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U of M Data Analytics & Visualization bootcamp

Project 1 – Housing Market According to Zillow Data

1. What does pending mean –
   1. **Days to Pending:** How long it takes homes in a region to change to pending status on Zillow.com after first being shown as for sale. The reported figure indicates the number of days (mean or median) that it took for homes that went pending during the week being reported, to go pending. This differs from the old “Days on Zillow” metric in that it excludes the in-contract period before a home sells.
2. Has there been a decrease in days pending on Zillow?
   1. Yes a significant amount. See graph - Chart, bar chart

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3. What states have the longest days pending on Zillow. Which have the shortest days pending on Zillow.
   1. Top 3 Longest days pending
      1. Texas – 106
      2. Florida – 93
      3. Virginia – 91
   2. Top 3 Shortest days pending
      1. Utah - 36
      2. Idaho – 35
      3. Washington – 27
4. Does the list price directly correlate with days pending?
   1. No, see graph
   2. As you can see, some of the longest days pending have some of the cheaper list prices and the shortest days pending have some of the highest list prices, which means we need to look at this from a different angle.
   3. Graphical user interface, chart

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5. Does population directly correlate with days pending?
   1. Yes, see graph
   2. The higher the population the longer time the houses were pending
   3. The lower the population the shorter time the houses were pending

Graphical user interface, application

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