

Greater Orlando Association of REALTORS®

Metropolitan Orlando Housing Trends--1997

Statistics at a Glance

Month/Year	Interest Rate	Median Price	1997 Sales	1996 Sales	1997 Listings	1996 Listings	1997 Contracts	1996 Contracts
Jan 1997	7.87%	\$95,086	803	722	2,516	2,691	1,072	1,100
Feb 1997	7.74%	\$94,785	839	799	2,200	2,498	1,208	1,210
Mar 1997	7.84%	\$93,271	1,102	1,099	2,323	2,464	1,341	1,267
Apr 1997	8.15%	\$95,339	1,196	1,188	2,534	2,405	1,294	1,283
May 1997	7.94%	\$94,954	1,245	1,189	2,259	2,403	1,267	1,274
Jun 1997	7.85%	\$97,947	1,319	1,149	2,250	2,351	1,344	1,188
Jul 1997	7.47%	\$98,872	1,311	1,287	2,316	2,485	1,369	1,170
Aug 1997	7.54%	\$101,994	1,311	1,193	2,227	2,425	1,259	1,131
Sep 1997	7.38%	\$98,318	1,215	1,065	2,153	2,242	1,252	973
Oct 1997	7.35%	\$97,221	1,227	1,061	2,059	2,258	1,234	1,075
Nov 1997	7.24%	\$92,296	1,094	910	1,787	1,951	1,076	912
Dec 1997	7.15%	\$96,359	1,227	1,032	1,433	1,541	876	768
			13,859	12,694	26,057	27,714	14,592	13,351
				9.2%		-6.0%		9.3%

Cumulative Increase/Decrease

Source: The Federal Home Loan Mortgage Corporation & The Greater Orlando Association of REALTORS®

Composite Housing Affordability Index--1997

Month/Year	Interest Rate	Median Price	Down Payment	Mortgage Amount	Monthly Payment	Income to Qualify	Median Income	Affordability Index*
Jan 1997	7.87%	\$95,086	\$19,017	\$76,069	\$551.29	\$26,462	\$43,861	165.8%
Feb 1997	7.74%	\$94,785	\$18,957	\$75,828	\$542.72	\$26,050	\$43,978	168.8%
Mar 1997	7.84%	\$93,271	\$18,654	\$74,617	\$539.21	\$25,882	\$44,095	170.4%
Apr 1997	8.15%	\$95,339	\$19,068	\$76,271	\$567.65	\$27,247	\$44,212	162.3%
May 1997	7.94%	\$94,954	\$18,991	\$75,963	\$554.22	\$26,602	\$44,329	166.6%
Jun 1997	7.85%	\$97,947	\$19,589	\$78,358	\$566.79	\$27,206	\$44,446	163.4%
Jul 1997	7.47%	\$98,872	\$19,774	\$79,098	\$551.44	\$26,469	\$44,563	168.4%
Aug 1997	7.54%	\$101,994	\$20,399	\$81,595	\$572.76	\$27,493	\$44,680	162.5%
Sep 1997	7.38%	\$98,318	\$19,664	\$78,654	\$543.51	\$26,089	\$44,797	171.7%
Oct 1997	7.35%	\$97,221	\$19,444	\$77,777	\$535.86	\$25,721	\$44,914	174.6%
Nov 1997	7.24%	\$92,296	\$18,459	\$73,837	\$503.20	\$24,153	\$45,031	186.4%
Dec 1997	7.15%	\$96,359	\$19,272	\$77,087	\$520.65	\$24,991	\$45,148	180.7%

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

*Percentages recommended by the National Association of REALTORS®

First Time Homebuyers Affordability Index--1997

Month/Year	Interest Rate	Median Price*	Down Payment	Mortgage Amount	Monthly Payment	Income to Qualify	Median Income*	Affordability Index*
Jan 1997	7.87%	\$80,823	\$8,082	\$72,741	\$527.17	\$25,304	\$29,825	117.9%
Feb 1997	7.74%	\$80,567	\$8,057	\$72,511	\$518.97	\$24,911	\$29,905	120.0%
Mar 1997	7.84%	\$79,280	\$7,928	\$71,352	\$515.62	\$24,750	\$29,985	121.2%
Apr 1997	8.15%	\$81,038	\$8,104	\$72,934	\$542.81	\$26,055	\$30,064	115.4%
May 1997	7.94%	\$80,711	\$8,071	\$72,640	\$529.97	\$25,439	\$30,144	118.5%
Jun 1997	7.85%	\$83,255	\$8,325	\$74,929	\$541.99	\$26,016	\$30,223	116.2%
Jul 1997	7.47%	\$84,041	\$8,404	\$75,637	\$527.31	\$25,311	\$30,303	119.7%
Aug 1997	7.54%	\$86,695	\$8,669	\$78,025	\$547.70	\$26,290	\$30,382	115.6%
Sep 1997	7.38%	\$83,570	\$8,357	\$75,213	\$519.74	\$24,947	\$30,462	122.1%
Oct 1997	7.35%	\$82,638	\$8,264	\$74,374	\$512.42	\$24,596	\$30,542	124.2%
Nov 1997	7.24%	\$78,452	\$7,845	\$70,606	\$481.18	\$23,097	\$30,621	132.6%
Dec 1997	7.15%	\$81,905	\$8,191	\$73,715	\$497.87	\$23,898	\$30,701	128.5%

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

*Percentages recommended by the National Association of REALTORS®