

Ohio Association of REALTORS® Housing Market Confidence Index February 2013

Housing Market - Current

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



REALTOR® Current Market Index (RCMI)* = 53 ↓

This month's RCMI for REALTORS'® measurement of the current housing market in their area is 53, decreasing 1 point from last month's RCMI of 54 but increasing 18 points from last February's score of 35. This month's RCMI for agents is 53 and for brokers it's 55, a difference of 2 points.*

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)* = 64 ↑

This month's RFMI for REALTORS'® expectations for the market over the next six months falls at 64, 1 point higher than last month's score of 63 and 19 points higher than last February's score of 45. RFMI scores for agents is 65, 4 points higher than brokers' RFMI of 61.*

Home Prices – Over Next Year

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



REALTOR® Price Index (RPI) = 70** ↔

The RPI for REALTORS'® expectations for home prices over the next year remains unchanged from last month's index score of 70. Compared to last February's score of 50, this month's increased 20 points. Agents express slightly more confidence than brokers with index scores falling at 70 and 69, respectively.**

Monthly Hot Topic Question

Does your brokerage provide property management services?



47% of respondents work for brokerages that provide property management services.

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.