

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		
2014	208,900	4.31	828	15.1	65,910	39,744	165.8	163.5		
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	162.9		
2016	Nov	236,000	3.82	882	14.8	71,610	42,336	169.1	168.8	
2016	Dec	234,600	4.15	912	15.3	71,706	43,776	163.8	163.1	
2017	Jan	228,700	4.38	914	15.2	72,311	43,872	164.8	164.1	
2017	Feb	229,800	4.43	924	15.2	72,727	44,352	164.0	163.4	
2017	Mar	238,000	4.28	940	15.5	72,964	45,120	161.7	161.5	
2017	Apr	246,300	4.11	953	15.6	73,079	45,744	159.8	159.8	
2017	May	254,300	4.01	972	15.9	73,341	46,656	157.2	157.2	
2017	Jun	265,500	4.14	1,031	16.9	73,358	49,488	148.2	148.2	
2017	Jul	260,300	4.14	1,011	16.5	73,554	48,528	151.6	151.6	
2017	Aug	254,800	4.19	996	16.2	73,699	47,808	154.2	154.0	
2017	Sep	249,100	4.15	969	15.7	74,032	46,512	159.2	159.0	
2017	Oct r	247,200	4.11	957	15.5	74,294	45,936	161.7	161.7	
2017	Nov p	248,800	4.19	972	15.7	74,502	46,656	159.7	159.5	
							This Month	Month Ago	Year Ago	
	Northeast	272,100	4.01	1,040	14.6	85,592	49,920	171.5	170.8	176.0
	Midwest	197,500	4.28	780	12.6	74,291	37,440	198.4	204.7	217.5
	South	220,200	4.26	868	15.3	68,080	41,664	163.4	166.0	172.5
	West	376,200	4.15	1,463	22.3	78,562	70,224	111.9	112.3	120.6

*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.

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