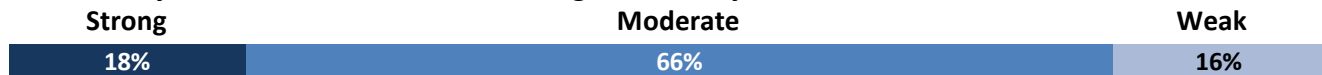


Ohio REALTORS® Housing Market Confidence Index

December 2018

Housing Market - Current

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



REALTOR® Current Market Index (RCMI)* = 51 ↓

This month's RCMI for REALTORS® measurement of the current housing market is 51, dropping 4 points from last month's score of 55. This month's score is 14 points below the month's 2017 score and surpasses the month's 2012 (index's first full-year) score of 49 by 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)* = 54 ↓

This month's RFMI for REALTORS® expectations for the market over the next six months is 54, decreasing 5 points from last month's score of 59. The score is 18 points lower than the month's 2017 score and lags behind the month's 2012 (index's first full-year) score of 55 by 1 point.*

Home Prices – Over Next Year

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



REALTOR® Price Index (RPI) = 63** ↓

The RPI for REALTORS® expectations for home prices over the next year is 63, dropping 2 points from last month's score of 65. This month's score is 9 points lower than the month's 2017 score and is 4 points lower than the month's 2012 (index's first full-year) score of 67. **

Monthly Hot Topic Question

Thinking about your current and past buyers' level of enthusiasm concerning buying a house this year, overall they believed:



Eleven percent fewer respondents in this November's Ohio REALTORS® housing market confidence survey, compared to respondents in last November's survey, indicated their current and past buyers' thought it was a good time to buy a home. More specifically in 2018 half of respondents believe their clients found it a good time to buy a home, compared to 61 percent in November of last year when the question was last asked.

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.