**Dataset:** Airbnb Listings

**Tableau Public Dashboard:** <https://public.tableau.com/views/AirBnB_Assessment/Map?:language=en-GB&publish=yes&:display_count=n&:origin=viz_share_link>

**Executive Summary:**

Between 2010 and 2022, Airbnb had 6,173 listings in the Netherlands offering three types of rooms: Entire Room/Home Apt, Private room, Hotel Room, and Shared Room. The most common was Entire Home/Apt (70%), followed by Private rooms (29%), and Hotel/Shared rooms (1%).

Most listings have fewer than 200 reviews. Listings with higher ratings (between 4 and 5) tend to have fewer reviews. Some listings with a perfect rating of 5 have zero reviews. From 2008 to 2022, there is a sharp decline in the average ratings of the listings from 4.9 to 4.6.

Listings with accurate info, clean spaces, easy check-in, and prompt host responses get better ratings. There is a strong correlation observed in the data.

The average price of the listings is 198 euros. Areas like Zuid, Waterpark, Oud Noord and Noord West have a high number of outliers. Oud Noord has a listing of 2500 euros and Zuid has a listing of 2200 euros.

In conclusion, the reason for the lack of listings of hotel rooms or shared rooms must be identified. A report of listings that have the highest decline in the average rating must be identified along with the reason. Generally, the reasons identified for poor rating are unclean rooms, improper communication between the host and the tenant, difficulty caused during check-in and inaccurate information on the listing. Feedback with the reason should be provided to the host which will improve the quality of listings and satisfaction among the tenants. Deeper investigation into the listings above 500 euros needs to be made and fraud detection needs to be implemented.