

1. Introduction

1.1 Background:

John has been investing Canadian real-estate for years, and he has seen his business growing with the increase of Chinese students or employees who accommodating in apartments that he owns. Starting from 2019, John decided to expand his investment by buying another apartment in Toronto, aiming at Chinese tenants with middle-class background.

Over the years of experience, John knows that apartments with Chinese grocery stores or Chinese restaurants nearby are more popular with Chinese tenants. In addition, a safe and quiet neighborhood near the main street is also preferable.

1.2 Problem:

The major features of the apartment that John is looking for are as following:

- With Chinese grocery stores nearby
- With Chinese restaurants nearby
- Better with a mall or city-center environment

1.3 Interest:

Selecting location has always been of my personal interest, and looking for a better investment choice will benefit in the long-term. Moreover, with the increasing popularity of Airbnb, more and more people are choosing investing apartments as their first choice, it is very interesting to see which features affect the future of an investment choice most.

2. Data Description

Data used in this report were mainly acquired from Wikipedia and Foursquare, which include the venue, service categories, location, ratings and tips.

2.1 Data Scraping

Raw data were scraped from wikipedia (https://en.wikipedia.org/wiki/List_of_postal_codes_of_Canada:_M) which were later cleaned and transformed into pandas data-frame for better analysis.

2.2 Location Analysis

The main location source used in the analysis is Foursquare, which provide the neighborhood information of venue, service categories, location, ratings and tips.