Final Project Proposal

RESALE FLAT TREND IN SINGAPORE

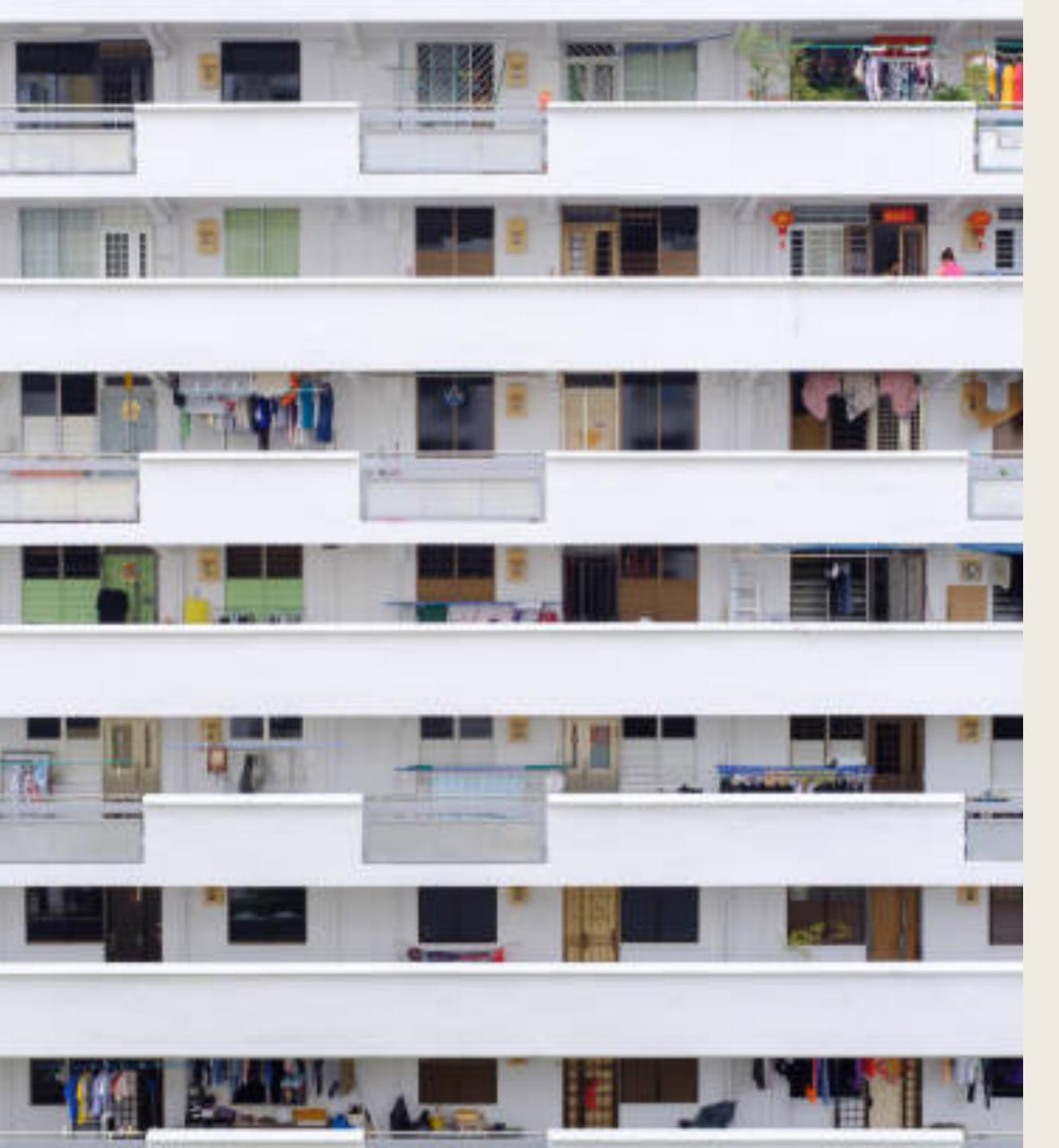ANG WEE HWA 20 MACH 2021

Why?

Housing is a basic necessity and hygiene factor. Which is a long term liability for buyers hence the observation will aid in decision making when purchasing.

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Dataset

From data.gov.sg

- HDB resale flat price 2017
- marriage
- HDB resale flat price 2000 to 2017
(4 datasets)

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HDB Resale Flat dataset

- Sales price
- Sales date
- Flat Size
- Flat Type
- Storey Range of flat sold
- Town

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Marriage Dataset

- Year
- Total number of marriage

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Overall Problem Statment

To find out the best value area, type, size and time to purchase a resale flat.

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5 Main Question

- What Floor Range?
- Which Town?
- What Size?
- What duration left with lease?
- When to buy?

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Sub Questions:

- The relationship between floor size and price
- The highest and lowest price
- Highest sales volume town
- Most expensive town
- What region bigger flat size?
- Flat size affect price?
- Does lease affect price?
- When is the best time to buy flat

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Challenges Forsee

- lack of elements in some element of the data for older dataset
- Flat type variety had been increasing

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Steps of observing

Break into 3 parts.
- Reading 2017 resale flat datasets and do appropriate steps to clean data to find the recent trend
- Go into the sub-questions and find the relationship between the columns
- concat the resale flat from 2000 to 2017 with marriage data to find the best time to buy flat and if marriage affect purchase?

To achieve

- Recommend best value floor range

- Recommend best value town

- Recommend best value size

- Flat lease remaining year buyer should look into

- Recommend good time to buy

"IF YOU HAVEN'T FOUND IT YET, KEEP LOOKING. DON'T SETTLE. AS WITH ALL MATTERS OF THE HEART, YOU'LL KNOW WHEN YOU FIND IT."

- STEVE JOBS