## THE DETERMINANTS OF HOUSE PRICE IN MALAYSIA

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## **Submitted In Partial Fulfilment Of The**

# **Requirement For The**

**Bachelor Of Business Administration With Honours (Finance)** 

FACULTY OF BUSINESS MANAGEMENT

UNIVERSITI TEKNOLOGI MARA

KAMPUS BANDARAYA MELAKA

**JULY 2018** 

## **DECLARATION OF ORIGINAL WORK**



## **BACHELOR OF BUSINESS ADMINISTRATION (HONS) (FINANCE)**

#### **FACULTY OF BUSINESS AND MANAGEMENT**

#### **UNIVERSITI TEKNOLOGI MARA**

#### "DECLARATION OF ORIGINAL WORK"

I, AMIRA NABILA BINTI AMIR MUSTAFA, (I/C Number: 940222-14-6444)

#### Hereby, Declare That:

- This Work Has Not Previously Been Accepted In Substance For Any Degree,
   Locally Or Overseas, And Is Not Being Concurrently Submitted For This
   Degree Or Any Other Degrees.
- This Project-Paper Is The Result Of My Independent Work And Investigation,
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- All Verbatim Extracts Have Been Distinguished By Quotation Marks And Sources Of My Information Have Been Specifically Acknowledged.

Signature:	Date:
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# **LETTER OF SUBMISSION**

July 2018
Madam Hazalinda Binti Harun
Lecturer,
Bachelor Of Business Administration (Hons) Finance,
Faculty Business Management
Universiti Teknologi MARA, Melaka City
Campus, 110 Off Jalan Hang Tuah, 75300
Melaka.
Dear Madam,
Submission Of Final Project Paper
Attached to The Project Title "THE DETERMINANTS OF HOUSE PRICE IN
Attached Is The Project Title "THE DETERMINANTS OF HOUSE PRICE IN
MALAYSIA" To Fulfil The Requirement As Needed By The Faculty Of Business
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MALAYSIA" To Fulfil The Requirement As Needed By The Faculty Of Business Management, Universiti Teknologi MARA.  Thank You
MALAYSIA" To Fulfil The Requirement As Needed By The Faculty Of Business Management, Universiti Teknologi MARA.  Thank You  Your Sincerely,
MALAYSIA" To Fulfil The Requirement As Needed By The Faculty Of Business Management, Universiti Teknologi MARA.  Thank You  Your Sincerely,  AMIRA NABILA BINTI AMIR MUSTAFA

## **TABLE OF CONTENTS**

TITLE PAGEi
DECLARATION OF ORIGINAL WORKii
LETTER OF SUBMISSIONiii
ACKNOWLEDGEMENTiv
TABLE OF CONTENTSv
LIST OF TABLEx
LIST OF FIGURESxii
LIST OF ABBREVIATION xiii
CHAPTER 1: RESEARCH OVERVIEW1
1.0 INTRODUCTION <b>1</b>
1.1 RESEARCH BACKGROUND2
1.2 PROBLEM STATEMENT3
1.3 RESEARCH OBJECTIVE5
1.4 RESEARCH QUESTION5
1.5 SIGNIFICANT OF THE STUDY5
1.6 HYPOTHESIS OF THE STUDY6
1.7 SCOPE AND LIMITATION OF STUDY <b>7</b>
1.8 DEFINITION OF TERMS8
1.8.1 Malaysian Housing Price Index (MHPI)8
1.8.2 Interest Rate (INT)
1.8.3 Inflation Rate (INF)
1.8.4 Gross Domestic Product (GDP)9

#### **Abstract**

The main purpose of this study is to determine the determinants of housing price in malaysia on yearly basis from year 1980 to 2016. There are five determinant relate with housing price which is interest rate (INT), inflation rate (INF), gross domestic product (GDP), population (POP) and unemployment rate (UNE). These result further understanding about the relationship between housing price and other variable. The result indicates that there are significantly related to house price using time series data. As result is interest rate, GDP, and unemployment rate show significant positive relationship with house price.

Otherwise, population show significant negative towards house price. The paper is useful for investors, speculators, policies makers and buyers to know which factors to account for in housing investment decision. This paper can also serve as a guide for the government in stabilizing the residential housing price in Malaysia.