

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	ARM
2003		180,200	5.74	840	19.1	52,680	40,320	130.7	128.2	141.8
2004		195,200	5.73	909	20.2	54,061	43,632	123.9	120.3	132.2
2005		219,000	5.91	1,040	22.4	55,823	49,920	111.8	110.1	115.6
2005	Nov	225,200	6.26	1,110	23.6	56,486	53,280	106.0	104.5	109.2
	Dec	221,600	6.33	1,101	23.3	56,635	52,848	107.2	105.5	111.0
2006	Jan	219,700	6.35	1,094	23.1	56,784	52,512	108.1	107.2	111.0
	Feb	216,800	6.36	1,080	22.8	56,933	51,840	109.8	108.7	112.6
	Mar	217,200	6.47	1,095	23.0	57,083	52,560	108.6	108.2	109.9
	Apr	222,600	6.55	1,131	23.7	57,233	54,288	105.4	105.0	106.8
	May	228,500	6.65	1,174	24.6	57,383	56,352	101.8	101.3	103.5
	Jun	230,100	6.69	1,187	24.8	57,534	56,976	101.0	100.3	102.8
	July	230,900	6.82	1,207	25.1	57,685	57,936	99.6	99.0	101.6
	Aug	224,000	6.81	1,169	24.3	57,837	56,112	103.1	102.8	104.0
	Sept	221,100	6.64	1,134	23.5	57,989	54,432	106.5	106.1	109.2
	Oct r	219,600	6.60	1,122	23.2	58,141	53,856	108.0	107.5	110.8
	Nov p	217,200	6.51	1,099	22.6	58,294	52,752	110.5	110.2	112.2
								This Month	Month Ago	Year Ago
	Northeast	274,300	6.49	1,386	25.3	65,795	66,528	98.9	102.4	94.9
	Midwest	160,500	6.51	812	16.5	59,173	38,976	151.8	148.5	143.4
	South	178,800	6.51	905	20.5	53,039	43,440	122.1	116.5	116.8
	West	358,600	6.52	1,817	35.8	60,918	87,216	69.8	70.4	69.5

*Effective rate on loans closed on existing homes - Federal Housing Finance Board.

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

p Preliminary r Revised