

## NATIONAL ASSOCIATION OF REALTORS: *HOUSING AFFORDABILITY INDEX*

Year	Median Priced Existing Single-Family Home	Mortgage Rate*	Monthly P & I Payment	Payment as a % of Income	Median Family Income	Qualifying Income**	Affordability Indexes			
							Composite	Fixed		
2015	223,900	4.03	858	15.1	68,260	41,184	165.7	164.6		
2016	235,500	3.88	886	15.0	71,062	42,528	167.1	166.2		
2017	248,800	4.20	973	15.8	73,891	46,704	158.2	157.9		
2017	Sep	249,100	4.15	969	15.6	74,449	46,512	160.1	159.9	
2017	Oct	247,200	4.11	957	15.4	74,724	45,936	162.7	162.7	
2017	Nov	248,200	4.19	970	15.5	74,956	46,560	161.0	160.8	
2017	Dec	247,900	4.22	972	15.5	75,210	46,656	161.2	161.2	
2018	Jan	241,900	4.27	954	15.2	75,234	45,792	164.3	164.1	
2018	Feb	242,600	4.42	974	15.5	75,418	46,752	161.3	161.1	
2018	Mar	251,500	4.63	1,035	16.4	75,636	49,680	152.2	152.1	
2018	Apr	259,800	4.66	1,073	17.0	75,799	51,504	147.2	147.0	
2018	May	267,800	4.71	1,112	17.6	75,994	53,376	142.4	142.4	
2018	Jun	276,500	4.74	1,153	18.2	76,218	55,344	137.7	137.7	
2018	Jul	271,900	4.75	1,135	17.8	76,428	54,480	140.3	140.3	
2018	Aug	268,200	4.78	1,123	17.6	76,641	53,904	142.2	142.2	
2018	Sep	260,500	4.77	1,090	17.0	76,754	52,320	146.7	146.7	
							This Month	Month Ago	Year Ago	
	Northeast	288,400	4.67	1,192	16.4	87,120	57,216	152.3	144.3	167.4
	Midwest	201,600	4.86	852	13.5	75,764	40,896	185.3	177.9	196.8
	South	229,200	4.81	963	16.5	69,989	46,224	151.4	148.0	163.4
	West	391,000	4.70	1,622	23.7	82,043	77,856	105.4	103.4	113.1

\*Effective rate on loans closed on existing homes - Federal Housing Finance Agency. Adjustable mortgage rates are not available since 2010.

\*\*Based on a 25% qualifying ratio for monthly housing expense to gross monthly income with a 20% down payment.

p Preliminary r Revised

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