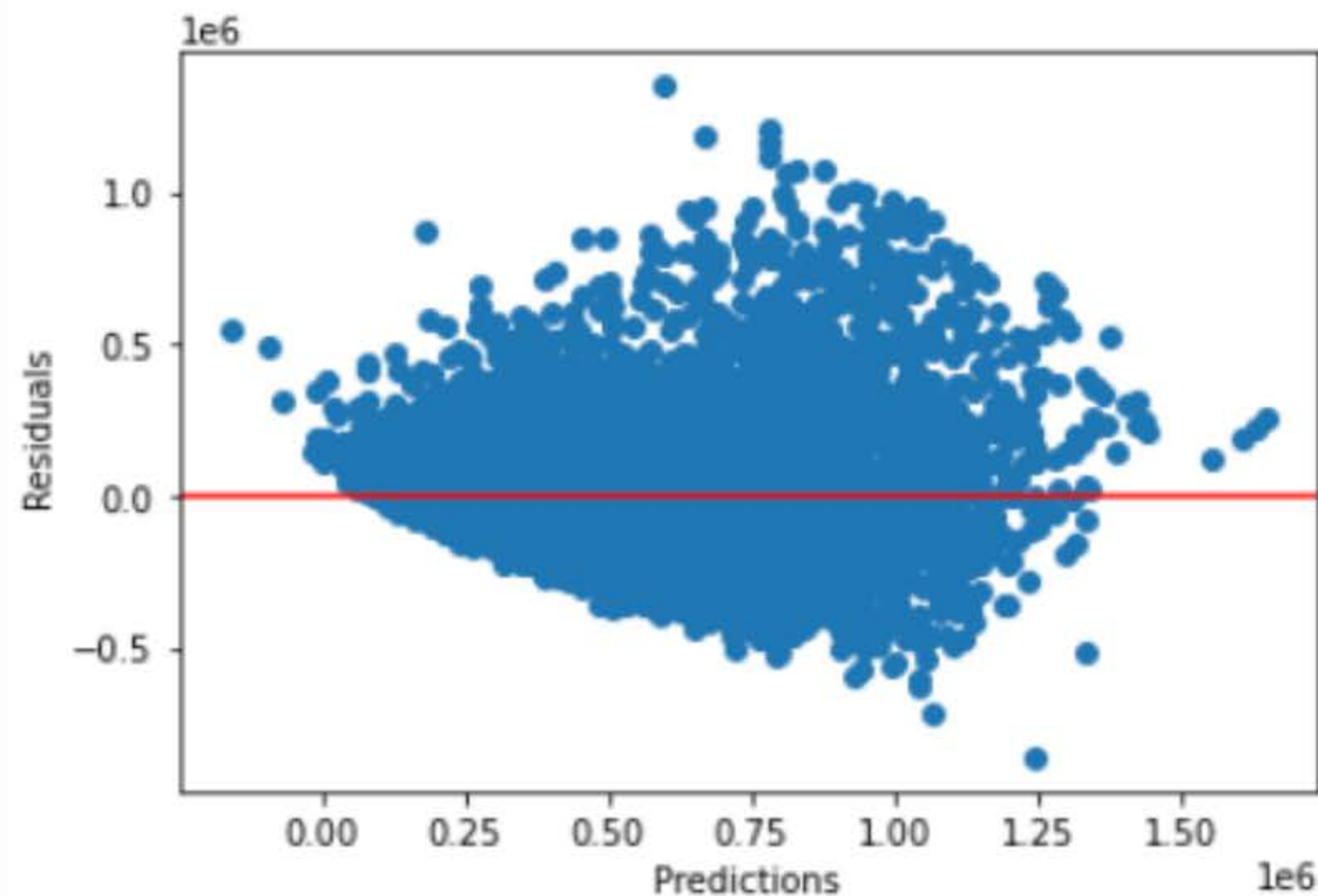Presentations are communication tools that can be used as lectures.

Train Score: 0.6093776441118106
Test Score: 0.6033114943854014

Train Score: 164840.90418478948
Test Score: 169668.27224539465

Model 2 Results

MODEL 3 OVERVIEW

1 **Biomedical Innovations**

Presentations are communication tools that can be used as lectures.

2 **Space Travel**

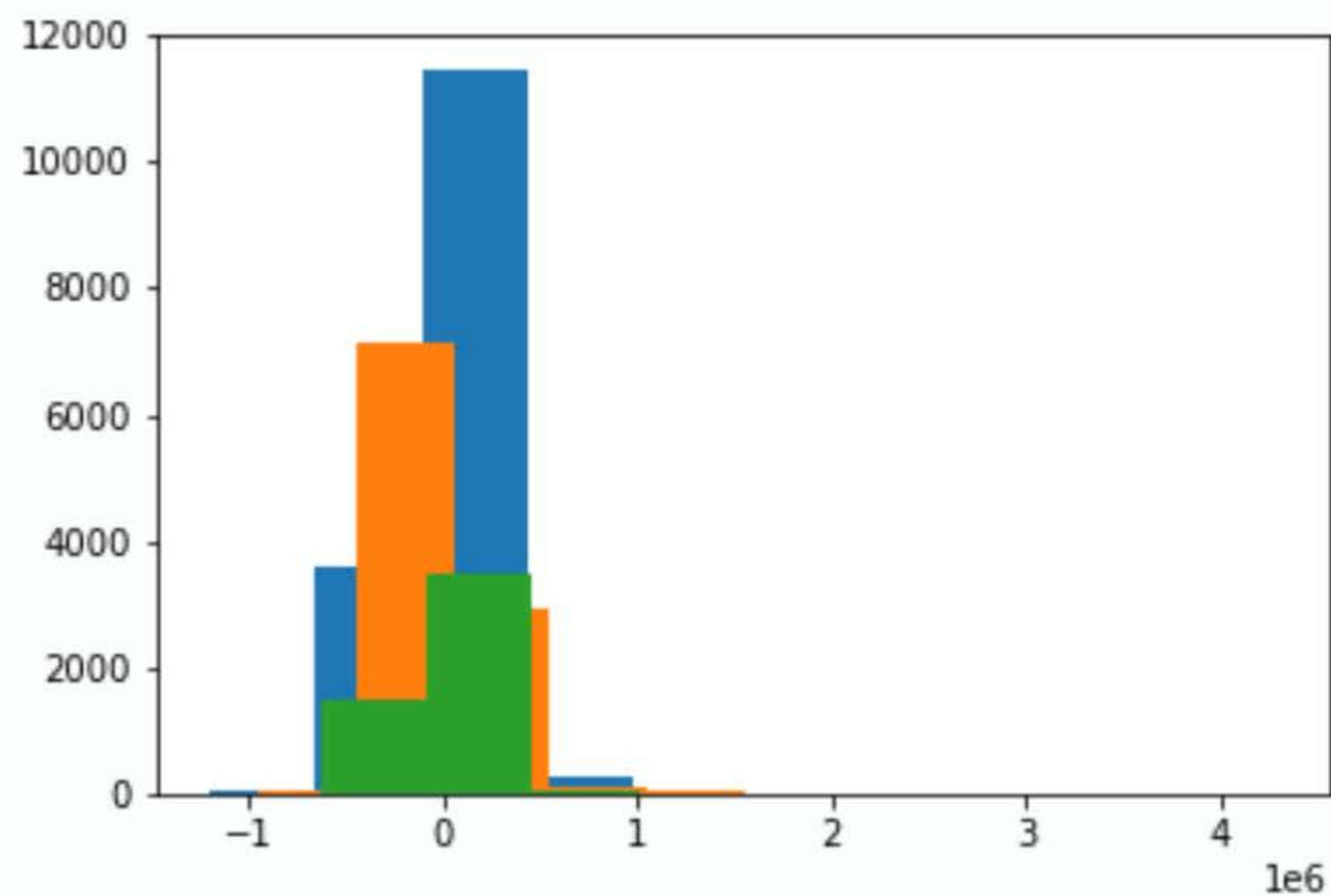Presentations are communication tools that can be used as lectures.

3 **Advanced Communications**

Presentations are communication tools that can be used as lectures.

4 **Portable Devices**

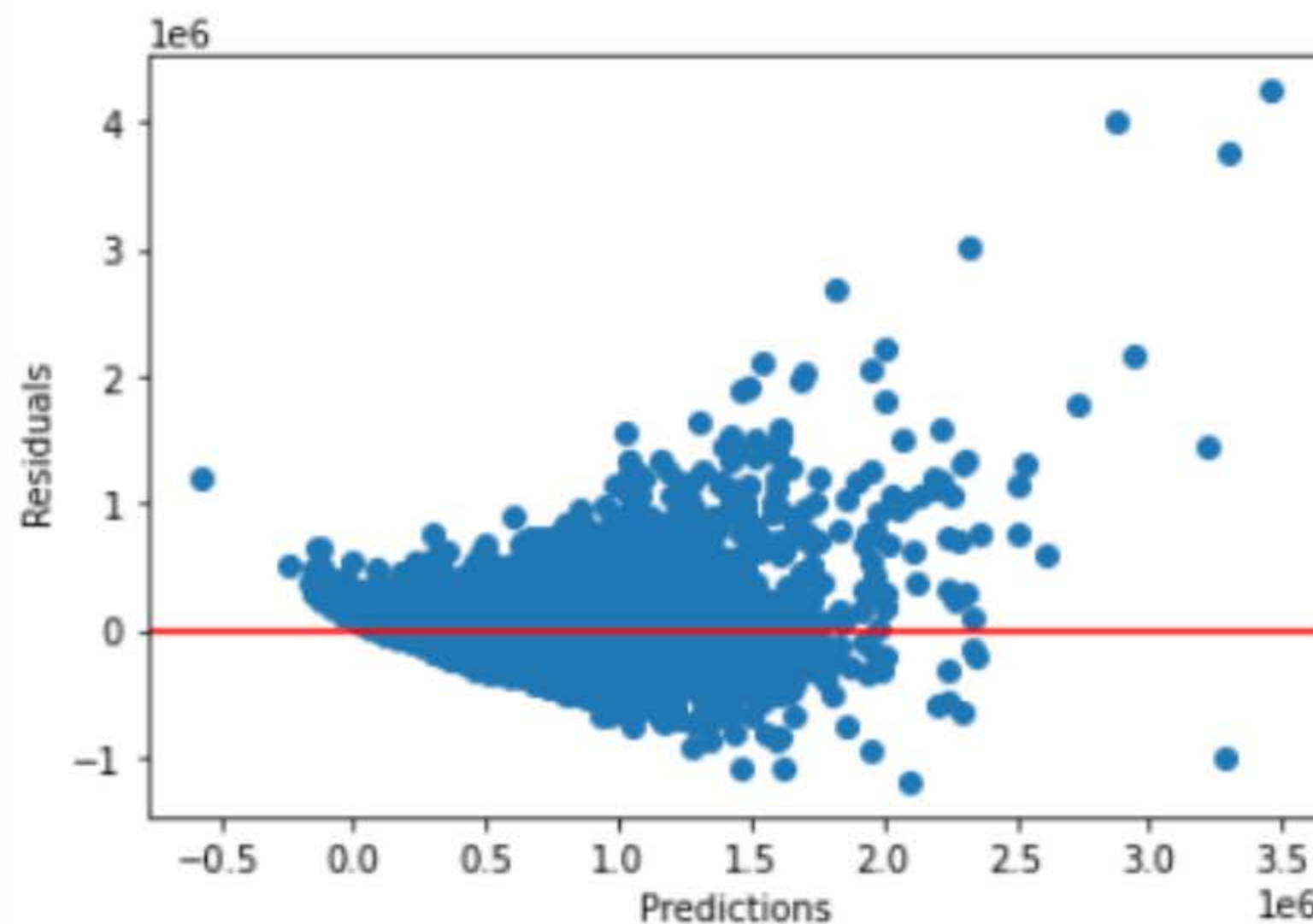Presentations are communication tools that can be used as lectures.

```
Train R2 Score: 0.6961840815077176
Test R2 Score: 0.7101463584756225
-----
Dollar Value Variance (Train): 204582.10359046079
Dollar Value Variance (Test): 202821.66803727273
```

Model 3 Results

FINAL MODEL

1 **Biomedical Innovations**

Presentations are communication tools that can be used as lectures.

2 **Space Travel**

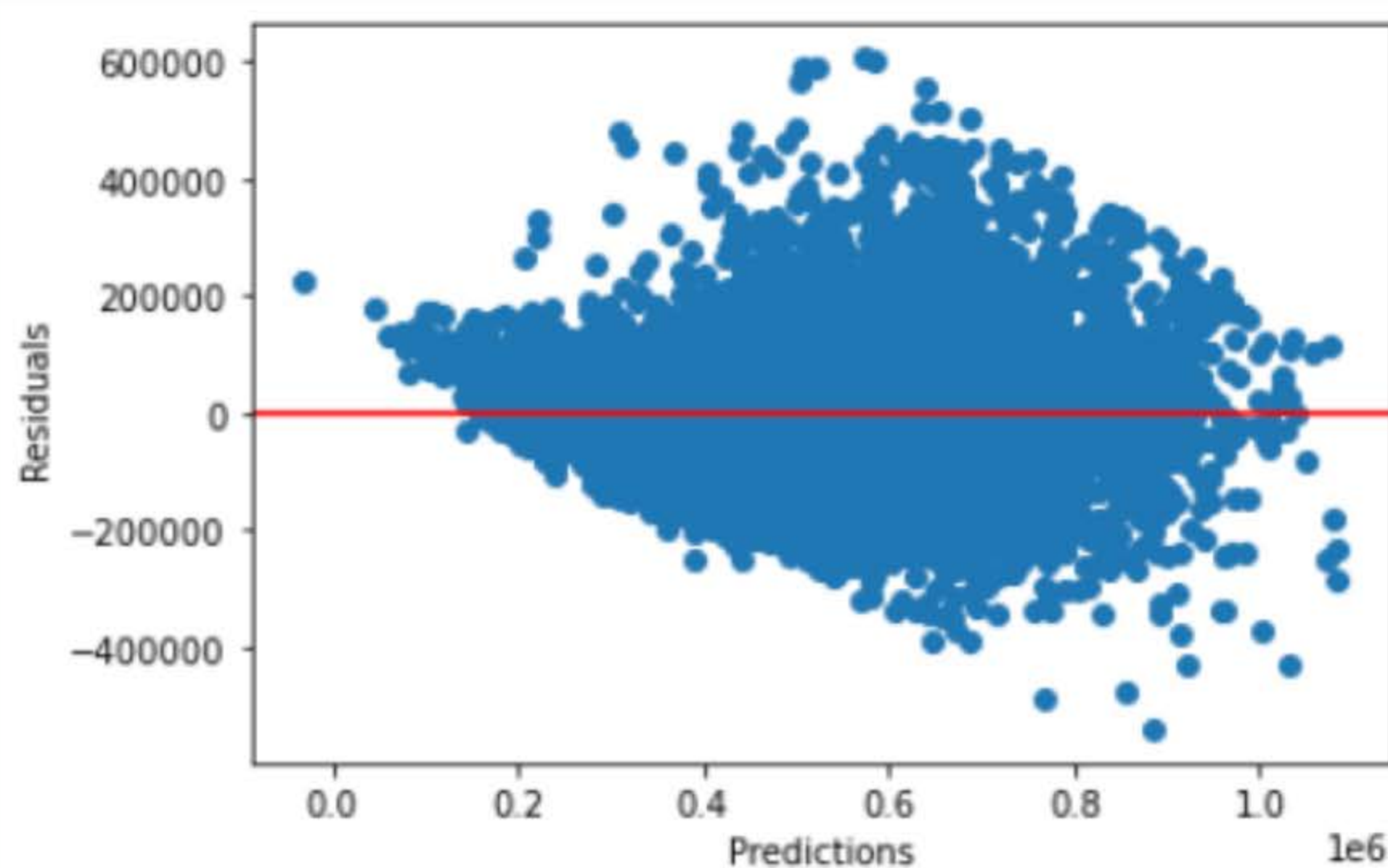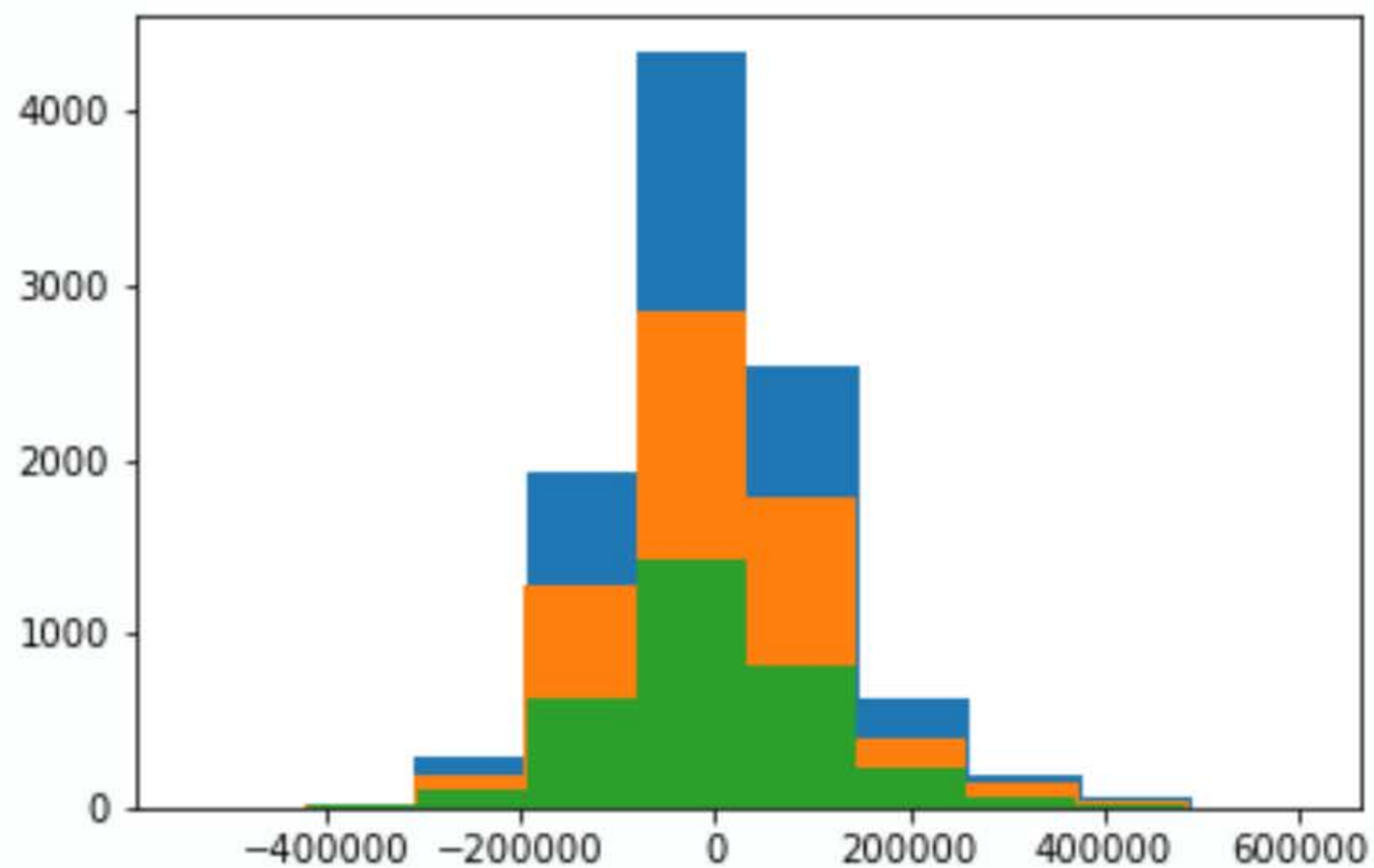Presentations are communication tools that can be used as lectures.

3 **Advanced Communications**

Presentations are communication tools that can be used as lectures.

4 **Portable Devices**

Presentations are communication tools that can be used as lectures.

```
Train R2 Score: 0.6936703591900614
Test R2 Score: 0.6756440070126208
-----
Dollar Value Variance (Train): 114395.19879776801
Dollar Value Variance (Test): 117124.95926191621
```

Model 4 Results

What my Final model can do

FINANCIAL PREDICTION ON HOME VALUE

Average margin of error is $117,124.95

ADVICE ON HOME

Model can determine what traits of a home are most sought after and provide advice on home improvements for selling a home.

Thank you

Questions?

jpakele@yahoo.com

Email