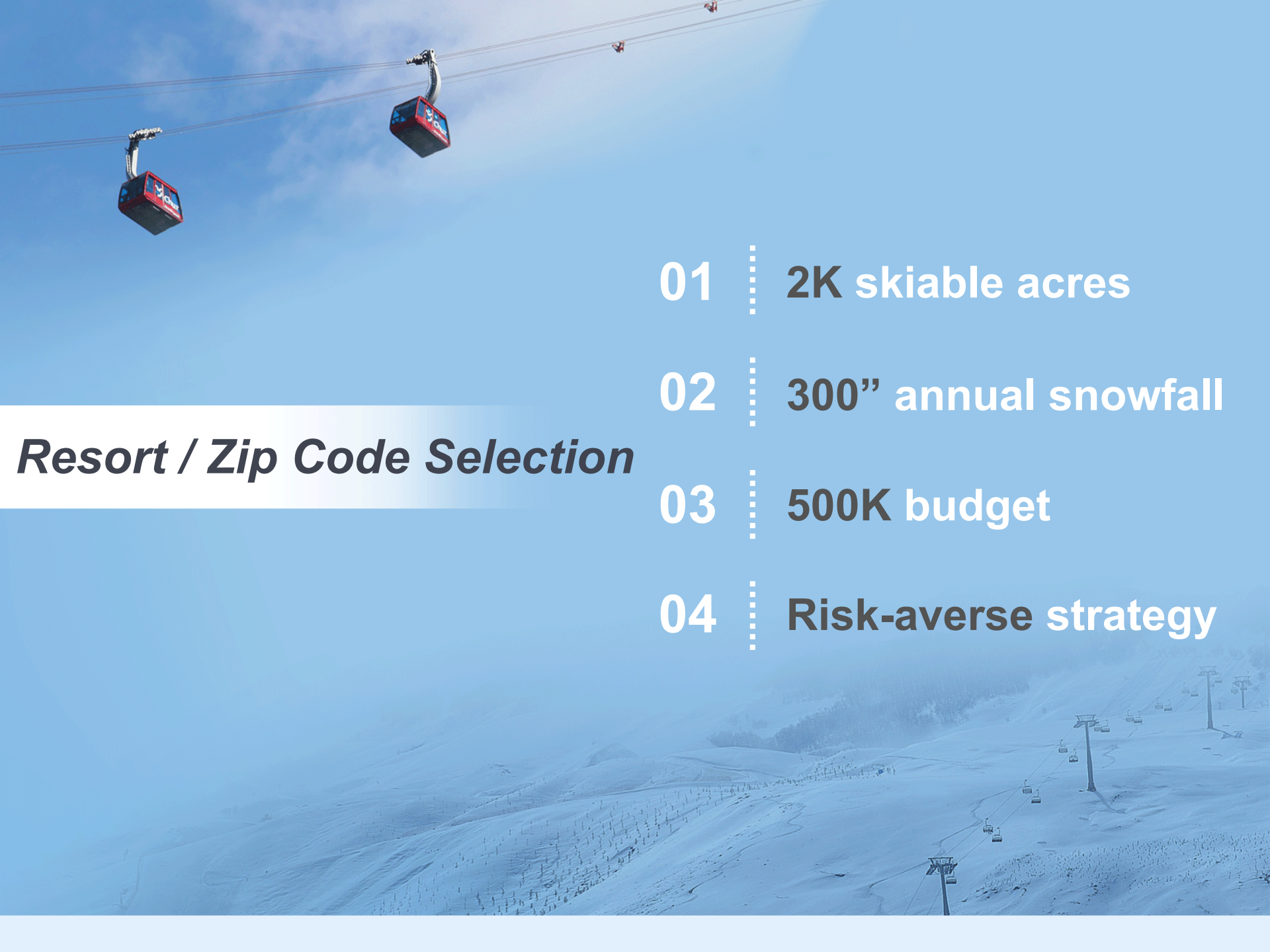# Zillow Time Series Analysis on US Ski Resort Towns

By: Tim Rabbitt

Overview

Clientele would like to make a shrewd investment in real estate near an attractive ski resort.

Resort / Zip Code Selection

01 ⋮ 2K skiable acres

02 ⋮ 300" annual snowfall

03 ⋮ 500K budget

04 ⋮ Risk-averse strategy

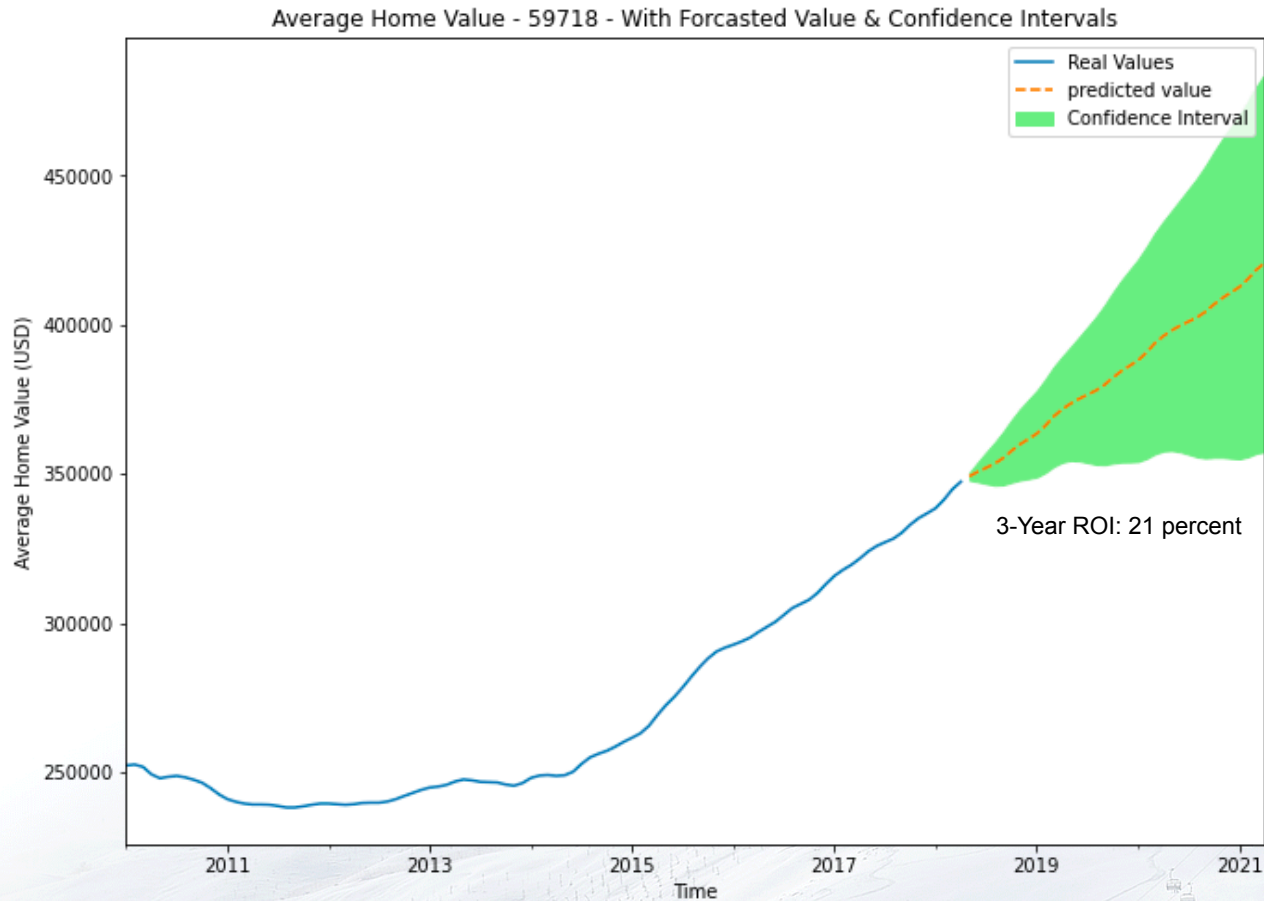**The Data**

01 **Zillow Housing Data**
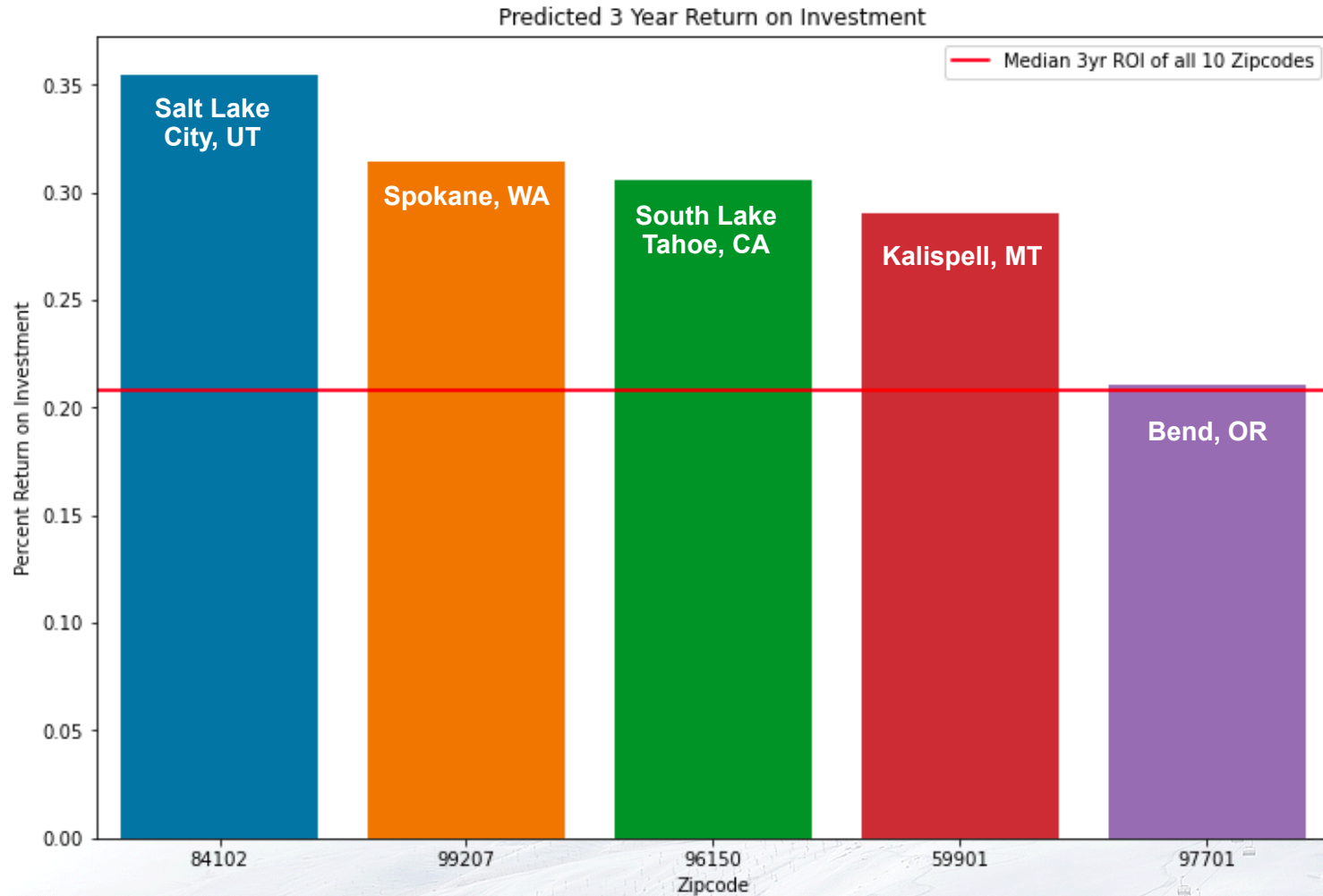
- 14,723 US zip codes
- 1996 to 2018

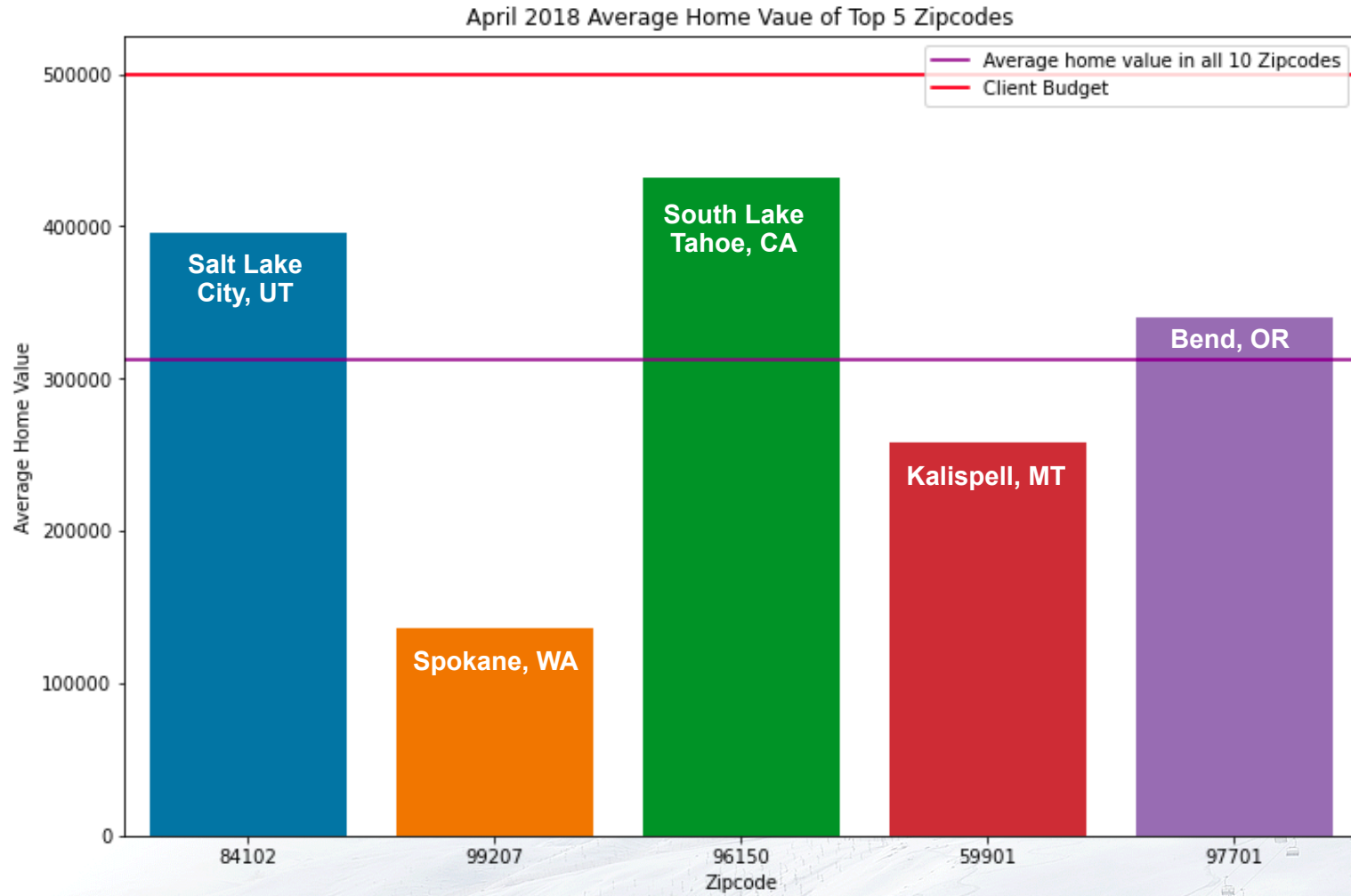**02** **North American Ski Resorts**

- 462 Resorts

Time Series Modeling

Time series modeling uses past values and patterns to predict future values.

Average Home Value - 59718 - With Forcasted Value & Confidence Intervals

3-Year ROI: 21 percent

Top 5 Recommended Zip Codes

Predicted 3 Year Return on Investment

Average Home Value April 2018

April 2018 Average Home Vaue of Top 5 Zipcodes

Conclusions

- **Time series modeling is not a flawless method of predictive power, but provides us with more confidence in our investment decisions.**

- **Choosing which area to invest in will be the clients decision based on personal preference.**
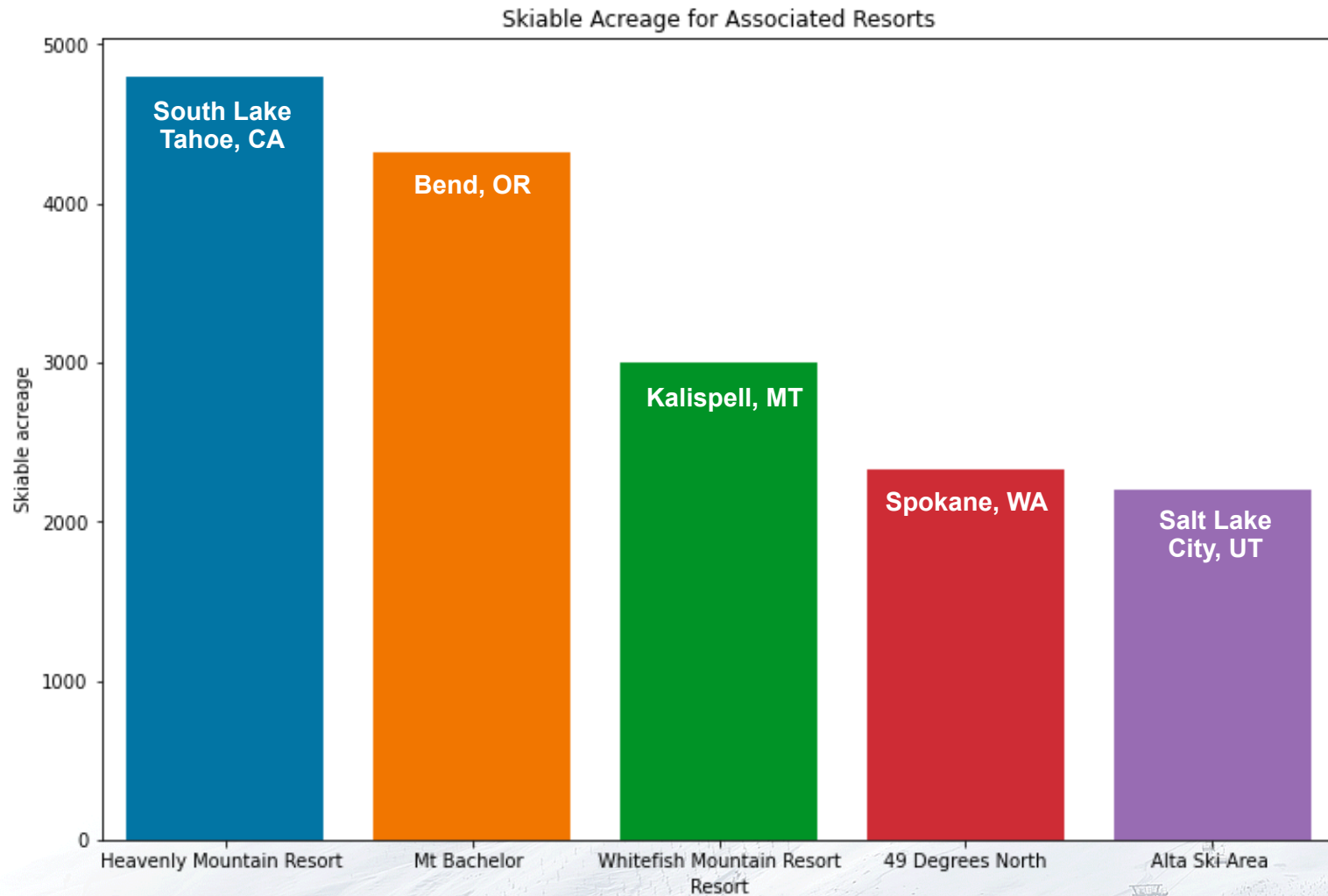
Future Analysis

01 2018-2023 housing data

02 Find zip code/ resort omissions
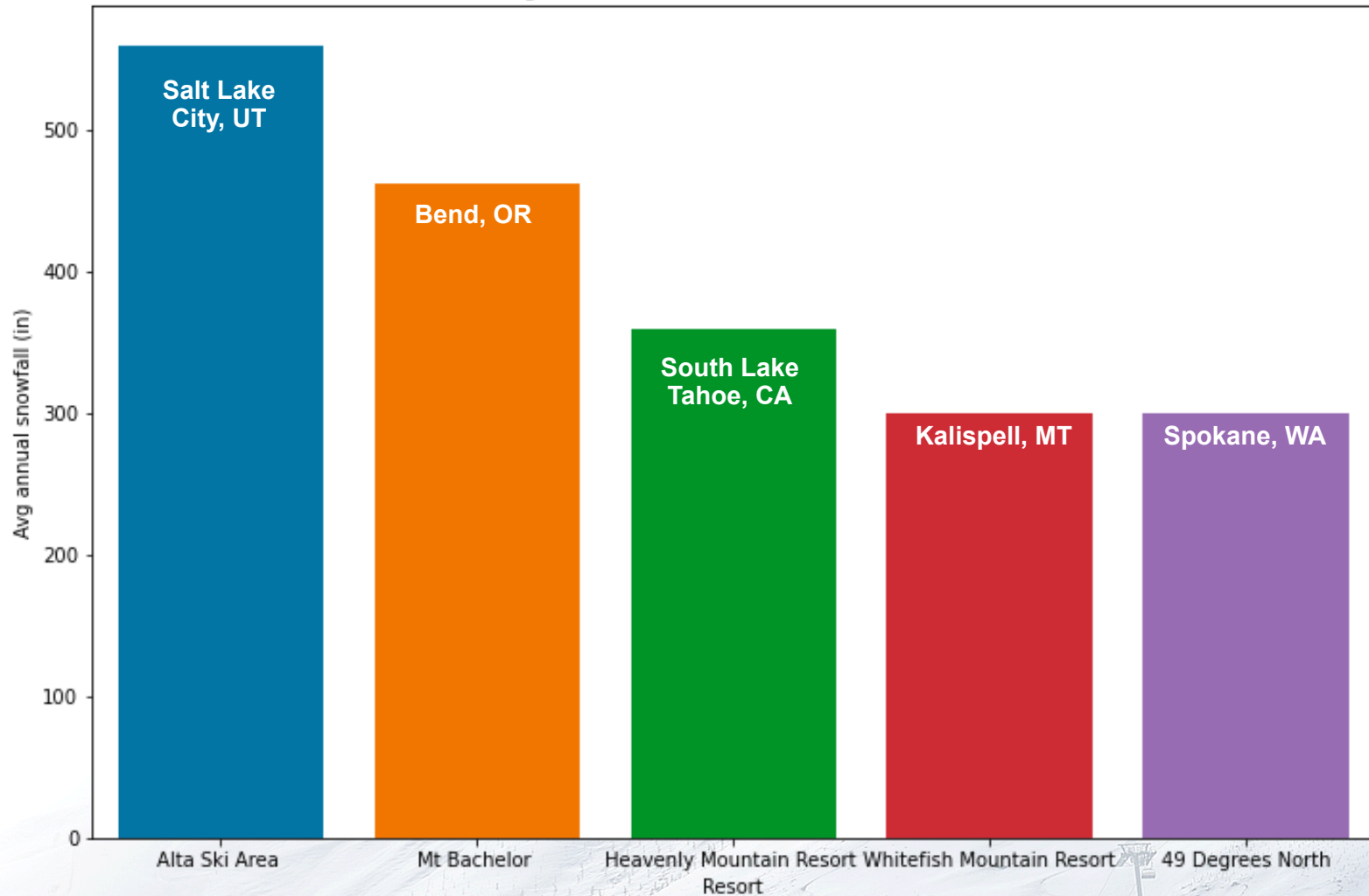
03 Explore additional influences on resort home value

Just For Fun! Skiable Acreage Rank

Skiable Acreage for Associated Resorts

Just For Fun! Average Annual Snowfall Rank

Average Annual Snowfall for Associated Resorts

THANK YOU

Questions?

You can reach me at: timothyjrabbitt@gmail.com

For more detailed analysis and methods behind this presentation,
please visit: https://github.com/trabbitt90/Zillow-Housing-Time_Series_Analysis