



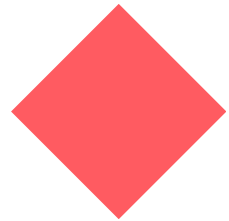
Deteção de Anúncios em Incumprimento

Web Scraping em Alojamento Local no Município de Lisboa

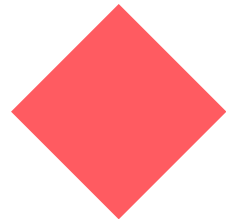
José Pedro Lopes & Manuel Banza



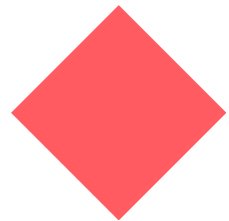
Problema



› Novos anúncios online todas as semanas

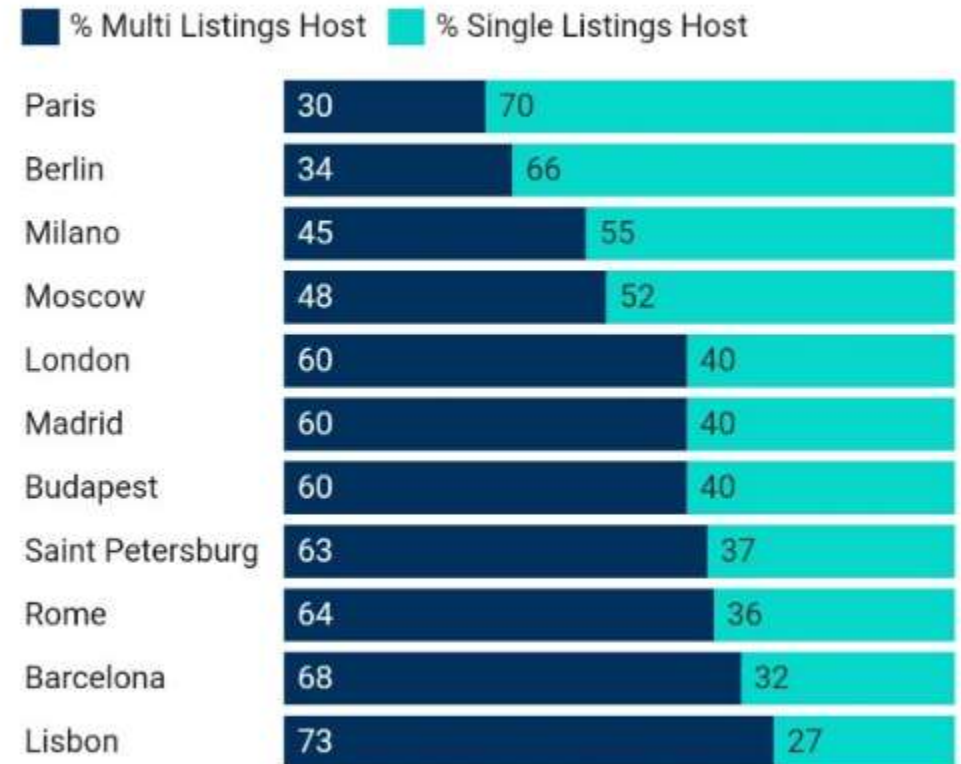


› Dificuldade em estar a par de todos os novos anúncios e a sua legalidade



› Não há legislação da UE. Cada cidade define as regras que pretende

Share of Multi vs. Single Hosts by City in Europe December 2019



Source: seetransparent.com • [Get the data](#) • Created with Datawrapper

O que tem vindo a acontecer?



Skift News Research Events

Airbnb Hosts Will Be Able to Pay to Fast-Track Verification of Their Listings

Dennis Schaal, Skift - Nov 15, 2019 3:25 pm



Skift News Research Events

Airbnb Finally Embraces Verified Listings After Halloween Deaths



OUTLAW HOTELS

A RESOURCE FOR ISSUES CONCERNING ILLEGAL HOTELS AFFECTING CITIES AND COMMUNITIES AROUND THE WORLD.

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Vancouver Airbnb hosts caught using fake licences

Nov 15, 2019

MOST POPULAR

Is Airbnb regulation on its way? August 22, 2018



CNBC MARKETS BUSINESS INVESTING TECH POLITICS CNBC TV

Airbnb has removed thousands of listings in Boston as new rule takes effect ahead of the company's presumed IPO next year

PUBLISHED TUE, DEC 3 2019 11:41 AM EST | UPDATED TUE, DEC 3 2019 1:09 PM EST

William Weaver @WILLT01A

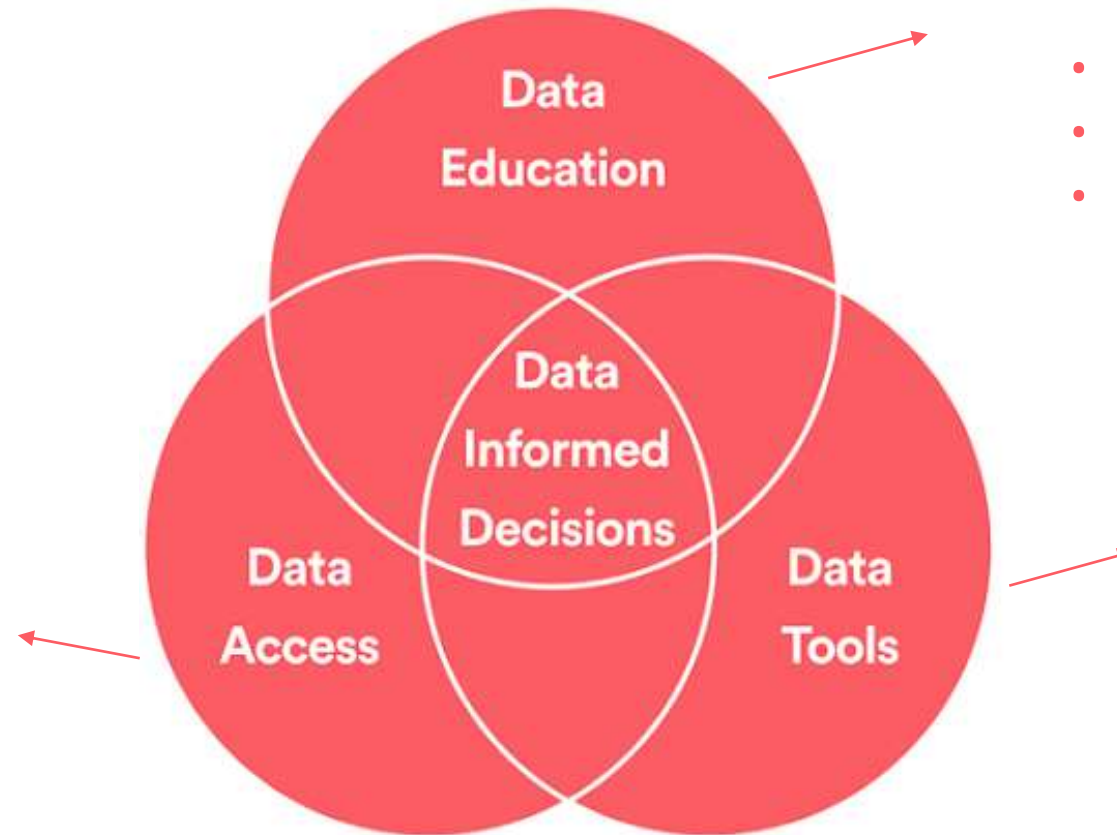


Skift News Research Events

Airbnb Vs. Local Regulators Is a Lopsided Battle

Shira Ovide, Bloomberg - Nov 16, 2019 9:30 am

- **RNAL – Turismo de Portugal**
- **Airbnb Inside**



- **Resolver problemas com dados**
- **Visualizar os dados**
- **Detecção de fraudes**
- **Informação para novas leis ou restrições**

- **Power BI**
- **Python**

2019

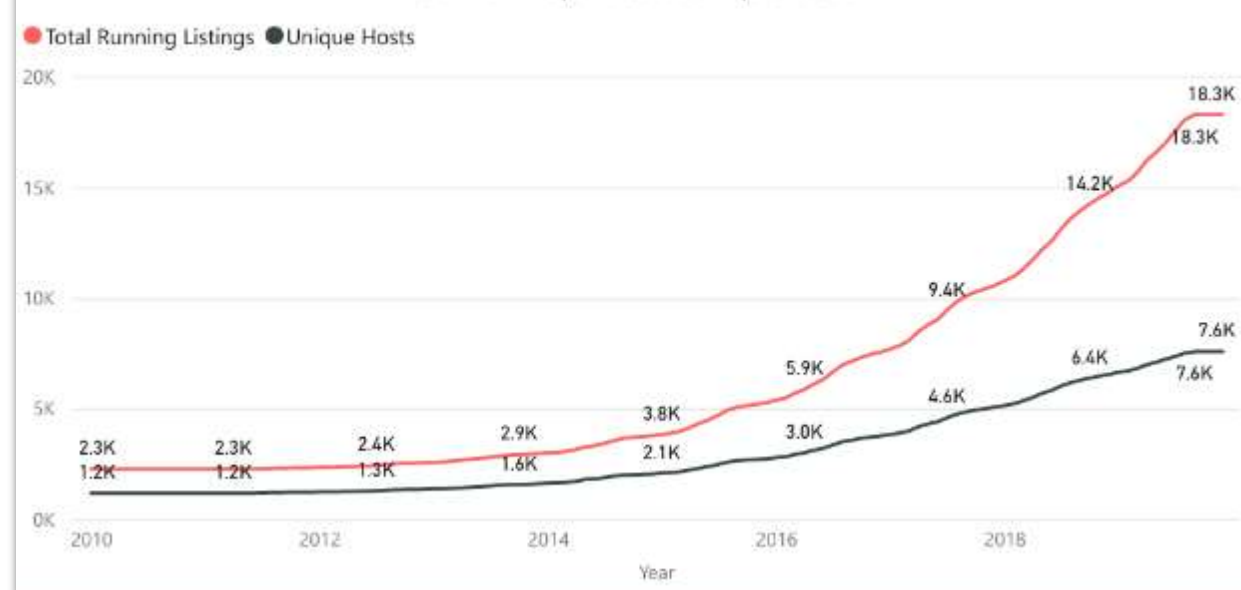
18k
Listagens

7k
Hosts

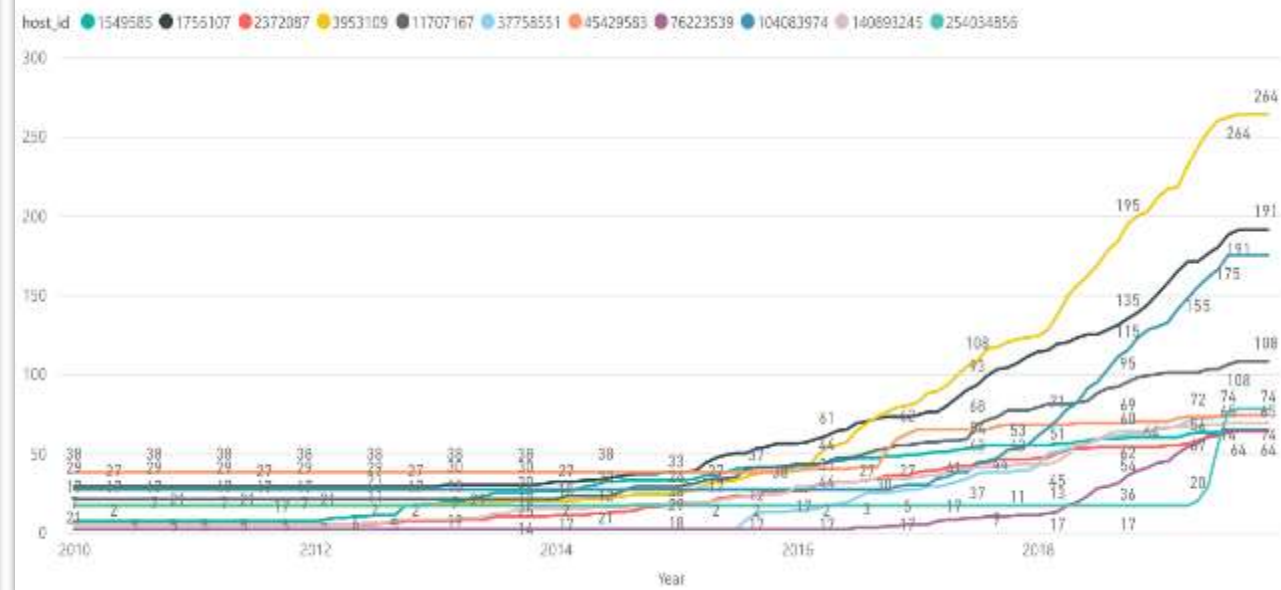
42k
Camas

30%
Hosts Verificados

Grow of Properties & Unique Hosts

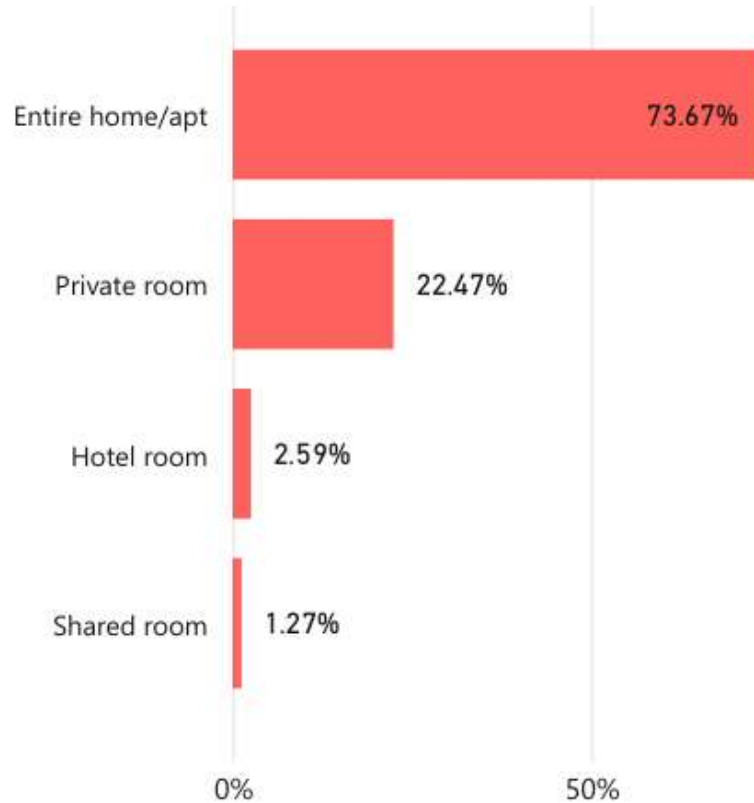


Grow of Properties per Host (Top 10)

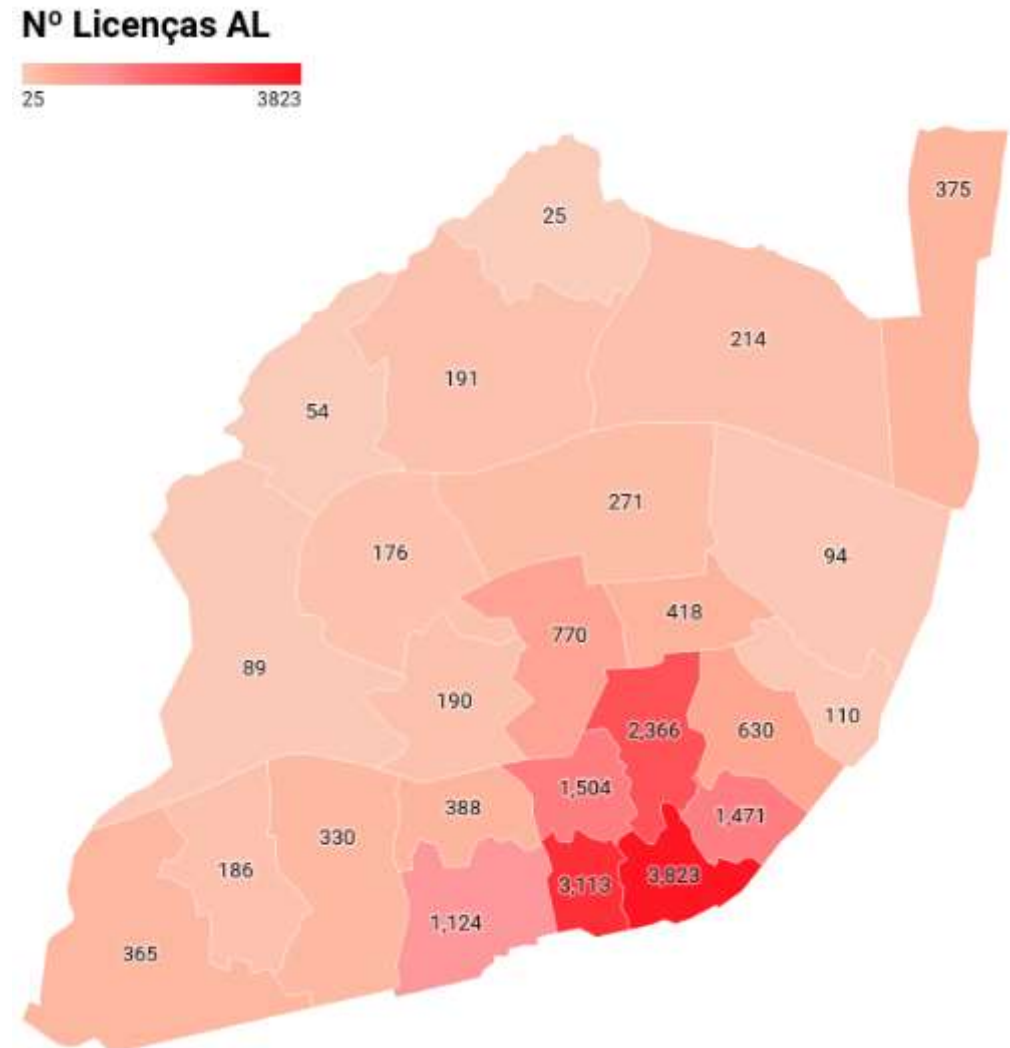


Análise Exploratória

Tipologia



Freguesias



Validação Licenças



> 18k
Listagens



73%
Licença Válida

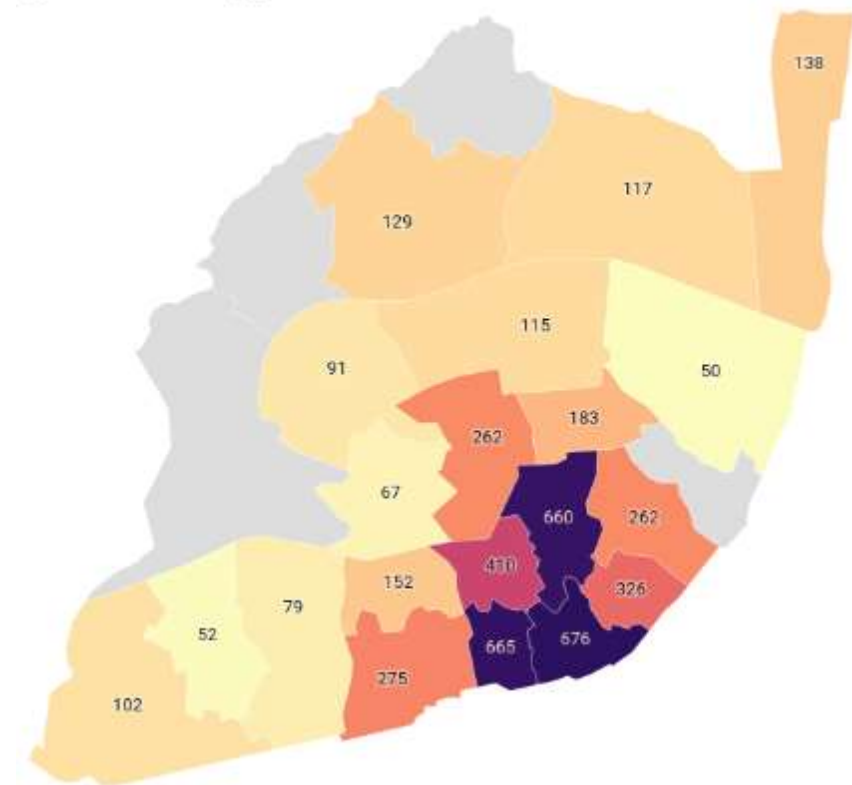


57%
Licença Válida e Não Repetida

Validação Licenças

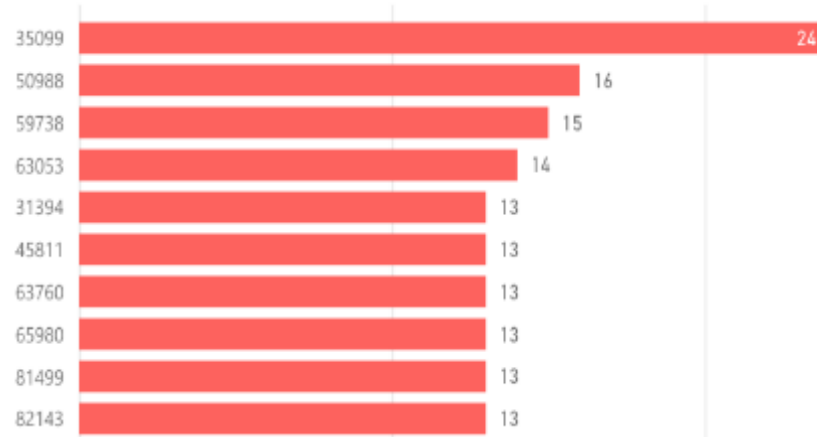
Freguesias

Nº AL Licença em Incumprimento



Repetidas

2902



Top 10 Hosts

host_id	Nº of Properties	Verified?	Host Since
	52	f	18 July 2017
	49	f	21 September 2017
	41	f	30 September 2015
	30	t	23 October 2012
	28	f	23 April 2018
	24	t	06 January 2016
	23	f	15 February 2012
	22	f	17 May 2016
	20	f	04 August 2018
	19	f	15 April 2014

Quem são?



Nome



E-mail



Telemóvel

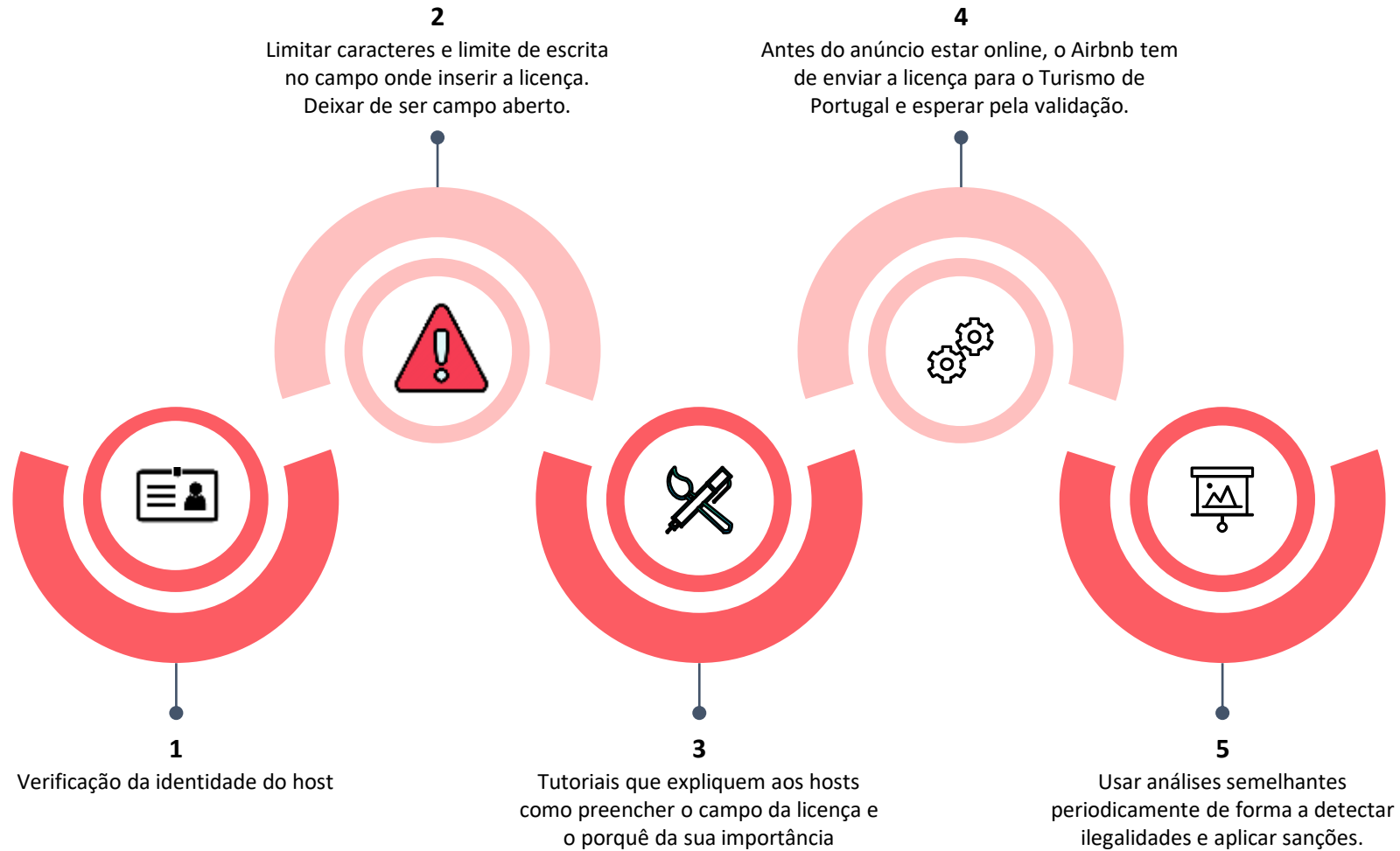


Morada



Nº Licença
Ilegal ou
Duplicada

Sugestões:




SCAN ME



Artigo completo e
Dashboard para
exploração de dados

Obrigado!



 manuel-banza

 manuelbanza.github.io