

Ohio Association of REALTORS® Housing Market Confidence Index December 2012

Housing Market - Current

How would you describe the current housing market in your area?



REALTOR® Current Market Index (RCMI)* = 49

This month's RCMI for REALTORS'® measurement of the current housing market in their area is 49, increasing 6 points from last month's RCMI score of 43. This month's RCMI for agents and brokers is 49.*

Housing Market – Next 6 Months

What are your expectations for the housing market over the next six months in your area?



REALTOR® Future Market Index (RFMI)* = 55

This month's RFMI for REALTORS'® expectations for the market over the next six months falls at 55, increasing a substantial 12 points from last month's score of 43. The RFMI score for agents is 55, four points lower than brokers' RFMI of 59.*

Home Prices – Over Next Year

In your area, what are the expectations for home prices over the next year?

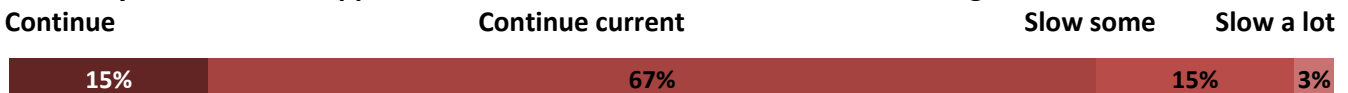


REALTOR® Price Index (RPI) = 67**

The RPI for REALTORS'® expectations for home prices over the next year rose six points to 67 from last month's index score of 61. Agents express slightly less confidence than Brokers with index scores falling at 67 and 69, respectively.**

Monthly Hot Topic Question

What do you think will happen to the residential real estate market during 2013?



Eighty-two percent of respondents believe the market in 2013 will continue at its current rate (67%) or at a faster rate (15%). Eighteen percent believe the market will slow at a moderate rate (15%) or at a fast rate (3%).

Methodology

*To create this index, responses are assigned points of 0, 50 or 100. A response of "strong" is assigned 100 points, "moderate" is given 50 points and "weak" gets 0 points.

** To create this index, responses are assigned points ranging from 0 to 100. A response of "rise 5% +" earns 100 points, "rise 0 – 5%" gets 75 points, "level" receives 50 points, "fall 0 – 5%" earns 25 points and "fall 5% +" is assigned 0 points.