

# Ohio Association of REALTORS® Housing Market Confidence Index November 2012

## Housing Market - Current

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



**REALTOR® Current Market Index (RCMI)\* = 43** ↓

This month's RCMI for REALTORS'® measurement of the current housing market in their area is 43, decreasing 6 points from last month's RCMI score of 49. This month's RCMI for agents is 44, six points higher than brokers' RCMI score of 38.\*

## 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)\* = 43** ↓

This month's RFMI for REALTORS'® expectations for the market over the next six months falls at 43, decreasing 6 points from last month's score of 49. The RFMI score for agents is 44, eight points higher than brokers' RFMI of 36.\*

## Home Prices – Over Next Year

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



**REALTOR® Price Index (RPI)\*\* = 61** ↓

The RPI for REALTORS'® expectations for home prices over the next year fell 5 points to 61 from last month's index score of 66. Agents express slightly more confidence than Brokers with index scores falling at 62 and 57, respectively.\*\*

## Monthly Hot Topic Question

*Compared to the beginning of the year, the difference between the listing and selling price of homes you have sold has:*



Thirty-five percent of respondents report no change in the difference between the listing and selling price, compared to the beginning of the year. One in three respondents (29%) reports a decrease in the difference and slightly over one-third (36%) report an increase.

### 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.