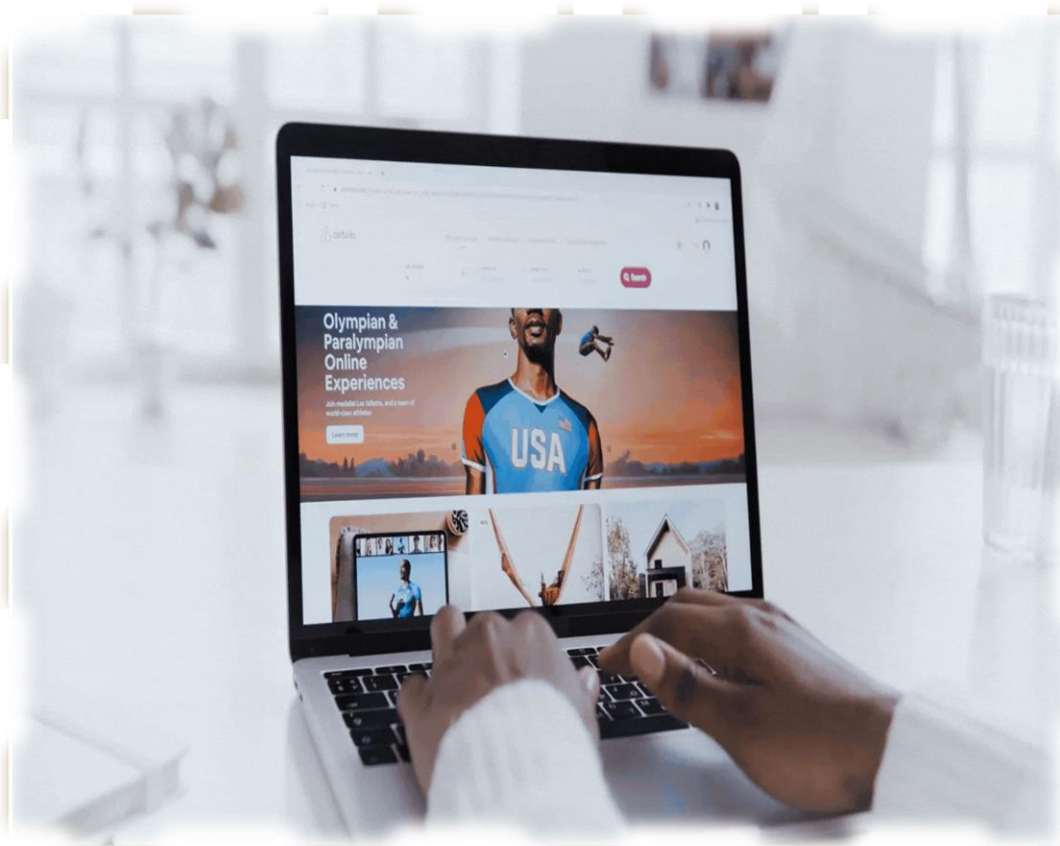


Airbnb



- Airbnb is an online marketplace and hospitality service that allows people to lease or rent short-term lodging including apartments, rooms, homes, and vacation rentals. The company does not own any of the properties on its platform, but instead acts as a broker, collecting a service fee from both the host and the guest for each booking





- "Munich is known worldwide as a cosmopolitan cultural city. It has hundreds of museums and art galleries, historical castles and churches, and many cultural and artistic treasures that make it one of the world's most distinctive places. Many people love to go there because it is a very beautiful tourist city. Here are some of the reasons why you should invest in Munich with Airbnb."

Munich





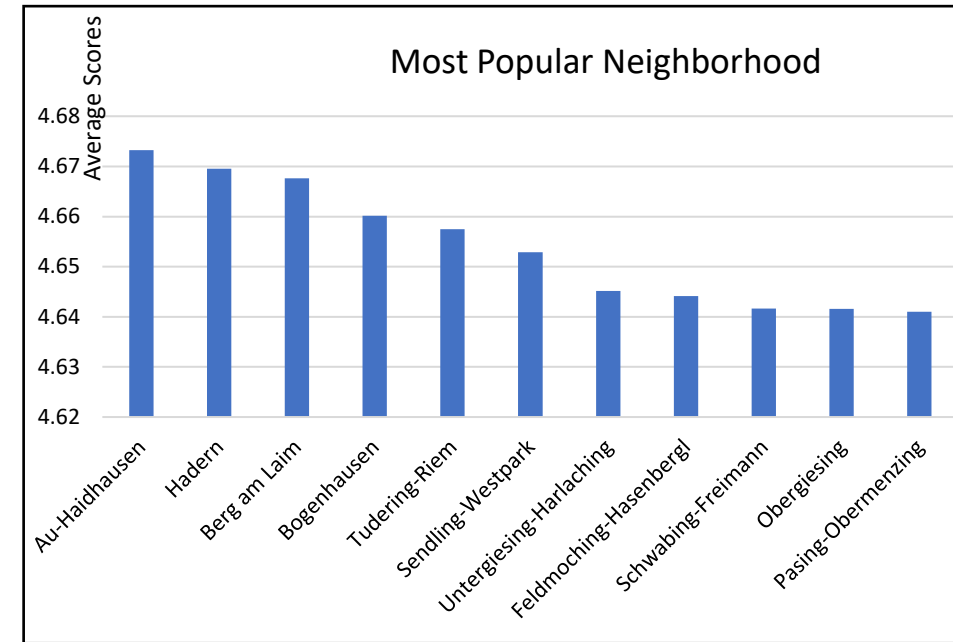
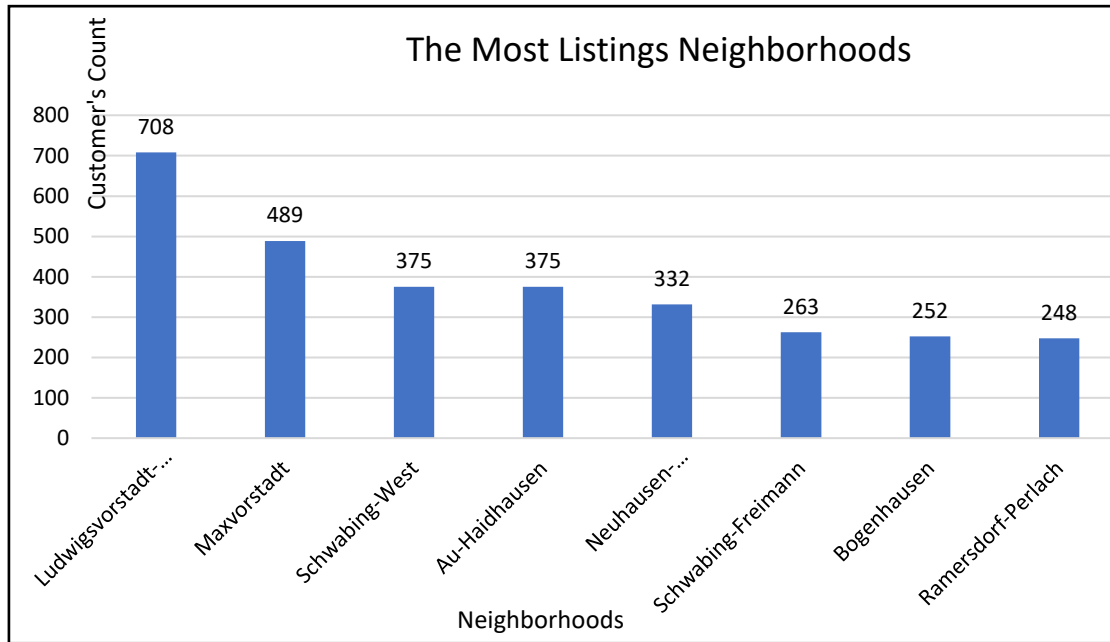
MUCICHI





1. Which neighborhoods host the most listings?





the population was depending on the count of each neighbourhood's locations with respect to the ID count, as it shows the neighbourhoods with the most listings.



The most Popular Neighborhoods	
Au-Haidhausen	4.67328
Hadern	4.66953846
Berg am Laim	4.66762712
Bogenhausen	4.66015873
Tudering-Riem	4.65747126
Sendling-Westpark	4.65287736
Untergiesing-Harlaching	4.6451634
Feldmoching-Hasenberg	4.64410256
Schwabing-Freimann	4.64163498
Obergiesing	4.64156566
Pasing-Obermenzing	4.64098684

Neighborhoods with the Most Listings	
Ludwigsvorstadt-Isarvorstadt	708
Maxvorstadt	489
Schwabing-West	375
Au-Haidhausen	375
Neuhausen-Nymphenburg	332
Schwabing-Freimann	263
Bogenhausen	252
Ramersdorf-Perlach	248

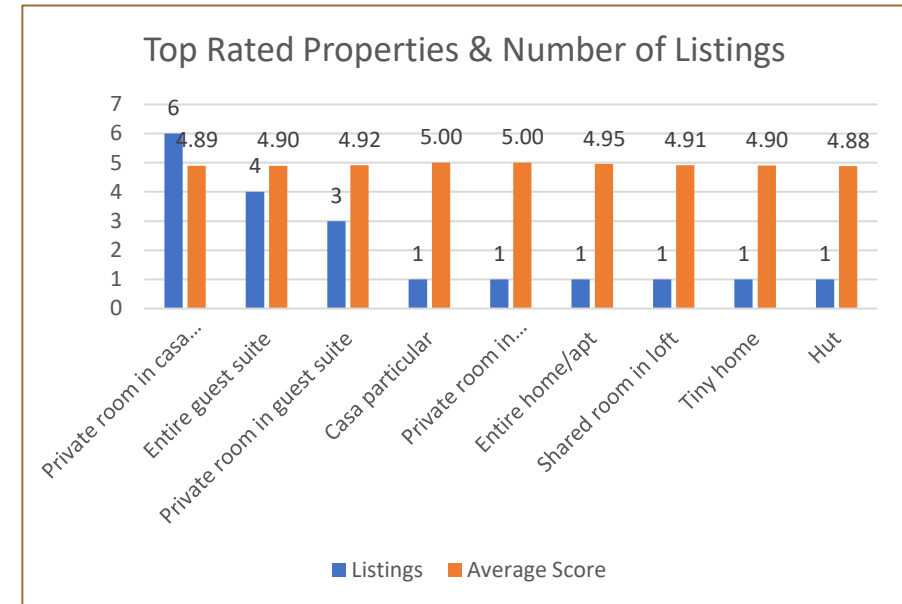
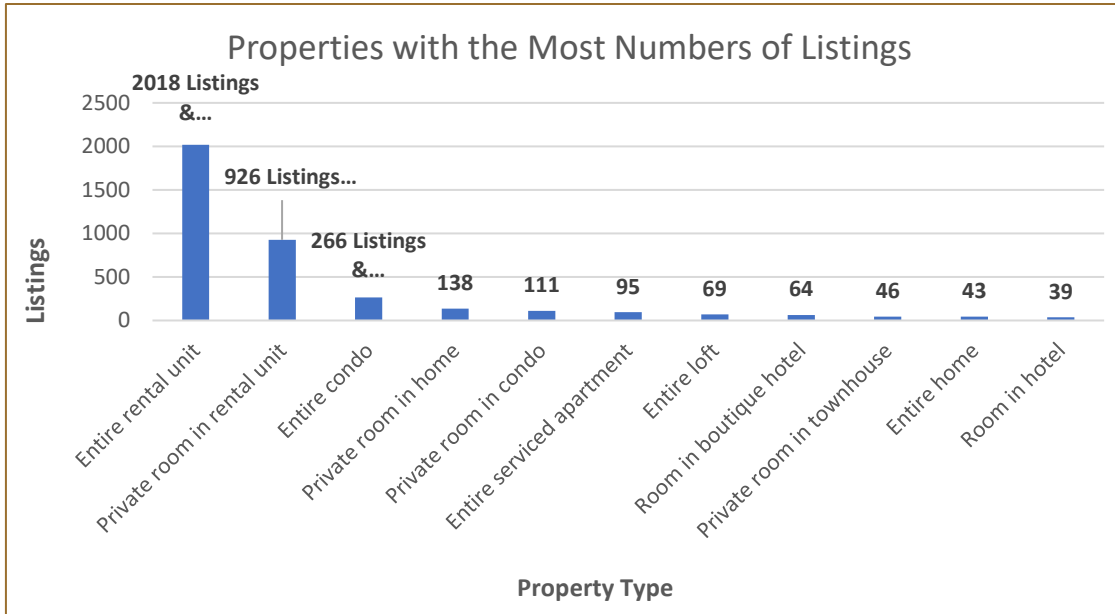
The Neighbourhoods with the Most Listings and the Most Popular Neighbourhoods are:





2. What property types receive the most positive reviews?





1. The analysis will depend on the first chart due to the low number of properties listing, while the first chart also has a great rating which is above the most successful properties score.
2. The Properties that has the Number of Reviews and Listings are the Entire Rental Units.

Average Score

4.76

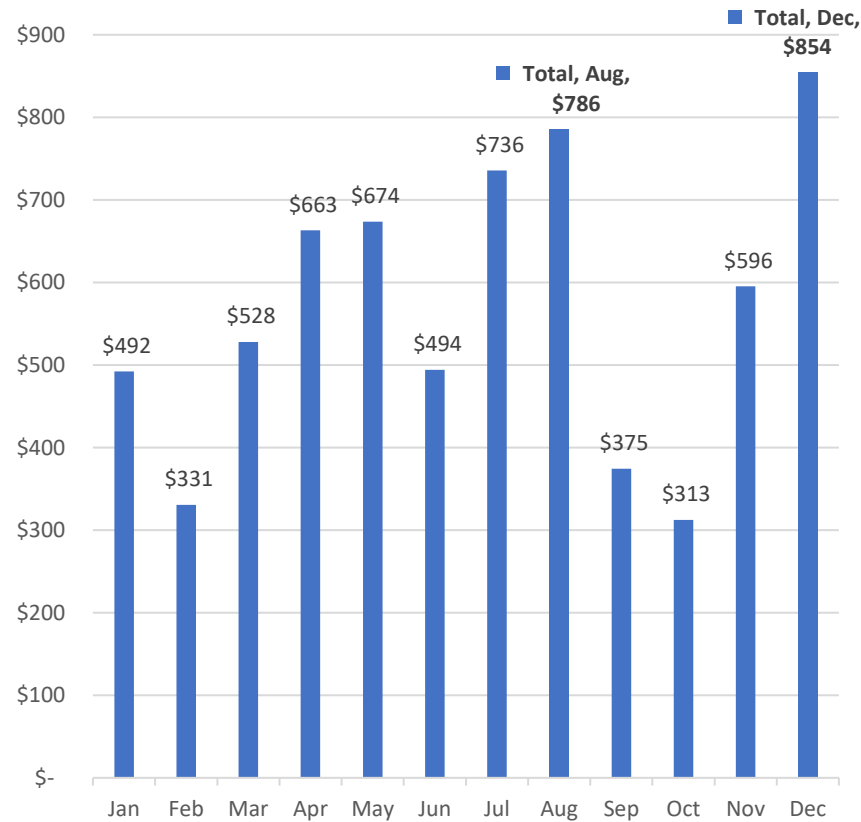




3. How much
revenue do
successful hosts
generate?

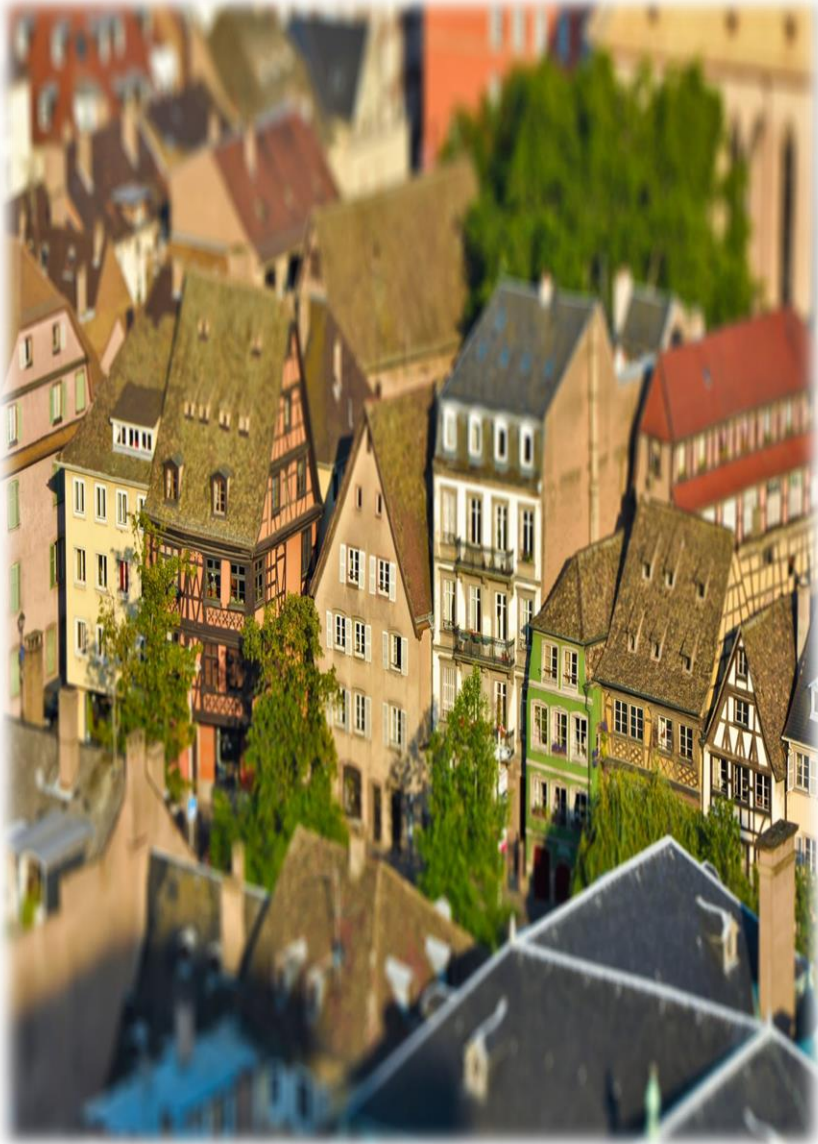


Expected Monthly Revenue



- Monthly Basis is an Important Timeframe, which Detects Trends and Seasonal Effects on Revenue for Each Month
- Hosts to be determined as the most successful hosts were filtered under two conditions, first the score to be above the successful hosts score of 4.76, secondly it was filtered by the host having acceptance rate of 75% or more.
- 3.Revenue Generated By the Most Successful Hosts.
 - \$1104652





Recommendations:

- Ludwigsvorstadt and Maxvorstadt are one of the most active and populated areas, so it is an ideal opportunity for hosts to list their properties there.
- Use monthly revenue measurement as it tracks seasonality.
- It is recommended to invest in entire rental units and private rooms in rental units, as they are the most requested properties.
- Businesses that offer nights in the price range of \$70-\$140 tend to have a high success rate.
- Having a property with 1-3 bedrooms generated the most revenue, so it is a good choice for investment.



