**Introduction**

**Background**

**Bangalore**, officially known as **Bengaluru**, is the capital of the Indian state of Karnataka. It has a population of over 13 million, making it a megacity and the third-most populous city and fifth-most populous urban agglomeration in India. It is situated in the southeastern part of the state on the Deccan Plateau at an elevation of over 900 m (3,000 ft) above sea level, which is the highest among India's major cities. It is multi-ethnic, multi-religious, and cosmopolitan character. Bengaluru is sometimes referred to as the **Silicon Valley of India** (or **IT capital of India**) because of its role as the nation's leading information technology (IT) exporter. A demographically diverse city, it is the second fastest-growing major metropolis in India. It has one of the most highly educated workforces in the world. It is home to many educational and research institutions.

**Problem Statement**

BDA projects that by 2031, the city will have 20.3 million residents. Bangalore is proving to be a shining spot for real estate investors. Due to good market drivers, IT/ITes sector, which ensures strong macro -economic dynamics, most home buyers find Bengaluru a perfect place to settle and retire. It is not a surprise then that the real estate demand in the city arises majorly from the migrant population.

Real estate requires large sums of capital and is not as liquid as other investment avenues like mutual funds, stocks and bonds. Real estate investment in Bangalore is very tricky, not all investments are in profit. **Locality** is the most important factor for profitability in real estate investment. Proximity to amenities, peaceful conforming areas, neighborhood status, scenic views, etc. are major factors for **residential** property valuations. While proximity to markets, warehouses, transport hubs, freeways, tax-exempt areas, etc. play an important role for **commercial** property valuations.

So, real estate investor should invest only if he/she is very sure about the commercial developments in that location and proximity to all amenities as its the backbone for one’s rentals and sales. At the same time, the investment should be affordable.

Its very challenge to a new real estate investor to find such lucrative area in such a big. By looking at the above pros and cons of real estate investment, as a data scientist, provide a solution which should help to the investor to find the desirable place.

**Target Audience**

Individual or corporate real estate investors who are interested in growing Bangalore’s real estate and explore its neighborhoods & common venues around each neighborhood.