D **Decido**
DECISION INTELLIGENCE REPORT

STANDALONE DECISION REPORT

DECISION REPORT

Apartment 1

Single Option Analysis designed to explain the result, reliability, drivers and next steps.

6.44

Mixed result

Template	Apartment Purchase
Created	20 Sept 2026, 16:59
Generated	20 Sept 2026, 17:10
Evaluated options	1
Completion	100%

OVERALL SCORE
6.44
Mixed result

COMPLETENESS
100%
20/20 criteria evaluated

CONFIDENCE
High Confidence
Stable Decision

Executive Summary

What happened, why it happened, and how much to trust it

Apartment 1 currently receives a mixed result result with an overall score of 6.44. The result is supported mainly by Location Value and Property Quality. The recommendation has high confidence because this result is considered reliable because the evaluation is complete and reasonable priority changes have limited effect on the final score. The evaluation is complete.

Overall Score

6.44/10

The overall score is the weighted average across all evaluated categories after applying the selected category weights.

Key takeaway: Apartment 1 is currently rated mixed result.

Decision Confidence

High Confidence

This result is considered reliable because the evaluation is complete and reasonable priority changes have limited effect on the final score.

Why it matters: Confidence tells you whether the result is robust enough to support a decision or whether it needs more review.

Evaluation Completeness

100% complete

All criteria have been evaluated.

Key Decision Drivers

What most influenced this result

Top Positive Drivers

Area quality is strong

Area quality is strong is one of the strongest positive contributors to the current result.

Structural condition is strong

Structural condition is strong is one of the strongest positive contributors to the current result.

Financing risk is low

Financing risk is low is one of the strongest positive contributors to the current result.

Purchase price is sustainable

Purchase price is sustainable is one of the strongest positive contributors to the current result.

Daily convenience is high

Daily convenience is high is one of the strongest positive contributors to the current result.

Top Limiting Factors

Total ownership cost is manageable

Total ownership cost is manageable limits the result within Financial Fit. Its current score of 3.00 leaves meaningful room for improvement.

Building maintenance is strong

Building maintenance is strong limits the result within Building & Environment. Its current score of 3.00 leaves meaningful room for improvement.

Value for money is strong

Value for money is strong limits the result within Financial Fit. Its current score of 4.00 leaves meaningful room for improvement.

Common expenses are manageable

Common expenses are manageable limits the result within Building & Environment. Its current score of 3.00 leaves meaningful room for improvement.

Neighborhood future outlook is good

Neighborhood future outlook is good limits the result within Location Value. Its current score of 5.00 leaves meaningful room for improvement.

Strongest Categories

Categories contributing most positively

Location Value

Location Value contributes 1.71 weighted points with a score of 7.75 and a 22% category weight.

Property Quality

Property Quality contributes 1.61 weighted points with a score of 7.30 and a 22% category weight.

Financial Fit

Financial Fit contributes 1.42 weighted points with a score of 5.90 and a 24% category weight.

Improvement Opportunities

Areas most likely to lift the final result

Financial Fit

Improving Financial Fit would raise the final score because it currently scores 5.90 and carries 24% of the decision weight.

Building & Environment

Improving Building & Environment would raise the final score because it currently scores 4.30 and carries 16% of the decision weight.

Property Quality

Improving Property Quality would raise the final score because it currently scores 7.30 and carries 22% of the decision weight.

Sensitivity Analysis

Stable Decision

The final score remains relatively stable under reasonable category-weight changes.

CATEGORY	SCORE CHANGE
Building & Environment	-0.26
Location Value	+0.17
Property Quality	+0.11
Financial Fit	-0.07
Long-Term Fit	-0.01

What this shows: This analysis estimates how much the result moves when category priorities change.

Decision Risks

What could make this result misleading

No major reliability risk detected

The current report does not show an obvious data-quality or sensitivity issue.

Recommendations

What to do next

Recommended next step

Review category weights and address the main limiting factors before making a final decision.

Category Breakdown

Weighted category and subcategory breakdown

Each category shows its score, decision weight and weighted contribution to the final score.

Location Value

7.75/10

Weight 22% - Contribution 1.71

7.75

Why it matters: Location Value contributes 1.71 weighted points because it combines a 7.75 score with a 22% category weight.

SUBCATEGORY	WEIGHT	SCORE	CONTRIBUTION
1 Area quality is strong	30%	10.00	0.66
2 Connectivity is strong	25%	6.00	0.33
3 Neighborhood future outlook is good	25%	5.00	0.28
4 Daily convenience is high	20%	10.00	0.44

Financial Fit

5.90/10

Weight 24% - Contribution 1.42

5.90

Why it matters: Financial Fit contributes 1.42 weighted points because it combines a 5.90 score with a 24% category weight.

SUBCATEGORY	WEIGHT	SCORE	CONTRIBUTION
1 Purchase price is sustainable	30%	7.00	0.50
2 Total ownership cost is manageable	25%	3.00	0.18
3 Financing risk is low	25%	9.00	0.54
4 Value for money is strong	20%	4.00	0.19

Property Quality

7.30/10

Weight 22% - Contribution 1.61

7.30

Why it matters: Property Quality contributes 1.61 weighted points because it combines a 7.30 score with a 22% category weight.

SUBCATEGORY	WEIGHT	SCORE	CONTRIBUTION
1 Structural condition is strong	30%	10.00	0.66
2 Renovation need is low	25%	8.00	0.44
3 Layout fits long-term needs	25%	6.00	0.33
4 Energy efficiency is good	20%	4.00	0.18

Building & Environment

4.30/10

Weight 16% - Contribution 0.69

4.30

Why it matters: Building & Environment contributes 0.69 weighted points because it combines a 4.30 score with a 16% category weight.

SUBCATEGORY	WEIGHT	SCORE	CONTRIBUTION
1 Building maintenance is strong	30%	3.00	0.14
2 Noise level is low	25%	5.00	0.20
3 Common expenses are manageable	25%	3.00	0.12
4 Neighbors/building culture seems healthy	20%	7.00	0.22

Long-Term Fit

6.40/10

Weight 16% - Contribution 1.02

6.40

Why it matters: Long-Term Fit contributes 1.02 weighted points because it combines a 6.40 score with a 16% category weight.

SUBCATEGORY	WEIGHT	SCORE	CONTRIBUTION
1 Resale outlook is strong	30%	9.00	0.43
2 Rental outlook is strong	20%	6.00	0.19
3 Life-stage fit is strong	25%	4.00	0.16
4 Regret risk is low	25%	6.00	0.24