# REGION NORTH CENTRAL
# TABLE 47
# EXPECTED CHANGE IN HOME VALUE DURING THE NEXT 5 YEARS
# (Three Month Moving Averages)

The questions were: "What about the outlook for prices of homes like yours in your community over the next 5 years or so? Do you expect them to increase, remain about the same, or decrease?" "By about what percent do you expect prices of homes like yours in your community to go (up/down), on average, over the next 5 years or so?"

| Date of Survey | | Increase | Same | Decrease | DK, NA | Total | Median | Percentiles 25th | Percentiles 75th | Rng | Mean | Variance | Cases |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| May | 2007 | 62 | 27 | 10 | 1 | 100 | 2.5 | 0.0 | 5.1 | 5.1 | 2.9 | 38 | 340 |
| June | 2007 | 61 | 28 | 9 | 1 | 100 | 2.6 | 0.0 | 5.1 | 5.1 | 2.9 | 36 | 358 |
| July | 2007 | 64 | 26 | 10 | 1 | 100 | 2.7 | 0.0 | 5.0 | 5.0 | 2.9 | 29 | 346 |
| August | 2007 | 64 | 26 | 9 | 1 | 100 | 2.5 | 0.1 | 4.5 | 4.4 | 2.9 | 31 | 337 |
| September | 2007 | 64 | 26 | 10 | 0 | 100 | 2.4 | 0.0 | 4.4 | 4.3 | 2.6 | 31 | 340 |
| October | 2007 | 61 | 31 | 8 | 1 | 100 | 2.3 | 0.0 | 4.5 | 4.5 | 2.8 | 37 | 346 |
| November | 2007 | 57 | 33 | 9 | 1 | 100 | 1.8 | -0.1 | 4.4 | 4.5 | 2.6 | 40 | 372 |
| December | 2007 | 53 | 34 | 11 | 2 | 100 | 1.6 | -0.1 | 4.5 | 4.5 | 2.2 | 34 | 372 |
| January | 2008 | 53 | 33 | 12 | 2 | 100 | 1.4 | -0.3 | 4.0 | 4.2 | 1.9 | 30 | 357 |
| February | 2008 | 54 | 33 | 12 | 2 | 100 | 1.4 | -0.3 | 4.5 | 4.8 | 2.1 | 29 | 342 |
| March | 2008 | 58 | 33 | 9 | 1 | 100 | 1.6 | -0.2 | 4.4 | 4.7 | 2.2 | 26 | 326 |
| April | 2008 | 57 | 32 | 10 | 1 | 100 | 1.6 | -0.1 | 4.6 | 4.8 | 2.2 | 23 | 337 |
| May | 2008 | 59 | 31 | 9 | 1 | 100 | 2.1 | 0.0 | 4.6 | 4.7 | 2.2 | 21 | 335 |
| June | 2008 | 54 | 32 | 12 | 2 | 100 | 1.4 | -0.2 | 4.6 | 4.8 | 2.0 | 24 | 341 |
| July | 2008 | 55 | 32 | 12 | 1 | 100 | 1.5 | -0.3 | 4.8 | 5.1 | 2.1 | 25 | 337 |
| August | 2008 | 56 | 32 | 11 | 1 | 100 | 1.6 | -0.3 | 4.8 | 5.1 | 2.1 | 30 | 340 |
| September | 2008 | 58 | 32 | 9 | 0 | 100 | 1.8 | -0.1 | 4.7 | 4.9 | 2.4 | 32 | 324 |
| October | 2008 | 56 | 33 | 10 | 1 | 100 | 1.5 | -0.1 | 4.6 | 4.7 | 2.2 | 28 | 321 |
| November | 2008 | 56 | 30 | 12 | 2 | 100 | 1.4 | -0.1 | 4.5 | 4.5 | 2.1 | 22 | 313 |
| December | 2008 | 55 | 30 | 13 | 2 | 100 | 1.4 | -0.2 | 4.6 | 4.7 | 1.8 | 27 | 323 |
| January | 2009 | 55 | 32 | 11 | 2 | 100 | 1.5 | -1.0 | 4.6 | 5.6 | 1.6 | 37 | 322 |
| February | 2009 | 51 | 38 | 9 | 2 | 100 | 1.1 | -1.0 | 4.5 | 5.6 | 1.6 | 36 | 335 |
| March | 2009 | 53 | 38 | 8 | 2 | 100 | 1.3 | -0.9 | 4.5 | 5.4 | 1.6 | 32 | 348 |
| April | 2009 | 51 | 39 | 8 | 2 | 100 | 0.9 | -0.3 | 4.0 | 4.3 | 1.7 | 22 | 357 |
| May | 2009 | 51 | 38 | 9 | 2 | 100 | 0.9 | -0.3 | 3.7 | 4.0 | 1.5 | 21 | 354 |
| June | 2009 | 53 | 34 | 11 | 2 | 100 | 1.1 | -0.3 | 3.7 | 4.0 | 1.7 | 25 | 353 |
| July | 2009 | 59 | 29 | 12 | 1 | 100 | 1.6 | -0.2 | 4.3 | 4.5 | 2.2 | 35 | 366 |
| August | 2009 | 60 | 30 | 10 | 0 | 100 | 1.8 | -0.2 | 4.4 | 4.6 | 2.4 | 35 | 370 |
| September | 2009 | 56 | 35 | 8 | 0 | 100 | 1.3 | -0.3 | 4.0 | 4.2 | 2.1 | 27 | 362 |
| October | 2009 | 54 | 35 | 11 | 1 | 100 | 1.1 | -0.2 | 3.9 | 4.1 | 1.7 | 22 | 366 |
| November | 2009 | 56 | 31 | 11 | 2 | 100 | 1.3 | -0.2 | 4.3 | 4.4 | 1.9 | 21 | 353 |
| December | 2009 | 55 | 31 | 12 | 2 | 100 | 1.3 | -0.2 | 4.5 | 4.7 | 1.8 | 23 | 350 |
| January | 2010 | 55 | 33 | 9 | 2 | 100 | 1.5 | -0.2 | 4.5 | 4.6 | 2.1 | 20 | 346 |
| February | 2010 | 57 | 32 | 10 | 1 | 100 | 1.6 | -0.1 | 4.5 | 4.7 | 2.2 | 26 | 356 |
| March | 2010 | 57 | 33 | 8 | 2 | 100 | 1.8 | 0.0 | 4.3 | 4.3 | 2.5 | 25 | 357 |
| April | 2010 | 58 | 32 | 9 | 2 | 100 | 1.7 | 0.0 | 4.3 | 4.3 | 2.3 | 23 | 352 |
| May | 2010 | 55 | 34 | 9 | 1 | 100 | 1.5 | -0.1 | 4.2 | 4.2 | 2.1 | 19 | 357 |
| June | 2010 | 58 | 32 | 9 | 1 | 100 | 1.6 | -0.1 | 4.4 | 4.5 | 2.0 | 24 | 382 |
| July | 2010 | 57 | 31 | 11 | 1 | 100 | 1.5 | -0.2 | 4.2 | 4.3 | 1.8 | 36 | 375 |
| August | 2010 | 58 | 30 | 11 | 2 | 100 | 1.7 | -0.1 | 4.2 | 4.3 | 1.8 | 35 | 374 |
| September | 2010 | 55 | 30 | 14 | 2 | 100 | 1.4 | -0.1 | 4.3 | 4.4 | 1.7 | 33 | 364 |
| October | 2010 | 52 | 34 | 13 | 1 | 100 | 1.1 | -0.3 | 4.2 | 4.4 | 1.7 | 20 | 366 |
| November | 2010 | 50 | 35 | 14 | 1 | 100 | 0.7 | -0.3 | 3.6 | 3.9 | 1.3 | 23 | 364 |
| December | 2010 | 51 | 37 | 11 | 1 | 100 | 0.8 | -0.4 | 3.5 | 3.9 | 1.4 | 18 | 381 |

# REGION NORTH CENTRAL
# TABLE 47
# EXPECTED CHANGE IN HOME VALUE DURING THE NEXT 5 YEARS
# (Three Month Moving Averages)

| Date of Survey | | Increase | Same | Decrease | DK, NA | Total | Median | Percentiles 25th | Percentiles 75th | Rng | Mean | Variance | Cases |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| January | 2011 | 55 | 34 | 10 | 1 | 100 | 1.5 | -0.2 | 4.0 | 4.3 | 1.8 | 23 | 363 |
| February | 2011 | 54 | 34 | 10 | 2 | 100 | 1.4 | -0.2 | 4.5 | 4.8 | 1.9 | 27 | 356 |
| March | 2011 | 53 | 33 | 13 | 1 | 100 | 1.2 | -0.1 | 4.3 | 4.4 | 1.8 | 26 | 334 |
| April | 2011 | 52 | 33 | 14 | 1 | 100 | 0.7 | -0.2 | 3.4 | 3.6 | 1.4 | 22 | 352 |
| May | 2011 | 51 | 33 | 14 | 1 | 100 | 0.7 | -0.3 | 3.1 | 3.4 | 1.3 | 19 | 346 |
| June | 2011 | 50 | 36 | 13 | 1 | 100 | 0.6 | -0.4 | 3.1 | 3.5 | 1.2 | 23 | 351 |
| July | 2011 | 47 | 39 | 12 | 1 | 100 | 0.4 | -0.4 | 3.8 | 4.2 | 1.7 | 34 | 320 |
| August | 2011 | 47 | 41 | 10 | 2 | 100 | 0.5 | -0.3 | 3.6 | 3.9 | 1.9 | 31 | 329 |
| September | 2011 | 52 | 37 | 10 | 1 | 100 | 0.8 | -0.1 | 3.7 | 3.7 | 2.2 | 30 | 301 |
| October | 2011 | 52 | 37 | 10 | 1 | 100 | 0.8 | -0.1 | 3.2 | 3.2 | 1.7 | 19 | 347 |
| November | 2011 | 53 | 34 | 13 | 0 | 100 | 0.8 | -0.3 | 3.5 | 3.8 | 1.4 | 26 | 348 |
| December | 2011 | 50 | 36 | 14 | 1 | 100 | 0.6 | -0.3 | 3.4 | 3.8 | 1.2 | 23 | 370 |
| January | 2012 | 52 | 35 | 12 | 1 | 100 | 0.8 | -0.3 | 4.0 | 4.3 | 1.5 | 24 | 341 |
| February | 2012 | 51 | 38 | 9 | 1 | 100 | 0.8 | -0.2 | 4.1 | 4.4 | 2.0 | 20 | 326 |
| March | 2012 | 52 | 37 | 10 | 1 | 100 | 0.9 | -0.2 | 4.6 | 4.8 | 2.1 | 23 | 318 |
| April | 2012 | 51 | 35 | 13 | 1 | 100 | 0.7 | -0.3 | 4.4 | 4.7 | 1.7 | 29 | 338 |
| May | 2012 | 53 | 33 | 13 | 1 | 100 | 1.0 | -0.2 | 4.4 | 4.6 | 1.8 | 29 | 347 |
| June | 2012 | 52 | 35 | 12 | 1 | 100 | 0.8 | -0.2 | 4.1 | 4.2 | 1.4 | 29 | 348 |
| July | 2012 | 51 | 37 | 10 | 1 | 100 | 0.8 | -0.1 | 3.8 | 3.9 | 1.5 | 24 | 336 |
| August | 2012 | 51 | 36 | 11 | 1 | 100 | 0.8 | -0.1 | 3.9 | 4.0 | 1.6 | 23 | 332 |
| September | 2012 | 56 | 32 | 11 | 1 | 100 | 1.3 | 0.0 | 4.2 | 4.3 | 2.0 | 19 | 326 |
| October | 2012 | 58 | 32 | 9 | 1 | 100 | 1.5 | 0.0 | 4.5 | 4.6 | 2.3 | 20 | 337 |
| November | 2012 | 59 | 32 | 7 | 2 | 100 | 1.7 | 0.1 | 4.4 | 4.3 | 2.3 | 18 | 337 |
| December | 2012 | 57 | 34 | 7 | 2 | 100 | 1.4 | -0.1 | 3.9 | 4.0 | 2.0 | 19 | 341 |
| January | 2013 | 55 | 35 | 9 | 1 | 100 | 1.2 | -0.1 | 3.4 | 3.6 | 1.7 | 18 | 324 |
| February | 2013 | 51 | 36 | 12 | 0 | 100 | 0.7 | -0.4 | 3.1 | 3.4 | 1.2 | 19 | 323 |
| March | 2013 | 54 | 34 | 12 | 0 | 100 | 1.0 | -0.2 | 3.5 | 3.7 | 1.5 | 19 | 307 |
| April | 2013 | 55 | 32 | 12 | 1 | 100 | 1.2 | -0.2 | 3.8 | 3.9 | 1.7 | 19 | 317 |
| May | 2013 | 53 | 34 | 11 | 2 | 100 | 1.1 | -0.2 | 3.8 | 4.0 | 1.8 | 18 | 322 |
| June | 2013 | 48 | 38 | 12 | 2 | 100 | 0.6 | -0.3 | 3.4 | 3.7 | 1.5 | 18 | 351 |
| July | 2013 | 49 | 37 | 12 | 3 | 100 | 0.6 | -0.5 | 3.6 | 4.1 | 1.4 | 14 | 348 |
| August | 2013 | 53 | 32 | 13 | 3 | 100 | 1.1 | -0.3 | 3.6 | 3.9 | 1.5 | 13 | 339 |
| September | 2013 | 56 | 29 | 13 | 2 | 100 | 1.5 | -0.3 | 4.0 | 4.3 | 1.8 | 14 | 324 |
| October | 2013 | 56 | 30 | 13 | 1 | 100 | 1.6 | -0.2 | 3.8 | 4.0 | 1.8 | 18 | 318 |
| November | 2013 | 54 | 35 | 11 | 0 | 100 | 1.2 | -0.2 | 3.7 | 3.9 | 1.8 | 21 | 323 |
| December | 2013 | 55 | 34 | 10 | 1 | 100 | 1.3 | -0.1 | 3.8 | 4.0 | 1.7 | 23 | 339 |
| January | 2014 | 58 | 31 | 8 | 2 | 100 | 1.4 | 0.1 | 4.0 | 4.0 | 1.7 | 21 | 333 |
| February | 2014 | 60 | 28 | 10 | 2 | 100 | 1.5 | -0.1 | 3.9 | 4.0 | 1.4 | 22 | 333 |
| March | 2014 | 59 | 28 | 12 | 1 | 100 | 1.3 | -0.1 | 3.6 | 3.8 | 1.4 | 33 | 326 |
| April | 2014 | 56 | 31 | 12 | 1 | 100 | 1.1 | -0.3 | 3.3 | 3.6 | 1.2 | 36 | 340 |
| May | 2014 | 56 | 33 | 10 | 1 | 100 | 1.3 | -0.2 | 3.8 | 4.0 | 1.6 | 33 | 333 |
| June | 2014 | 57 | 33 | 8 | 3 | 100 | 1.4 | -0.2 | 4.0 | 4.2 | 1.7 | 26 | 314 |
| July | 2014 | 57 | 31 | 9 | 3 | 100 | 1.8 | -0.2 | 4.3 | 4.5 | 2.1 | 25 | 301 |
| August | 2014 | 54 | 34 | 8 | 4 | 100 | 1.5 | -0.2 | 3.6 | 3.8 | 1.7 | 22 | 313 |
| September | 2014 | 55 | 32 | 10 | 3 | 100 | 1.4 | -0.2 | 3.3 | 3.5 | 1.6 | 19 | 331 |
| October | 2014 | 53 | 34 | 10 | 3 | 100 | 1.0 | -0.2 | 3.1 | 3.3 | 1.4 | 14 | 348 |
| November | 2014 | 58 | 30 | 10 | 3 | 100 | 1.5 | -0.2 | 3.7 | 3.9 | 1.8 | 14 | 341 |
| December | 2014 | 57 | 31 | 10 | 2 | 100 | 1.5 | -0.2 | 3.5 | 3.7 | 1.8 | 14 | 312 |
| January | 2015 | 59 | 31 | 10 | 0 | 100 | 1.8 | -0.1 | 3.8 | 3.9 | 2.0 | 13 | 278 |
| February | 2015 | 59 | 30 | 11 | 0 | 100 | 1.7 | 0.0 | 3.5 | 3.6 | 1.8 | 22 | 277 |

# REGION NORTH CENTRAL
# TABLE 47
# EXPECTED CHANGE IN HOME VALUE DURING THE NEXT 5 YEARS
# (Three Month Moving Averages)

| Date of Survey | | Increase | Same | Decrease | DK, NA | Total | Median | Percentiles 25th | Percentiles 75th | Rng | Mean | Variance | Cases |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| March | 2015 | 57 | 32 | 11 | 0 | 100 | 1.4 | -0.1 | 3.5 | 3.6 | 1.5 | 21 | 293 |
| April | 2015 | 53 | 36 | 9 | 1 | 100 | 0.9 | -0.5 | 3.4 | 3.9 | 1.5 | 22 | 296 |
| May | 2015 | 53 | 36 | 10 | 1 | 100 | 0.9 | -0.5 | 3.4 | 3.9 | 1.8 | 15 | 287 |
| June | 2015 | 55 | 33 | 10 | 2 | 100 | 1.2 | -0.4 | 3.4 | 3.9 | 1.8 | 17 | 268 |
| July | 2015 | 59 | 26 | 13 | 1 | 100 | 1.5 | -0.1 | 3.8 | 3.9 | 1.8 | 17 | 269 |
| August | 2015 | 57 | 29 | 13 | 2 | 100 | 1.4 | -0.1 | 3.7 | 3.8 | 1.6 | 15 | 280 |
| September | 2015 | 58 | 29 | 13 | 1 | 100 | 1.4 | -0.1 | 3.9 | 4.0 | 1.6 | 13 | 282 |
| October | 2015 | 55 | 29 | 14 | 1 | 100 | 1.3 | -0.1 | 3.7 | 3.9 | 1.4 | 15 | 269 |
| November | 2015 | 55 | 31 | 14 | 0 | 100 | 1.2 | -0.2 | 4.0 | 4.3 | 1.6 | 18 | 251 |
| December | 2015 | 53 | 34 | 12 | 1 | 100 | 1.1 | -0.3 | 3.9 | 4.1 | 1.6 | 20 | 263 |
| January | 2016 | 55 | 33 | 11 | 1 | 100 | 1.3 | -0.2 | 3.9 | 4.1 | 1.6 | 31 | 288 |
| February | 2016 | 55 | 33 | 11 | 1 | 100 | 1.3 | -0.1 | 3.6 | 3.7 | 1.3 | 33 | 299 |
| March | 2016 | 59 | 28 | 11 | 1 | 100 | 1.6 | -0.1 | 3.9 | 4.0 | 1.6 | 36 | 297 |
| April | 2016 | 59 | 28 | 11 | 1 | 100 | 1.6 | -0.1 | 3.5 | 3.6 | 1.5 | 25 | 296 |
| May | 2016 | 60 | 26 | 13 | 1 | 100 | 1.7 | -0.1 | 3.8 | 3.9 | 1.7 | 22 | 310 |
| June | 2016 | 59 | 27 | 12 | 2 | 100 | 1.7 | -0.1 | 3.9 | 4.0 | 1.7 | 15 | 310 |
| July | 2016 | 60 | 28 | 11 | 1 | 100 | 1.6 | 0.0 | 4.1 | 4.1 | 1.9 | 13 | 307 |
| August | 2016 | 62 | 27 | 10 | 1 | 100 | 1.7 | 0.0 | 3.9 | 3.9 | 1.8 | 19 | 312 |
| September | 2016 | 61 | 27 | 11 | 1 | 100 | 1.5 | 0.0 | 3.6 | 3.6 | 1.5 | 23 | 330 |
| October | 2016 | 60 | 28 | 11 | 1 | 100 | 1.7 | 0.0 | 3.9 | 3.9 | 1.7 | 25 | 349 |
| November | 2016 | 58 | 29 | 10 | 2 | 100 | 1.8 | 0.0 | 3.9 | 3.9 | 2.0 | 19 | 338 |
| December | 2016 | 60 | 29 | 8 | 3 | 100 | 2.0 | 0.0 | 4.4 | 4.3 | 2.3 | 15 | 332 |
| January | 2017 | 63 | 26 | 8 | 3 | 100 | 2.1 | 0.0 | 4.4 | 4.3 | 2.4 | 13 | 310 |
| February | 2017 | 66 | 24 | 8 | 2 | 100 | 2.0 | 0.1 | 4.3 | 4.2 | 2.3 | 12 | 311 |
| March | 2017 | 66 | 24 | 9 | 1 | 100 | 2.0 | 0.1 | 4.3 | 4.2 | 2.5 | 19 | 311 |
| April | 2017 | 66 | 24 | 9 | 1 | 100 | 2.1 | 0.1 | 4.2 | 4.0 | 2.4 | 20 | 326 |
| May | 2017 | 64 | 27 | 9 | 1 | 100 | 2.1 | 0.1 | 4.4 | 4.4 | 2.4 | 19 | 347 |
| June | 2017 | 65 | 26 | 8 | 1 | 100 | 2.1 | 0.2 | 4.3 | 4.1 | 2.2 | 12 | 349 |
| July | 2017 | 65 | 26 | 8 | 1 | 100 | 2.1 | 0.2 | 4.4 | 4.2 | 2.3 | 11 | 364 |
| August | 2017 | 66 | 24 | 9 | 1 | 100 | 1.9 | 0.2 | 4.0 | 3.9 | 2.2 | 13 | 335 |
| September | 2017 | 65 | 26 | 8 | 1 | 100 | 1.7 | 0.1 | 3.7 | 3.6 | 2.2 | 15 | 341 |
| October | 2017 | 65 | 28 | 6 | 1 | 100 | 1.8 | 0.1 | 3.9 | 3.8 | 2.4 | 16 | 325 |
| November | 2017 | 63 | 29 | 7 | 1 | 100 | 1.9 | 0.1 | 4.1 | 4.0 | 2.5 | 17 | 344 |
| December | 2017 | 63 | 28 | 9 | 0 | 100 | 2.1 | 0.1 | 4.5 | 4.4 | 2.3 | 20 | 342 |
| January | 2018 | 60 | 30 | 10 | 1 | 100 | 1.6 | 0.0 | 3.8 | 3.8 | 1.9 | 18 | 362 |
| February | 2018 | 63 | 27 | 9 | 1 | 100 | 1.8 | 0.1 | 4.0 | 3.9 | 1.9 | 17 | 355 |
| March | 2018 | 62 | 27 | 10 | 1 | 100 | 1.7 | 0.1 | 3.8 | 3.8 | 1.8 | 19 | 370 |
| April | 2018 | 61 | 24 | 13 | 1 | 100 | 1.7 | 0.0 | 4.0 | 4.1 | 1.7 | 26 | 360 |
| May | 2018 | 58 | 26 | 14 | 1 | 100 | 1.5 | -0.1 | 3.8 | 3.9 | 1.6 | 30 | 354 |
| June | 2018 | 60 | 27 | 12 | 1 | 100 | 1.8 | -0.1 | 4.0 | 4.1 | 2.0 | 27 | 333 |
| July | 2018 | 60 | 28 | 11 | 1 | 100 | 2.0 | 0.0 | 4.3 | 4.3 | 2.3 | 28 | 334 |
| August | 2018 | 62 | 27 | 10 | 1 | 100 | 2.2 | 0.0 | 4.8 | 4.8 | 2.6 | 26 | 341 |
| September | 2018 | 58 | 28 | 13 | 1 | 100 | 1.8 | -0.1 | 4.3 | 4.4 | 2.3 | 26 | 362 |
| October | 2018 | 57 | 29 | 13 | 1 | 100 | 1.7 | -0.1 | 3.8 | 3.9 | 2.1 | 19 | 358 |
| November | 2018 | 59 | 26 | 13 | 2 | 100 | 1.7 | 0.0 | 3.8 | 3.8 | 2.0 | 17 | 363 |
| December | 2018 | 60 | 26 | 12 | 2 | 100 | 2.0 | 0.0 | 4.2 | 4.2 | 2.3 | 23 | 344 |
| January | 2019 | 60 | 26 | 11 | 2 | 100 | 1.9 | 0.0 | 4.3 | 4.2 | 2.4 | 27 | 344 |
| February | 2019 | 59 | 27 | 12 | 2 | 100 | 1.9 | -0.1 | 4.2 | 4.2 | 2.2 | 39 | 336 |
| March | 2019 | 59 | 26 | 13 | 2 | 100 | 1.7 | -0.1 | 3.8 | 3.9 | 1.6 | 39 | 343 |
| April | 2019 | 59 | 26 | 14 | 1 | 100 | 1.7 | -0.2 | 3.8 | 4.0 | 1.5 | 37 | 342 |

# REGION NORTH CENTRAL
# TABLE 47
# EXPECTED CHANGE IN HOME VALUE DURING THE NEXT 5 YEARS
# (Three Month Moving Averages)

| Date of Survey | | Increase | Same | Decrease | DK, NA | Total | Median | Percentiles 25th | Percentiles 75th | Rng | Mean | Variance | Cases |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| May | 2019 | 59 | 26 | 13 | 2 | 100 | 1.7 | -0.1 | 3.6 | 3.8 | 1.6 | 25 | 351 |
| June | 2019 | 57 | 28 | 12 | 2 | 100 | 1.5 | -0.2 | 3.7 | 3.8 | 1.6 | 27 | 354 |
| July | 2019 | 59 | 27 | 12 | 2 | 100 | 1.8 | 0.0 | 4.0 | 4.1 | 1.9 | 29 | 356 |
| August | 2019 | 62 | 27 | 11 | 1 | 100 | 1.7 | 0.0 | 3.8 | 3.8 | 2.0 | 28 | 366 |
| September | 2019 | 65 | 23 | 12 | 1 | 100 | 1.9 | 0.0 | 3.9 | 3.8 | 2.2 | 20 | 358 |
| October | 2019 | 64 | 22 | 14 | 1 | 100 | 1.7 | 0.0 | 3.9 | 3.9 | 1.9 | 17 | 362 |
| November | 2019 | 60 | 23 | 16 | 1 | 100 | 1.6 | -0.2 | 3.9 | 4.1 | 1.7 | 23 | 343 |
| December | 2019 | 61 | 24 | 14 | 1 | 100 | 1.6 | -0.2 | 3.7 | 3.9 | 1.8 | 21 | 340 |
| January | 2020 | 60 | 26 | 12 | 1 | 100 | 1.5 | -0.2 | 3.3 | 3.5 | 1.7 | 22 | 345 |
| February | 2020 | 62 | 25 | 11 | 2 | 100 | 1.7 | -0.1 | 3.2 | 3.3 | 1.8 | 16 | 379 |
| March | 2020 | 62 | 24 | 11 | 2 | 100 | 1.6 | -0.1 | 3.3 | 3.4 | 1.9 | 17 | 402 |
| April | 2020 | 66 | 23 | 9 | 3 | 100 | 2.1 | 0.1 | 3.9 | 3.7 | 2.4 | 17 | 392 |
| May | 2020 | 62 | 28 | 7 | 2 | 100 | 2.0 | 0.0 | 4.1 | 4.1 | 2.5 | 16 | 340 |
| June | 2020 | 63 | 28 | 7 | 2 | 100 | 2.1 | 0.1 | 4.4 | 4.3 | 2.7 | 16 | 319 |
| July | 2020 | 63 | 27 | 8 | 1 | 100 | 1.8 | 0.1 | 4.3 | 4.2 | 2.3 | 13 | 317 |
| August | 2020 | 70 | 20 | 10 | 1 | 100 | 2.2 | 0.3 | 4.5 | 4.2 | 2.4 | 14 | 355 |
| September | 2020 | 69 | 22 | 8 | 1 | 100 | 2.2 | 0.3 | 4.2 | 3.9 | 2.3 | 15 | 360 |
| October | 2020 | 69 | 23 | 8 | 0 | 100 | 2.4 | 0.2 | 4.4 | 4.1 | 2.5 | 18 | 351 |
| November | 2020 | 65 | 24 | 10 | 1 | 100 | 2.1 | 0.1 | 4.1 | 4.0 | 2.4 | 24 | 320 |
| December | 2020 | 66 | 22 | 11 | 1 | 100 | 2.1 | 0.0 | 4.5 | 4.5 | 2.2 | 30 | 320 |
| January | 2021 | 68 | 19 | 11 | 2 | 100 | 2.3 | 0.2 | 4.6 | 4.4 | 2.3 | 28 | 333 |
| February | 2021 | 67 | 21 | 11 | 1 | 100 | 2.5 | 0.2 | 4.7 | 4.6 | 2.4 | 27 | 339 |
| March | 2021 | 68 | 20 | 11 | 1 | 100 | 2.7 | 0.2 | 4.8 | 4.6 | 2.7 | 23 | 344 |
| April | 2021 | 66 | 22 | 11 | 0 | 100 | 2.5 | 0.1 | 4.9 | 4.8 | 2.8 | 29 | 320 |
| May | 2021 | 65 | 24 | 10 | 1 | 100 | 2.3 | 0.1 | 5.1 | 5.0 | 3.0 | 28 | 321 |
| June | 2021 | 61 | 25 | 13 | 1 | 100 | 2.2 | -0.1 | 5.0 | 5.0 | 2.2 | 37 | 328 |
| July | 2021 | 60 | 26 | 13 | 1 | 100 | 2.3 | -0.1 | 5.1 | 5.1 | 2.2 | 40 | 350 |
| August | 2021 | 61 | 22 | 16 | 2 | 100 | 2.4 | -0.1 | 5.0 | 5.1 | 1.9 | 43 | 354 |
| September | 2021 | 60 | 24 | 14 | 1 | 100 | 2.4 | -0.1 | 4.9 | 4.9 | 2.2 | 33 | 351 |
| October | 2021 | 58 | 24 | 16 | 2 | 100 | 2.2 | -0.1 | 4.7 | 4.9 | 2.0 | 28 | 349 |
| November | 2021 | 56 | 25 | 17 | 2 | 100 | 1.8 | -0.2 | 4.8 | 5.0 | 1.9 | 29 | 354 |
| December | 2021 | 54 | 25 | 19 | 2 | 100 | 1.3 | -0.3 | 4.9 | 5.3 | 2.0 | 39 | 341 |
| January | 2022 | 54 | 24 | 20 | 2 | 100 | 1.4 | -0.3 | 4.9 | 5.2 | 2.0 | 40 | 356 |
| February | 2022 | 54 | 27 | 17 | 2 | 100 | 1.5 | -0.2 | 4.8 | 5.1 | 2.3 | 35 | 361 |
| March | 2022 | 55 | 28 | 15 | 3 | 100 | 1.7 | -0.2 | 4.9 | 5.0 | 2.5 | 30 | 360 |
| April | 2022 | 55 | 29 | 15 | 1 | 100 | 1.5 | -0.2 | 4.9 | 5.0 | 2.3 | 40 | 350 |
| May | 2022 | 57 | 27 | 15 | 1 | 100 | 2.0 | -0.2 | 5.0 | 5.1 | 2.5 | 43 | 342 |
| June | 2022 | 57 | 25 | 16 | 1 | 100 | 2.2 | -0.2 | 5.0 | 5.2 | 2.3 | 41 | 342 |
| July | 2022 | 56 | 28 | 15 | 2 | 100 | 2.0 | -0.2 | 5.0 | 5.1 | 2.2 | 32 | 346 |
| August | 2022 | 54 | 29 | 15 | 2 | 100 | 1.5 | -0.2 | 5.0 | 5.1 | 2.0 | 31 | 336 |
| September | 2022 | 52 | 30 | 16 | 2 | 100 | 1.1 | -0.2 | 4.8 | 5.0 | 1.9 | 29 | 340 |
| October | 2022 | 53 | 26 | 19 | 2 | 100 | 1.1 | -0.3 | 4.7 | 5.0 | 1.8 | 27 | 339 |
| November | 2022 | 53 | 26 | 19 | 1 | 100 | 1.1 | -0.3 | 4.7 | 4.9 | 1.7 | 27 | 335 |
| December | 2022 | 57 | 25 | 18 | 1 | 100 | 1.5 | -0.2 | 4.7 | 4.8 | 1.7 | 24 | 331 |
| January | 2023 | 56 | 26 | 17 | 2 | 100 | 1.6 | -0.2 | 4.7 | 4.9 | 1.6 | 29 | 331 |
| February | 2023 | 56 | 26 | 16 | 2 | 100 | 1.6 | -0.2 | 4.6 | 4.7 | 1.7 | 26 | 329 |
| March | 2023 | 56 | 28 | 14 | 2 | 100 | 1.7 | -0.1 | 4.7 | 4.8 | 2.1 | 28 | 312 |
| April | 2023 | 58 | 29 | 11 | 2 | 100 | 1.6 | -0.1 | 4.6 | 4.7 | 2.4 | 21 | 301 |
| May | 2023 | 60 | 28 | 9 | 2 | 100 | 2.1 | 0.0 | 4.8 | 4.8 | 2.5 | 22 | 318 |
| June | 2023 | 57 | 29 | 11 | 2 | 100 | 1.6 | -0.2 | 4.7 | 4.9 | 2.4 | 28 | 335 |

# REGION NORTH CENTRAL
# TABLE 47
# EXPECTED CHANGE IN HOME VALUE DURING THE NEXT 5 YEARS
# (Three Month Moving Averages)

| Date of Survey | | Increase | Same | Decrease | DK, NA | Total | Median | Percentiles 25th | Percentiles 75th | Rng | Mean | Variance | Cases |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| July | 2023 | 60 | 26 | 13 | 1 | 100 | 2.0 | -0.1 | 5.0 | 5.1 | 2.4 | 29 | 335 |
| August | 2023 | 63 | 25 | 11 | 1 | 100 | 2.1 | 0.0 | 5.1 | 5.1 | 2.7 | 28 | 336 |
| September | 2023 | 66 | 20 | 12 | 2 | 100 | 2.9 | 0.0 | 5.2 | 5.2 | 2.7 | 27 | 322 |
| October | 2023 | 63 | 24 | 11 | 2 | 100 | 2.6 | -0.1 | 5.0 | 5.1 | 2.6 | 27 | 330 |
| November | 2023 | 61 | 26 | 12 | 1 | 100 | 2.6 | -0.2 | 5.0 | 5.2 | 2.6 | 31 | 333 |
| December | 2023 | 63 | 26 | 10 | 1 | 100 | 2.5 | 0.1 | 5.0 | 4.9 | 2.7 | 25 | 347 |
| January | 2024 | 66 | 22 | 10 | 1 | 100 | 2.7 | 0.2 | 5.0 | 4.9 | 2.9 | 24 | 335 |
| February | 2024 | 70 | 19 | 10 | 1 | 100 | 2.8 | 0.4 | 5.1 | 4.7 | 3.3 | 25 | 327 |
| March | 2024 | 74 | 17 | 8 | 1 | 100 | 3.0 | 0.6 | 5.1 | 4.6 | 3.6 | 30 | 315 |
| April | 2024 | 72 | 20 | 7 | 1 | 100 | 3.1 | 0.4 | 5.2 | 4.8 | 3.8 | 37 | 384 |
| May | 2024 | 69 | 22 | 8 | 1 | 100 | 3.0 | 0.2 | 5.2 | 5.0 | 3.6 | 39 | 477 |
| June | 2024 | 65 | 23 | 10 | 2 | 100 | 3.1 | 0.0 | 5.9 | 5.8 | 3.6 | 71 | 600 |
| July | 2024 | 63 | 24 | 11 | 3 | 100 | 3.1 | -0.1 | 7.5 | 7.5 | 4.3 | 101 | 627 |
| August | 2024 | 62 | 24 | 11 | 3 | 100 | 3.0 | -0.1 | 8.7 | 8.8 | 4.5 | 117 | 698 |
| September | 2024 | 61 | 28 | 9 | 3 | 100 | 2.6 | -0.2 | 8.4 | 8.5 | 4.7 | 96 | 691 |
| October | 2024 | 63 | 28 | 7 | 2 | 100 | 2.3 | -0.1 | 6.8 | 6.9 | 4.6 | 74 | 704 |
| November | 2024 | 62 | 28 | 8 | 3 | 100 | 2.3 | -0.1 | 5.9 | 6.0 | 4.2 | 72 | 620 |
| December | 2024 | 63 | 26 | 9 | 3 | 100 | 2.7 | -0.4 | 6.1 | 6.5 | 3.9 | 87 | 624 |
| January | 2025 | 61 | 25 | 11 | 3 | 100 | 2.9 | -0.4 | 7.0 | 7.4 | 3.8 | 96 | 641 |
| February | 2025 | 60 | 26 | 10 | 3 | 100 | 3.0 | -0.4 | 7.4 | 7.9 | 4.0 | 94 | 711 |
| March | 2025 | 58 | 27 | 12 | 4 | 100 | 2.8 | -0.1 | 8.3 | 8.4 | 4.3 | 95 | 821 |
| April | 2025 | 59 | 26 | 12 | 3 | 100 | 2.9 | -0.3 | 7.6 | 7.9 | 4.2 | 98 | 844 |
| May | 2025 | 60 | 26 | 11 | 3 | 100 | 2.8 | -0.2 | 8.2 | 8.3 | 4.5 | 102 | 872 |
| June | 2025 | 61 | 27 | 10 | 3 | 100 | 3.0 | -0.4 | 7.8 | 8.2 | 4.6 | 93 | 811 |
| July | 2025 | 60 | 27 | 9 | 3 | 100 | 3.1 | -0.3 | 9.1 | 9.4 | 4.7 | 96 | 865 |
| August | 2025 | 61 | 27 | 10 | 3 | 100 | 3.0 | -0.3 | 7.8 | 8.1 | 4.3 | 90 | 835 |
| September | 2025 | 62 | 25 | 10 | 3 | 100 | 3.1 | -0.2 | 8.1 | 8.3 | 4.1 | 86 | 864 |
| October | 2025 | 63 | 24 | 10 | 3 | 100 | 3.0 | -0.2 | 7.8 | 8.0 | 4.2 | 77 | 839 |
| November | 2025 | 64 | 24 | 9 | 2 | 100 | 3.0 | -0.2 | 9.4 | 9.6 | 4.4 | 81 | 854 |
| December | 2025 | 62 | 25 | 11 | 2 | 100 | 2.6 | -0.1 | 8.1 | 8.2 | 4.0 | 79 | 820 |
| January | 2026 | 59 | 27 | 12 | 2 | 100 | 2.2 | -0.1 | 6.8 | 7.0 | 3.5 | 75 | 850 |
| February | 2026 | 59 | 26 | 13 | 2 | 100 | 2.2 | -0.1 | 5.6 | 5.7 | 3.4 | 68 | 890 |
| March | 2026 | 61 | 25 | 11 | 2 | 100 | 2.4 | -0.1 | 5.8 | 5.9 | 3.6 | 75 | 986 |
| April | 2026 | 65 | 23 | 10 | 2 | 100 | 2.9 | -0.1 | 7.0 | 7.1 | 3.8 | 66 | 960 |
| May | 2026 | 64 | 23 | 9 | 3 | 100 | 2.9 | -0.1 | 7.8 | 7.9 | 4.0 | 72 | 898 |
| June | 2026 | 66 | 22 | 8 | 4 | 100 | 3.1 | -0.1 | 8.5 | 8.6 | 4.6 | 70 | 880 |
| July | 2026 | 66 | 23 | 8 | 3 | 100 | 3.0 | 0.0 | 8.7 | 8.8 | 4.8 | 79 | 892 |
| August | 2026 | 64 | 25 | 8 | 2 | 100 | 2.8 | -0.1 | 7.9 | 7.9 | 4.8 | 77 | 892 |