

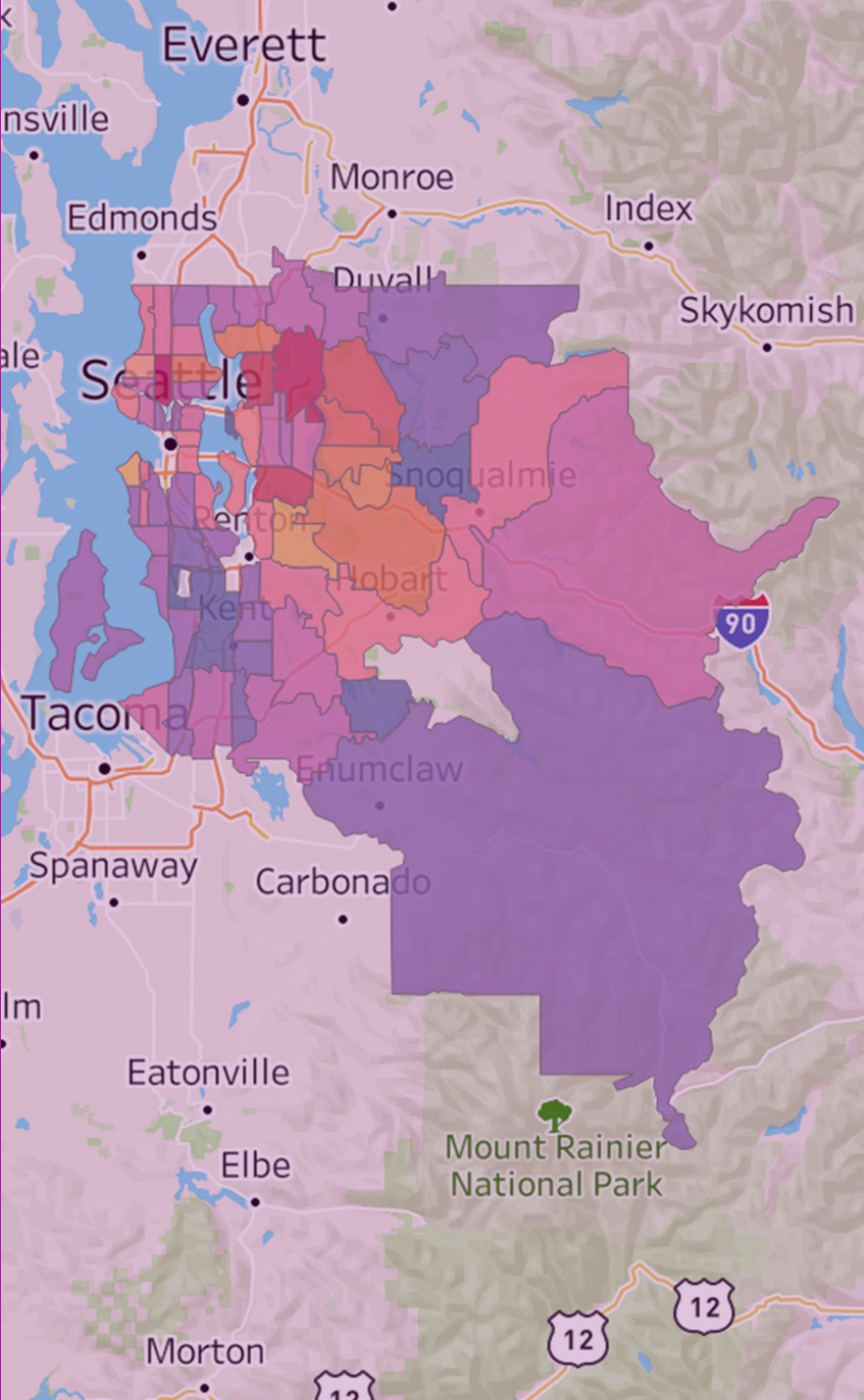
Unlocking  
**King County Real Estate:**  
Insights for Informed  
Investment  
A Data-Driven Analysis



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September 2023





# OUTLINE

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Unlocking King County's Real Estate Market

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Stay Connected



# INTRODUCTION

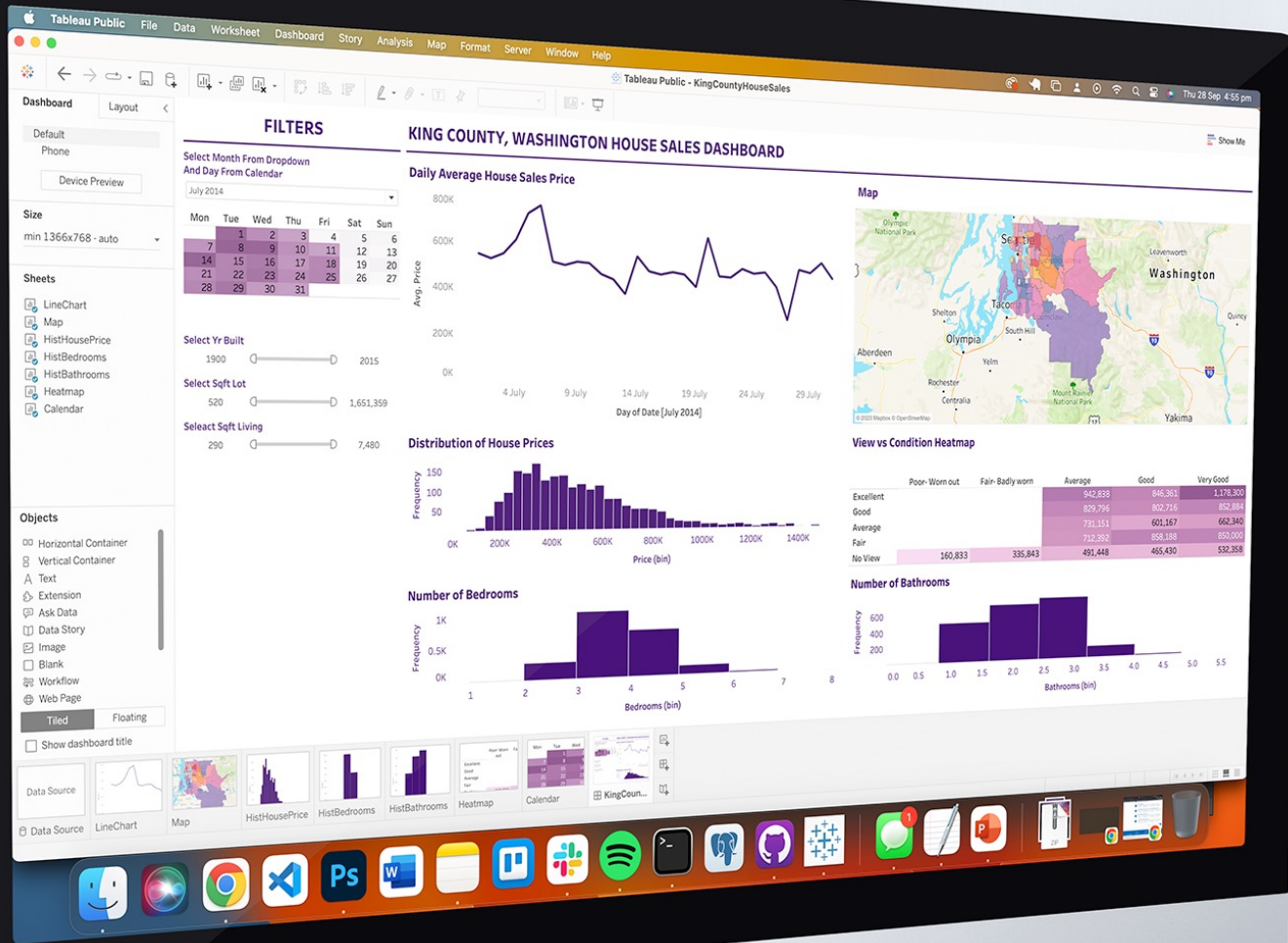
Navigating **King County's** Real Estate Landscape.

## Project Purpose:

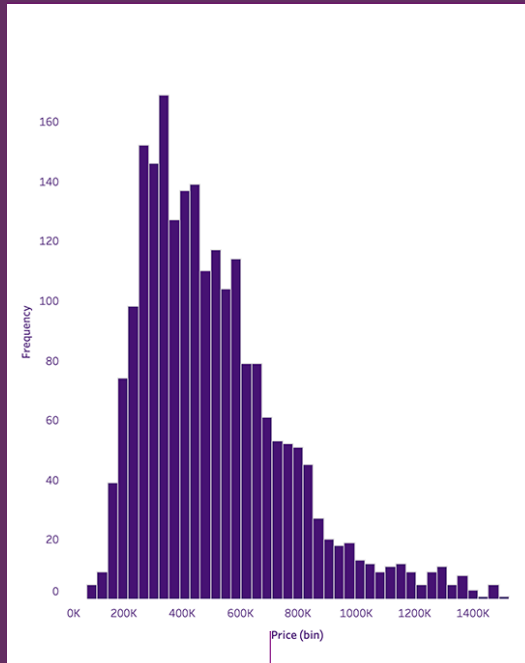
- Provide a comprehensive understanding of King County's real estate market.
- Assist investors, builders, and homebuyers in making informed decisions.

## Significance:

- Valuable for navigating King County's dynamic real estate market.
- Guidance for successful real estate investments.



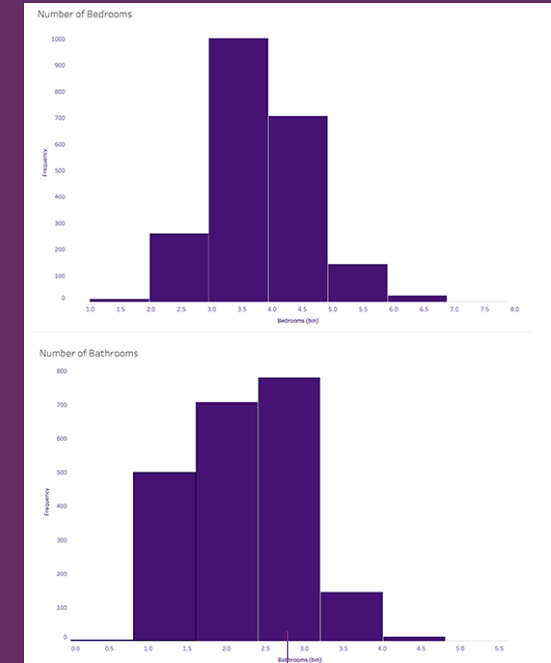
# KEY FINDINGS THAT MATTERS



Distribution of  
House Prices



House Conditions

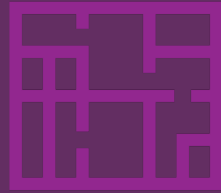


Number of  
Bedrooms & Bathrooms

## DIGGING DEEPER: THE DATASET & METHODOLOGY

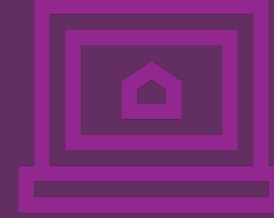
**21,597**

Real Estate Transactions  
in King County,  
**2014-2015**



### FEATURES

|             |            |
|-------------|------------|
| id          | floors     |
| price       | waterfront |
| bedrooms    | condition  |
| bathrooms   | grade      |
| sqft_living | yr_built   |
| sqft_lot    |            |



### DATA PREPROCESSING

- Data Collection
- Data Exploration
- Handling Missing Data
- Cleaning and Preparing
- Transformation
- Standardisation



### METHODOLOGY

- Regression Analysis
- Assumption
- Data Splitting
- Model Evaluation
- Validation Techniques
- Model Interpretation



## WHAT THE NUMBERS REVEAL



For each additional square foot of living space, the estimated property price increases by **\$378.80**.



Each additional bathroom adds approximately **\$686.40** to the property price.



Properties with a waterfront view command a premium of **\$931,200**.



A property with a grade of 10, compared to a grade of 3, is estimated to be worth **\$1,886,600** more.



## WHAT LIES AHEAD

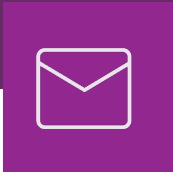
In the pursuit of continuous improvement, future iterations of this project will involve incorporating all available features from the dataset to further enhance the predictive accuracy of the model.

Additionally, there is a potential avenue for exploring the impact of various amenities, such as proximity to schools, parks, and transportation hubs, on property prices. This expanded scope will provide a more comprehensive understanding of the King County real estate market and ensure that the "King County Real Estate Pricing and Investment Advisor" remains an invaluable resource for all real estate stakeholders.

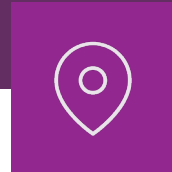


# THANK YOU!!!

## Do you have any questions?



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