



**Orlando Regional REALTOR® Association  
Metropolitan Orlando Housing Trends Summary  
2012  
Statistics at a Glance**

	Interest Rate**	2012 Median*	2011 Median	% Change	2012 Sales*	2011 Sales	2012 New Listings	2011 New Listings	2012 New Contracts	2011 New Contracts
Jan *	4.01%	\$108,000	\$94,900	13.80%	1,731	2,041	3,318	3,478	3,375	3,747
Feb *	3.92%	\$111,000	\$95,000	16.84%	1,975	2,170	3,323	3,202	3,475	3,777
Mar *	3.99%	\$115,000	\$102,000	12.75%	2,435	2,613	3,386	4,152	3,805	4,526
Apr	4.03%	\$116,000	\$105,000	10.48%	2,353	2,464	3,432	3,391	3,497	4,156
May			\$110,000	0.00%		2,483		3,145		3,678
Jun			\$110,000	0.00%		2,611		3,204		3,680
Jul			\$115,500	0.00%		2,294		2,912		3,244
Aug			\$114,700	0.00%		2,500		3,264		3,466
Sep			\$112,500	0.00%		2,243		3,193		3,304
Oct			\$112,500	0.00%		2,132		2,997		3,084
Nov			\$115,000	0.00%		2,027		3,045		2,887
Dec			\$119,000	0.00%		2,213		2,641		2,800
<b>Year to Date</b>		<b>\$113,630</b>	<b>\$99,900</b>		<b>8,494</b>	<b>9,288</b>	<b>13,459</b>	<b>14,223</b>	<b>14,152</b>	<b>16,206</b>
<b>% Change Current Month</b>			<b>10.48%</b>			<b>-4.50%</b>		<b>1.21%</b>		<b>-15.86%</b>
<b>% Change Year to Date</b>			<b>13.74%</b>			<b>-8.55%</b>		<b>-5.37%</b>		<b>-12.67%</b>

**Composite Housing Affordability Index**

	Interest Rate**	2012 Median	2011 Median	% Change	Down Payment	Mortgage Amount	Monthly Payment	Income to Qualify	Median Income	Afford Index***
Jan *	4.01%	\$108,000	\$94,900	13.80%	\$21,600	\$86,400	\$413.03	\$19,826	\$54,188	273.32%
Feb *	3.92%	\$111,000	\$95,000	16.84%	\$22,200	\$88,800	\$419.86	\$20,153	\$54,245	269.16%
Mar *	3.99%	\$115,000	\$102,000	12.75%	\$23,000	\$92,000	\$438.69	\$21,057	\$54,302	257.88%
Apr	4.03%	\$116,000	\$105,000	10.48%	\$23,200	\$92,800	\$444.65	\$21,343	\$54,359	254.69%
May	0.00%	\$0	\$110,000	0.00%	\$0	\$0	\$0.00	\$0	\$0	0.00%
Jun	0.00%	\$0	\$110,000	0.00%	\$0	\$0	\$0.00	\$0	\$0	0.00%
Jul	0.00%	\$0	\$115,500	0.00%	\$0	\$0	\$0.00	\$0	\$0	0.00%
Aug	0.00%	\$0	\$114,700	0.00%	\$0	\$0	\$0.00	\$0	\$0	0.00%
Sep	0.00%	\$0	\$112,500	0.00%	\$0	\$0	\$0.00	\$0	\$0	0.00%
Oct	0.00%	\$0	\$112,500	0.00%	\$0	\$0	\$0.00	\$0	\$0	0.00%
Nov	0.00%	\$0	\$115,000	0.00%	\$0	\$0	\$0.00	\$0	\$0	0.00%
Dec	0.00%	\$0	\$119,000	0.00%	\$0	\$0	\$0.00	\$0	\$0	0.00%

Index based on 20% down 80% Loan to Value Ratio\*\*\* - U.S. Housing & Urban Development

**First Time Homebuyers Affordability Index**

	Interest Rate**	2012 Median	2011 Median	% Change	Down Payment	Mortgage Amount	Monthly Payment	Income to Qualify	Median Income	Afford Index***
Jan *	4.01%	\$91,800	\$80,665	13.80%	\$9,180	\$82,620	\$394.96	\$18,958	\$36,848	194.36%
Feb *	3.92%	\$94,350	\$80,750	16.84%	\$9,435	\$84,915	\$401.49	\$19,272	\$36,887	191.40%
Mar *	3.99%	\$97,750	\$86,700	12.75%	\$9,775	\$87,975	\$419.50	\$20,136	\$36,925	183.38%
Apr	4.03%	\$98,600	\$89,250	10.48%	\$9,860	\$88,740	\$425.19	\$20,409	\$36,964	181.11%
May	0.00%	\$0	\$93,500	0.00%	\$0	\$0	\$0.00	\$0	\$0	0.00%
Jun	0.00%	\$0	\$93,500	0.00%	\$0	\$0	\$0.00	\$0	\$0	0.00%
Jul	0.00%	\$0	\$98,175	0.00%	\$0	\$0	\$0.00	\$0	\$0	0.00%
Aug	0.00%	\$0	\$97,495	0.00%	\$0	\$0	\$0.00	\$0	\$0	0.00%
Sep	0.00%	\$0	\$95,625	0.00%	\$0	\$0	\$0.00	\$0	\$0	0.00%
Oct	0.00%	\$0	\$95,625	0.00%	\$0	\$0	\$0.00	\$0	\$0	0.00%
Nov	0.00%	\$0	\$97,750	0.00%	\$0	\$0	\$0.00	\$0	\$0	0.00%
Dec	0.00%	\$0	\$101,150	0.00%	\$0	\$0	\$0.00	\$0	\$0	0.00%

Index based on 10% down 90% Loan to Value Ratio\*\*\* - U.S. Housing & Urban Development