

**TABLE 45**  
**CHANGE IN HOME VALUES DURING THE PAST YEAR**  
**(Three Month Moving Averages)**

The question was: "Do you think the current value of your home--I mean, what it would bring if you sold it today--has increased compared with a year ago, has decreased compared with a year ago, or has it remained about the same?"

| <u>Date of Survey</u> |      | <u>Value Increased</u> | <u>Value Same</u> | <u>Value Decreased</u> | <u>DK, NA</u> | <u>Total</u> | <u>Relative</u> | <u>Cases</u> |
|-----------------------|------|------------------------|-------------------|------------------------|---------------|--------------|-----------------|--------------|
| March                 | 1990 | 52                     | 32                | 15                     | 0             | 100          | 137             | 276          |
| February              | 1992 | 0                      | 50                | 0                      | 50            | 100          | 100             | 242          |
| November              | 1992 | 41                     | 40                | 19                     | 0             | 100          | 122             | 246          |
| December              | 1992 | 42                     | 36                | 22                     | 0             | 100          | 120             | 241          |
| January               | 1993 | 43                     | 40                | 17                     | 0             | 100          | 126             | 238          |
| February              | 1993 | 45                     | 42                | 13                     | 0             | 100          | 132             | 236          |
| March                 | 1993 | 46                     | 45                | 9                      | 0             | 100          | 137             | 244          |
| April                 | 1993 | 47                     | 40                | 11                     | 2             | 100          | 136             | 243          |
| May                   | 1993 | 49                     | 35                | 13                     | 2             | 100          | 136             | 243          |
| June                  | 1993 | 48                     | 34                | 15                     | 2             | 100          | 133             | 233          |
| July                  | 1993 | 46                     | 38                | 15                     | 1             | 100          | 130             | 232          |
| August                | 1993 | 49                     | 37                | 12                     | 1             | 100          | 137             | 241          |
| September             | 1993 | 51                     | 36                | 11                     | 1             | 100          | 140             | 246          |
| October               | 1993 | 52                     | 38                | 10                     | 0             | 100          | 142             | 254          |
| November              | 1993 | 48                     | 39                | 13                     | 0             | 100          | 135             | 240          |
| December              | 1993 | 52                     | 36                | 12                     | 0             | 100          | 140             | 237          |
| January               | 1994 | 49                     | 39                | 11                     | 0             | 100          | 138             | 231          |
| February              | 1994 | 46                     | 43                | 11                     | 0             | 100          | 135             | 241          |
| March                 | 1994 | 40                     | 48                | 12                     | 0             | 100          | 128             | 230          |
| April                 | 1994 | 45                     | 44                | 10                     | 1             | 100          | 135             | 224          |
| May                   | 1994 | 51                     | 40                | 8                      | 2             | 100          | 143             | 219          |
| June                  | 1994 | 56                     | 34                | 7                      | 2             | 100          | 149             | 226          |
| July                  | 1994 | 55                     | 35                | 7                      | 3             | 100          | 149             | 241          |
| August                | 1994 | 49                     | 39                | 10                     | 3             | 100          | 139             | 254          |
| September             | 1994 | 44                     | 41                | 11                     | 3             | 100          | 133             | 261          |
| October               | 1994 | 44                     | 42                | 11                     | 2             | 100          | 133             | 251          |
| November              | 1994 | 50                     | 39                | 9                      | 2             | 100          | 141             | 232          |
| December              | 1994 | 54                     | 36                | 9                      | 1             | 100          | 146             | 231          |
| January               | 1995 | 53                     | 36                | 10                     | 1             | 100          | 143             | 229          |
| February              | 1995 | 56                     | 33                | 11                     | 1             | 100          | 145             | 238          |
| March                 | 1995 | 54                     | 36                | 9                      | 1             | 100          | 145             | 232          |
| April                 | 1995 | 57                     | 34                | 8                      | 1             | 100          | 149             | 228          |
| May                   | 1995 | 51                     | 38                | 9                      | 2             | 100          | 143             | 220          |
| June                  | 1995 | 56                     | 35                | 7                      | 2             | 100          | 148             | 233          |
| July                  | 1995 | 56                     | 34                | 7                      | 2             | 100          | 149             | 243          |
| August                | 1995 | 60                     | 32                | 7                      | 1             | 100          | 152             | 243          |
| September             | 1995 | 50                     | 38                | 11                     | 1             | 100          | 140             | 226          |
| October               | 1995 | 50                     | 38                | 11                     | 1             | 100          | 139             | 219          |
| November              | 1995 | 48                     | 39                | 12                     | 1             | 100          | 136             | 220          |
| December              | 1995 | 53                     | 34                | 11                     | 2             | 100          | 142             | 220          |
| January               | 1996 | 53                     | 35                | 11                     | 2             | 100          | 142             | 228          |
| February              | 1996 | 56                     | 29                | 12                     | 3             | 100          | 144             | 223          |
| March                 | 1996 | 53                     | 35                | 11                     | 1             | 100          | 142             | 225          |
| April                 | 1996 | 50                     | 38                | 11                     | 1             | 100          | 140             | 209          |
| May                   | 1996 | 51                     | 42                | 7                      | 0             | 100          | 144             | 204          |
| June                  | 1996 | 54                     | 38                | 8                      | 0             | 100          | 146             | 209          |
| July                  | 1996 | 56                     | 34                | 9                      | 0             | 100          | 147             | 231          |

# AGE 18 TO 34

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**TABLE 45**  
**CHANGE IN HOME VALUES DURING THE PAST YEAR**  
**(Three Month Moving Averages)**

| <u>Date of Survey</u> | <u>Value Increased</u> | <u>Value Same</u> | <u>Value Decreased</u> | <u>DK, NA</u> | <u>Total</u> | <u>Relative</u> | <u>Cases</u> |
|-----------------------|------------------------|-------------------|------------------------|---------------|--------------|-----------------|--------------|
| August 1996           | 53                     | 38                | 9                      | 0             | 100          | 144             | 245          |
| September 1996        | 49                     | 42                | 8                      | 0             | 100          | 141             | 233          |
| October 1996          | 51                     | 42                | 7                      | 0             | 100          | 143             | 195          |
| November 1996         | 50                     | 42                | 8                      | 0             | 100          | 142             | 190          |
| December 1996         | 59                     | 35                | 6                      | 0             | 100          | 152             | 195          |
| January 1997          | 59                     | 35                | 5                      | 1             | 100          | 153             | 221          |
| February 1997         | 63                     | 31                | 5                      | 1             | 100          | 158             | 227          |
| March 1997            | 57                     | 35                | 7                      | 1             | 100          | 150             | 229          |
| April 1997            | 59                     | 33                | 7                      | 1             | 100          | 152             | 216          |
| May 1997              | 60                     | 32                | 8                      | 0             | 100          | 151             | 218          |
| June 1997             | 59                     | 32                | 8                      | 1             | 100          | 151             | 222          |
| July 1997             | 57                     | 36                | 5                      | 2             | 100          | 151             | 225          |
| August 1997           | 57                     | 37                | 4                      | 2             | 100          | 152             | 212          |
| September 1997        | 62                     | 32                | 5                      | 0             | 100          | 157             | 206          |
| October 1997          | 67                     | 25                | 8                      | 0             | 100          | 159             | 205          |
| November 1997         | 63                     | 28                | 8                      | 1             | 100          | 155             | 209          |
| December 1997         | 65                     | 24                | 10                     | 1             | 100          | 155             | 195          |
| January 1998          | 60                     | 29                | 9                      | 2             | 100          | 152             | 190          |
| February 1998         | 63                     | 27                | 9                      | 1             | 100          | 154             | 177          |
| March 1998            | 60                     | 32                | 7                      | 1             | 100          | 154             | 199          |
| April 1998            | 59                     | 32                | 9                      | 1             | 100          | 150             | 206          |
| May 1998              | 59                     | 27                | 11                     | 2             | 100          | 148             | 216          |
| June 1998             | 58                     | 30                | 11                     | 1             | 100          | 146             | 212          |
| July 1998             | 62                     | 26                | 9                      | 2             | 100          | 153             | 214          |
| August 1998           | 62                     | 28                | 6                      | 3             | 100          | 156             | 194          |
| September 1998        | 68                     | 25                | 5                      | 3             | 100          | 163             | 199          |
| October 1998          | 68                     | 24                | 6                      | 2             | 100          | 163             | 210          |
| November 1998         | 70                     | 25                | 5                      | 0             | 100          | 165             | 228          |
| December 1998         | 67                     | 27                | 6                      | 0             | 100          | 162             | 236          |
| January 1999          | 64                     | 31                | 5                      | 0             | 100          | 159             | 232          |
| February 1999         | 59                     | 35                | 6                      | 0             | 100          | 154             | 240          |
| March 1999            | 58                     | 36                | 6                      | 0             | 100          | 152             | 226          |
| April 1999            | 60                     | 35                | 6                      | 0             | 100          | 154             | 225          |
| May 1999              | 62                     | 34                | 3                      | 0             | 100          | 159             | 212          |
| June 1999             | 64                     | 32                | 3                      | 2             | 100          | 161             | 217          |
| July 1999             | 61                     | 33                | 3                      | 2             | 100          | 158             | 207          |
| August 1999           | 63                     | 30                | 4                      | 2             | 100          | 159             | 218          |
| September 1999        | 62                     | 33                | 5                      | 1             | 100          | 157             | 227          |
| October 1999          | 61                     | 33                | 6                      | 0             | 100          | 156             | 218          |
| November 1999         | 58                     | 34                | 7                      | 1             | 100          | 151             | 216          |
| December 1999         | 58                     | 32                | 9                      | 1             | 100          | 149             | 204          |
| January 2000          | 61                     | 30                | 8                      | 1             | 100          | 153             | 211          |
| February 2000         | 63                     | 30                | 7                      | 0             | 100          | 156             | 204          |
| March 2000            | 64                     | 29                | 7                      | 0             | 100          | 157             | 204          |
| April 2000            | 62                     | 30                | 8                      | 0             | 100          | 153             | 207          |
| May 2000              | 63                     | 28                | 8                      | 1             | 100          | 154             | 213          |
| June 2000             | 62                     | 29                | 7                      | 2             | 100          | 155             | 215          |
| July 2000             | 64                     | 31                | 3                      | 2             | 100          | 161             | 216          |
| August 2000           | 64                     | 29                | 4                      | 2             | 100          | 160             | 217          |
| September 2000        | 64                     | 27                | 7                      | 2             | 100          | 158             | 204          |
| October 2000          | 67                     | 24                | 7                      | 2             | 100          | 160             | 199          |
| November 2000         | 68                     | 24                | 6                      | 1             | 100          | 162             | 190          |

# AGE 18 TO 34

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**TABLE 45**  
**CHANGE IN HOME VALUES DURING THE PAST YEAR**  
**(Three Month Moving Averages)**

| <u>Date of Survey</u> | <u>Value Increased</u> | <u>Value Same</u> | <u>Value Decreased</u> | <u>DK, NA</u> | <u>Total</u> | <u>Relative</u> | <u>Cases</u> |
|-----------------------|------------------------|-------------------|------------------------|---------------|--------------|-----------------|--------------|
| December 2000         | 73                     | 23                | 4                      | 1             | 100          | 169             | 193          |
| January 2001          | 70                     | 24                | 5                      | 1             | 100          | 165             | 192          |
| February 2001         | 67                     | 26                | 7                      | 1             | 100          | 160             | 195          |
| March 2001            | 66                     | 28                | 5                      | 0             | 100          | 161             | 194          |
| April 2001            | 70                     | 26                | 5                      | 0             | 100          | 165             | 188          |
| May 2001              | 71                     | 27                | 2                      | 0             | 100          | 170             | 176          |
| June 2001             | 71                     | 24                | 4                      | 1             | 100          | 168             | 176          |
| July 2001             | 70                     | 25                | 4                      | 1             | 100          | 166             | 175          |
| August 2001           | 71                     | 23                | 5                      | 1             | 100          | 165             | 198          |
| September 2001        | 74                     | 22                | 4                      | 0             | 100          | 170             | 184          |
| October 2001          | 74                     | 23                | 3                      | 0             | 100          | 171             | 184          |
| November 2001         | 68                     | 26                | 5                      | 0             | 100          | 163             | 173          |
| December 2001         | 63                     | 30                | 6                      | 1             | 100          | 157             | 197          |
| January 2002          | 60                     | 32                | 6                      | 3             | 100          | 154             | 200          |
| February 2002         | 66                     | 26                | 3                      | 4             | 100          | 163             | 205          |
| March 2002            | 68                     | 25                | 4                      | 3             | 100          | 164             | 187          |
| April 2002            | 66                     | 26                | 5                      | 3             | 100          | 161             | 191          |
| May 2002              | 61                     | 30                | 6                      | 2             | 100          | 155             | 197          |
| June 2002             | 59                     | 33                | 6                      | 2             | 100          | 152             | 217          |
| July 2002             | 64                     | 31                | 6                      | 0             | 100          | 158             | 208          |
| August 2002           | 61                     | 29                | 7                      | 3             | 100          | 154             | 203          |
| September 2002        | 60                     | 30                | 6                      | 4             | 100          | 155             | 187          |
| October 2002          | 57                     | 33                | 6                      | 4             | 100          | 151             | 191          |
| November 2002         | 61                     | 35                | 3                      | 1             | 100          | 158             | 180          |
| December 2002         | 61                     | 32                | 6                      | 1             | 100          | 155             | 196          |
| January 2003          | 64                     | 29                | 7                      | 1             | 100          | 157             | 196          |
| February 2003         | 61                     | 30                | 8                      | 1             | 100          | 153             | 190          |
| March 2003            | 61                     | 33                | 6                      | 0             | 100          | 155             | 184          |
| April 2003            | 59                     | 34                | 6                      | 0             | 100          | 153             | 188          |
| May 2003              | 66                     | 28                | 6                      | 0             | 100          | 160             | 189          |
| June 2003             | 68                     | 23                | 7                      | 2             | 100          | 161             | 185          |
| July 2003             | 68                     | 23                | 7                      | 2             | 100          | 162             | 191          |
| August 2003           | 66                     | 25                | 6                      | 2             | 100          | 160             | 194          |
| September 2003        | 68                     | 26                | 5                      | 1             | 100          | 163             | 195          |
| October 2003          | 74                     | 21                | 5                      | 0             | 100          | 168             | 195          |
| November 2003         | 73                     | 19                | 7                      | 1             | 100          | 165             | 202          |
| December 2003         | 73                     | 19                | 8                      | 1             | 100          | 165             | 194          |
| January 2004          | 65                     | 28                | 6                      | 1             | 100          | 159             | 188          |
| February 2004         | 65                     | 30                | 5                      | 1             | 100          | 160             | 188          |
| March 2004            | 67                     | 30                | 3                      | 1             | 100          | 164             | 187          |
| April 2004            | 71                     | 24                | 3                      | 1             | 100          | 168             | 193          |
| May 2004              | 74                     | 23                | 2                      | 1             | 100          | 173             | 192          |
| June 2004             | 69                     | 26                | 4                      | 1             | 100          | 165             | 192          |
| July 2004             | 70                     | 25                | 3                      | 2             | 100          | 168             | 188          |
| August 2004           | 70                     | 25                | 4                      | 2             | 100          | 166             | 173          |
| September 2004        | 73                     | 21                | 4                      | 2             | 100          | 169             | 175          |
| October 2004          | 73                     | 21                | 5                      | 1             | 100          | 168             | 170          |
| November 2004         | 74                     | 21                | 5                      | 0             | 100          | 169             | 180          |
| December 2004         | 76                     | 21                | 3                      | 0             | 100          | 173             | 178          |
| January 2005          | 71                     | 27                | 2                      | 0             | 100          | 168             | 184          |
| February 2005         | 70                     | 27                | 2                      | 1             | 100          | 168             | 174          |

# AGE 18 TO 34

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**TABLE 45**  
**CHANGE IN HOME VALUES DURING THE PAST YEAR**  
**(Three Month Moving Averages)**

| <u>Date of Survey</u> | <u>Value Increased</u> | <u>Value Same</u> | <u>Value Decreased</u> | <u>DK, NA</u> | <u>Total</u> | <u>Relative</u> | <u>Cases</u> |
|-----------------------|------------------------|-------------------|------------------------|---------------|--------------|-----------------|--------------|
| March 2005            | 66                     | 31                | 2                      | 1             | 100          | 165             | 166          |
| April 2005            | 70                     | 26                | 2                      | 3             | 100          | 168             | 158          |
| May 2005              | 70                     | 24                | 4                      | 2             | 100          | 165             | 183          |
| June 2005             | 75                     | 19                | 5                      | 2             | 100          | 170             | 210          |
| July 2005             | 73                     | 19                | 8                      | 0             | 100          | 166             | 214          |
| August 2005           | 76                     | 18                | 6                      | 0             | 100          | 170             | 185          |
| September 2005        | 68                     | 25                | 5                      | 2             | 100          | 163             | 147          |
| October 2005          | 72                     | 23                | 3                      | 2             | 100          | 168             | 149          |
| November 2005         | 72                     | 23                | 2                      | 3             | 100          | 170             | 176          |
| December 2005         | 73                     | 21                | 4                      | 1             | 100          | 169             | 197          |
| January 2006          | 71                     | 24                | 3                      | 1             | 100          | 168             | 194          |
| February 2006         | 62                     | 33                | 5                      | 1             | 100          | 157             | 166          |
| March 2006            | 65                     | 31                | 4                      | 0             | 100          | 161             | 146          |
| April 2006            | 66                     | 29                | 5                      | 0             | 100          | 161             | 150          |
| May 2006              | 71                     | 22                | 5                      | 1             | 100          | 166             | 161          |
| June 2006             | 73                     | 20                | 6                      | 1             | 100          | 167             | 181          |
| July 2006             | 71                     | 24                | 5                      | 1             | 100          | 166             | 169          |
| August 2006           | 68                     | 28                | 4                      | 0             | 100          | 164             | 154          |
| September 2006        | 60                     | 32                | 8                      | 0             | 100          | 152             | 134          |
| October 2006          | 57                     | 30                | 13                     | 0             | 100          | 143             | 142          |
| November 2006         | 57                     | 25                | 18                     | 0             | 100          | 139             | 147          |
| December 2006         | 59                     | 26                | 14                     | 1             | 100          | 144             | 151          |
| January 2007          | 56                     | 32                | 11                     | 1             | 100          | 145             | 144          |
| February 2007         | 53                     | 36                | 9                      | 1             | 100          | 144             | 146          |
| March 2007            | 55                     | 34                | 11                     | 1             | 100          | 144             | 152          |
| April 2007            | 61                     | 23                | 15                     | 1             | 100          | 146             | 154          |
| May 2007              | 61                     | 22                | 16                     | 1             | 100          | 146             | 165          |
| June 2007             | 63                     | 20                | 16                     | 0             | 100          | 147             | 156          |
| July 2007             | 61                     | 25                | 13                     | 1             | 100          | 148             | 151          |
| August 2007           | 60                     | 22                | 17                     | 1             | 100          | 143             | 148          |
| September 2007        | 56                     | 28                | 16                     | 1             | 100          | 140             | 154          |
| October 2007          | 49                     | 31                | 21                     | 0             | 100          | 128             | 152          |
| November 2007         | 44                     | 35                | 20                     | 0             | 100          | 124             | 154          |
| December 2007         | 45                     | 31                | 23                     | 1             | 100          | 123             | 157          |
| January 2008          | 39                     | 28                | 29                     | 3             | 100          | 110             | 155          |
| February 2008         | 39                     | 28                | 30                     | 3             | 100          | 108             | 141          |
| March 2008            | 29                     | 37                | 30                     | 3             | 100          | 99              | 142          |
| April 2008            | 29                     | 41                | 29                     | 1             | 100          | 100             | 144          |
| May 2008              | 24                     | 43                | 32                     | 1             | 100          | 92              | 142          |
| June 2008             | 26                     | 36                | 37                     | 1             | 100          | 89              | 146          |
| July 2008             | 25                     | 39                | 35                     | 1             | 100          | 91              | 148          |
| August 2008           | 32                     | 36                | 31                     | 1             | 100          | 102             | 147          |
| September 2008        | 31                     | 38                | 32                     | 0             | 100          | 99              | 147          |
| October 2008          | 30                     | 33                | 37                     | 0             | 100          | 94              | 144          |
| November 2008         | 18                     | 39                | 43                     | 0             | 100          | 76              | 139          |
| December 2008         | 17                     | 35                | 49                     | 0             | 100          | 68              | 126          |
| January 2009          | 12                     | 36                | 51                     | 1             | 100          | 61              | 119          |
| February 2009         | 13                     | 25                | 61                     | 1             | 100          | 52              | 121          |
| March 2009            | 12                     | 29                | 58                     | 1             | 100          | 53              | 135          |
| April 2009            | 16                     | 27                | 56                     | 1             | 100          | 59              | 139          |
| May 2009              | 14                     | 35                | 50                     | 1             | 100          | 64              | 134          |
| June 2009             | 14                     | 31                | 54                     | 1             | 100          | 59              | 112          |

**TABLE 45**  
**CHANGE IN HOME VALUES DURING THE PAST YEAR**  
**(Three Month Moving Averages)**

| <u>Date of Survey</u> | <u>Value Increased</u> | <u>Value Same</u> | <u>Value Decreased</u> | <u>DK, NA</u> | <u>Total</u> | <u>Relative</u> | <u>Cases</u> |
|-----------------------|------------------------|-------------------|------------------------|---------------|--------------|-----------------|--------------|
| July 2009             | 14                     | 33                | 52                     | 0             | 100          | 62              | 110          |
| August 2009           | 16                     | 29                | 55                     | 0             | 100          | 61              | 120          |
| September 2009        | 17                     | 37                | 45                     | 1             | 100          | 71              | 128          |
| October 2009          | 12                     | 38                | 49                     | 1             | 100          | 64              | 133          |
| November 2009         | 11                     | 35                | 53                     | 1             | 100          | 59              | 123          |
| December 2009         | 9                      | 28                | 63                     | 0             | 100          | 47              | 125          |
| January 2010          | 16                     | 26                | 58                     | 0             | 100          | 59              | 120          |
| February 2010         | 21                     | 32                | 46                     | 1             | 100          | 75              | 137          |
| March 2010            | 25                     | 38                | 36                     | 1             | 100          | 90              | 128          |
| April 2010            | 22                     | 42                | 36                     | 1             | 100          | 86              | 130          |
| May 2010              | 21                     | 38                | 41                     | 0             | 100          | 80              | 126          |
| June 2010             | 21                     | 33                | 46                     | 0             | 100          | 75              | 137          |
| July 2010             | 26                     | 32                | 42                     | 0             | 100          | 84              | 129          |
| August 2010           | 28                     | 37                | 35                     | 0             | 100          | 94              | 131          |
| September 2010        | 29                     | 46                | 25                     | 0             | 100          | 104             | 117          |
| October 2010          | 22                     | 45                | 33                     | 0             | 100          | 89              | 127          |
| November 2010         | 18                     | 46                | 37                     | 0             | 100          | 81              | 123          |
| December 2010         | 18                     | 41                | 40                     | 0             | 100          | 78              | 130          |
| January 2011          | 25                     | 41                | 33                     | 0             | 100          | 92              | 126          |
| February 2011         | 27                     | 41                | 31                     | 0             | 100          | 96              | 118          |
| March 2011            | 26                     | 45                | 29                     | 0             | 100          | 97              | 112          |
| April 2011            | 22                     | 53                | 26                     | 0             | 100          | 96              | 101          |
| May 2011              | 17                     | 63                | 20                     | 0             | 100          | 96              | 103          |
| June 2011             | 14                     | 58                | 28                     | 0             | 100          | 86              | 114          |
| July 2011             | 21                     | 51                | 28                     | 0             | 100          | 93              | 118          |
| August 2011           | 24                     | 41                | 33                     | 2             | 100          | 91              | 112          |
| September 2011        | 20                     | 43                | 34                     | 3             | 100          | 86              | 100          |
| October 2011          | 10                     | 38                | 49                     | 3             | 100          | 61              | 99           |
| November 2011         | 13                     | 30                | 56                     | 1             | 100          | 57              | 103          |
| December 2011         | 17                     | 30                | 52                     | 0             | 100          | 65              | 116          |
| January 2012          | 18                     | 38                | 44                     | 0             | 100          | 74              | 115          |
| February 2012         | 23                     | 42                | 32                     | 2             | 100          | 91              | 116          |
| March 2012            | 22                     | 42                | 33                     | 2             | 100          | 89              | 107          |
| April 2012            | 21                     | 40                | 36                     | 2             | 100          | 85              | 108          |
| May 2012              | 19                     | 40                | 41                     | 0             | 100          | 78              | 101          |
| June 2012             | 19                     | 41                | 40                     | 0             | 100          | 79              | 90           |
| July 2012             | 25                     | 35                | 40                     | 0             | 100          | 85              | 87           |
| August 2012           | 21                     | 41                | 38                     | 0             | 100          | 83              | 95           |
| September 2012        | 33                     | 36                | 31                     | 0             | 100          | 101             | 103          |
| October 2012          | 44                     | 37                | 19                     | 0             | 100          | 125             | 104          |
| November 2012         | 49                     | 34                | 17                     | 0             | 100          | 132             | 92           |
| December 2012         | 46                     | 34                | 20                     | 0             | 100          | 126             | 82           |
| January 2013          | 41                     | 37                | 22                     | 0             | 100          | 119             | 74           |
| February 2013         | 40                     | 42                | 18                     | 0             | 100          | 122             | 90           |
| March 2013            | 38                     | 45                | 17                     | 0             | 100          | 121             | 98           |
| April 2013            | 35                     | 46                | 17                     | 2             | 100          | 117             | 109          |
| May 2013              | 36                     | 42                | 20                     | 2             | 100          | 116             | 106          |
| June 2013             | 43                     | 39                | 16                     | 2             | 100          | 128             | 105          |
| July 2013             | 47                     | 34                | 19                     | 0             | 100          | 128             | 101          |
| August 2013           | 53                     | 30                | 17                     | 0             | 100          | 136             | 107          |
| September 2013        | 52                     | 30                | 18                     | 0             | 100          | 134             | 117          |
| October 2013          | 53                     | 34                | 13                     | 0             | 100          | 140             | 122          |

# AGE 18 TO 34

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**TABLE 45**  
**CHANGE IN HOME VALUES DURING THE PAST YEAR**  
**(Three Month Moving Averages)**

| <u>Date of Survey</u> | <u>Value Increased</u> | <u>Value Same</u> | <u>Value Decreased</u> | <u>DK, NA</u> | <u>Total</u> | <u>Relative</u> | <u>Cases</u> |
|-----------------------|------------------------|-------------------|------------------------|---------------|--------------|-----------------|--------------|
| November 2013         | 46                     | 42                | 12                     | 0             | 100          | 134             | 109          |
| December 2013         | 47                     | 44                | 9                      | 0             | 100          | 137             | 104          |
| January 2014          | 43                     | 45                | 12                     | 0             | 100          | 131             | 98           |
| February 2014         | 52                     | 37                | 11                     | 0             | 100          | 142             | 100          |
| March 2014            | 46                     | 37                | 17                     | 0             | 100          | 129             | 97           |
| April 2014            | 53                     | 34                | 13                     | 0             | 100          | 140             | 100          |
| May 2014              | 52                     | 32                | 17                     | 0             | 100          | 135             | 93           |
| June 2014             | 55                     | 30                | 14                     | 2             | 100          | 141             | 86           |
| July 2014             | 53                     | 30                | 15                     | 2             | 100          | 138             | 84           |
| August 2014           | 50                     | 32                | 16                     | 2             | 100          | 135             | 90           |
| September 2014        | 55                     | 32                | 13                     | 0             | 100          | 142             | 97           |
| October 2014          | 51                     | 31                | 17                     | 1             | 100          | 134             | 106          |
| November 2014         | 49                     | 33                | 15                     | 3             | 100          | 134             | 111          |
| December 2014         | 50                     | 30                | 14                     | 6             | 100          | 136             | 113          |
| January 2015          | 53                     | 34                | 9                      | 4             | 100          | 144             | 116          |
| February 2015         | 51                     | 37                | 9                      | 3             | 100          | 142             | 117          |
| March 2015            | 52                     | 36                | 11                     | 1             | 100          | 142             | 136          |
| April 2015            | 54                     | 33                | 12                     | 1             | 100          | 141             | 144          |
| May 2015              | 61                     | 28                | 11                     | 1             | 100          | 150             | 151          |
| June 2015             | 57                     | 33                | 9                      | 1             | 100          | 148             | 137          |
| July 2015             | 56                     | 34                | 9                      | 1             | 100          | 146             | 135          |
| August 2015           | 58                     | 34                | 8                      | 0             | 100          | 150             | 142          |
| September 2015        | 61                     | 27                | 11                     | 1             | 100          | 150             | 161          |
| October 2015          | 62                     | 27                | 10                     | 1             | 100          | 152             | 165          |
| November 2015         | 56                     | 31                | 11                     | 1             | 100          | 145             | 152          |
| December 2015         | 52                     | 38                | 9                      | 1             | 100          | 143             | 141          |
| January 2016          | 49                     | 40                | 11                     | 0             | 100          | 138             | 134          |
| February 2016         | 49                     | 38                | 12                     | 0             | 100          | 137             | 154          |
| March 2016            | 49                     | 37                | 13                     | 0             | 100          | 136             | 160          |
| April 2016            | 52                     | 33                | 14                     | 1             | 100          | 138             | 164          |
| May 2016              | 55                     | 33                | 11                     | 1             | 100          | 144             | 161          |
| June 2016             | 58                     | 31                | 10                     | 1             | 100          | 148             | 156          |
| July 2016             | 61                     | 30                | 9                      | 1             | 100          | 152             | 160          |
| August 2016           | 59                     | 28                | 11                     | 2             | 100          | 149             | 157          |
| September 2016        | 63                     | 27                | 9                      | 2             | 100          | 154             | 168          |
| October 2016          | 64                     | 26                | 9                      | 1             | 100          | 155             | 175          |
| November 2016         | 65                     | 27                | 7                      | 1             | 100          | 158             | 183          |
| December 2016         | 58                     | 31                | 9                      | 2             | 100          | 149             | 176          |
| January 2017          | 57                     | 33                | 8                      | 2             | 100          | 149             | 167          |
| February 2017         | 55                     | 34                | 10                     | 1             | 100          | 146             | 155          |
| March 2017            | 58                     | 31                | 10                     | 0             | 100          | 148             | 161          |
| April 2017            | 59                     | 31                | 10                     | 0             | 100          | 150             | 157          |
| May 2017              | 62                     | 30                | 8                      | 1             | 100          | 154             | 172          |
| June 2017             | 61                     | 32                | 6                      | 1             | 100          | 155             | 189          |
| July 2017             | 59                     | 33                | 6                      | 2             | 100          | 153             | 201          |
| August 2017           | 56                     | 36                | 6                      | 2             | 100          | 151             | 192          |
| September 2017        | 60                     | 33                | 5                      | 1             | 100          | 155             | 175          |
| October 2017          | 62                     | 30                | 6                      | 1             | 100          | 156             | 163          |
| November 2017         | 62                     | 26                | 9                      | 3             | 100          | 153             | 169          |
| December 2017         | 63                     | 24                | 9                      | 4             | 100          | 154             | 181          |
| January 2018          | 62                     | 27                | 8                      | 3             | 100          | 154             | 196          |

TABLE 45

**CHANGE IN HOME VALUES DURING THE PAST YEAR  
(Three Month Moving Averages)**

| <u>Date of Survey</u> | <u>Value Increased</u> | <u>Value Same</u> | <u>Value Decreased</u> | <u>DK, NA</u> | <u>Total</u> | <u>Relative</u> | <u>Cases</u> |
|-----------------------|------------------------|-------------------|------------------------|---------------|--------------|-----------------|--------------|
| February 2018         | 67                     | 26                | 6                      | 1             | 100          | 161             | 188          |