

Metropolitan Orlando Housing Trends--2000

Statistics at a Glance

Month/Year	Interest Rate	Median Price	2000 Closed Sales	1999 Closed Sales	2000 New Listings	1999 New Listings	2000 Contracts Written	1999 Contracts Written	Current Pending Contracts
Jan 2000	8.13%	\$106,694	1,059	899	2,032	2,131	1,424	1,390	2,019
Feb 2000	8.00%	\$104,612	1,395	1,112	2,109	1,880	1,436	1,762	2,803
Mar 2000	8.25%	\$107,128	1,707	1,458	2,205	2,177	1,577	1,882	2,853
Apr 2000	8.75%	\$106,324	1,567	1,496	2,067	1,863	1,586	1,457	3,137
May 2000	8.50%	\$107,181	1,753	1,499	2,361	2,057	1,737	1,552	3,245
Jun 2000	8.25%	\$107,446	1,926	1,797	2,468	2,185	1,632	1,695	3,032
Jul 2000	8.25%	\$109,175	1,643	1,837	2,290	1,914	1,479	1,428	2,898
Aug 2000	8.13%	\$107,268	1,806	1,722	2,584	2,185	1,566	1,553	2,837
Sep 2000	8.13%	\$108,841	1,515	1,430	2,584	1,865	1,359	1,530	2,669
Oct 2000	8.00%	\$108,157	1,535	1,479	2,359	1,993	1,311	1,589	2,663
Nov 2000	7.50%	\$107,731	1,482	1,388	2,107	1,664	1,312	1,497	2,459
Dec 2000	7.25%	\$107,474	1,484	1,320	1,543	1,467	955	1,193	1,994
Year to Date			18,872	17,437	26,709	23,381	17,374	18,528	
				8.23%		14.23%		-6.23%	

Source: Orlando Regional REALTOR® Association

Composite Housing Affordability Index--2000

Month/Year	Interest Rate	Median Price	Down Payment	Mortgage Amount	Monthly Payment	Income to Qualify	Median Income	Affordability Index*
Jan 2000	8.13%	\$106,694	\$21,339	\$85,355	\$633.76	\$30,420	\$44,347	145.8%
Feb 2000	8.00%	\$104,612	\$20,922	\$83,690	\$614.08	\$29,476	\$44,464	150.8%
Mar 2000	8.25%	\$107,128	\$21,426	\$85,702	\$643.85	\$30,905	\$44,581	144.3%
Apr 2000	8.75%	\$106,324	\$21,265	\$85,059	\$669.16	\$32,120	\$44,698	139.2%
May 2000	8.50%	\$107,181	\$21,436	\$85,745	\$659.30	\$31,647	\$44,815	141.6%
Jun 2000	8.25%	\$107,446	\$21,489	\$85,957	\$645.76	\$30,997	\$44,932	145.0%
Jul 2000	8.25%	\$109,175	\$21,835	\$87,340	\$656.16	\$31,496	\$45,049	143.0%
Aug 2000	8.13%	\$107,268	\$21,454	\$85,814	\$637.17	\$30,584	\$45,166	147.7%
Sep 2000	8.13%	\$108,841	\$21,768	\$87,073	\$646.51	\$31,033	\$45,283	145.9%
Oct 2000	8.00%	\$108,157	\$21,631	\$86,526	\$634.89	\$30,475	\$45,400	149.0%
Nov 2000	7.50%	\$107,731	\$21,546	\$86,185	\$602.62	\$28,926	\$45,517	157.4%
Dec 2000	7.25%	\$107,474	\$21,495	\$85,979	\$586.53	\$28,153	\$45,634	162.1%

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--2000

Month/Year	Interest Rate	Median Price*	Down Payment	Mortgage Amount	Monthly Payment	Income to Qualify	Median Income*	Affordability Index*
Jan 2000	8.13%	\$90,690	\$9,069	\$81,621	\$606.03	\$29,090	\$30,156	103.7%
Feb 2000	8.00%	\$88,920	\$8,892	\$80,028	\$587.22	\$28,186	\$30,236	107.3%
Mar 2000	8.25%	\$91,059	\$9,106	\$81,953	\$615.68	\$29,553	\$30,315	102.6%
Apr 2000	8.75%	\$90,375	\$9,038	\$81,338	\$639.89	\$30,714	\$30,395	99.0%
May 2000	8.50%	\$91,104	\$9,110	\$81,993	\$630.46	\$30,262	\$30,474	100.7%
Jun 2000	8.25%	\$91,329	\$9,133	\$82,196	\$617.51	\$29,641	\$30,554	103.1%
Jul 2000	8.25%	\$92,799	\$9,280	\$83,519	\$627.45	\$30,118	\$30,633	101.7%
Aug 2000	8.13%	\$91,178	\$9,118	\$82,060	\$609.29	\$29,246	\$30,713	105.0%
Sep 2000	8.13%	\$92,515	\$9,251	\$83,263	\$618.23	\$29,675	\$30,792	103.8%
Oct 2000	8.00%	\$91,934	\$9,193	\$82,740	\$607.12	\$29,142	\$30,872	105.9%
Nov 2000	7.50%	\$91,572	\$9,157	\$82,415	\$576.25	\$27,660	\$30,952	111.9%
Dec 2000	7.25%	\$91,353	\$9,135	\$82,218	\$560.87	\$26,922	\$31,031	115.3%

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

*Percentages recommended by the National Association of REALTORS®