

Metropolitan Orlando Housing Trends--2001

Statistics at a Glance

Month/Year	Interest Rate**	2001 Median Price	2000 Median Price	% Month Change	2001 Closed Sales	2000 Closed Sales	2001 New Listings	2000 New Listings	2001 Contracts Written	2000 Contracts Written	Total Pending Contracts
Jan 2001	7.00%	\$125,427	\$106,694	17.56%	1,127	1,059	2,160	2,032	1,582	1,424	2,452
Feb 2001	7.38%	\$129,530	\$104,612	23.82%	1,263	1,395	2,362	2,109	1,790	1,436	3,048
Mar 2001	7.00%	\$120,287	\$107,128	12.28%	1,853	1,707	2,647	2,205	1,839	1,577	3,049
Apr 2001	7.63%	\$123,067	\$106,324	15.75%	1,613	1,567	2,075	2,067	1,892	1,586	3,313
May 2001	7.13%	\$124,270	\$107,181	15.94%	1,894	1,753	2,422	2,361	1,956	1,737	3,427
Jun 2001	7.13%	\$128,475	\$107,446	19.57%	2,035	1,926	2,519	2,468	1,757	1,632	3,161
Jul 2001	6.88%	\$130,088	\$109,175	19.16%	1,919	1,643	2,294	2,290	1,721	1,479	2,927
Aug 2001	6.75%	\$128,346	\$107,268	19.65%	1,831	1,806	2,585	2,584	1,734	1,566	2,832
Sep 2001	6.25%	\$126,911	\$108,841	16.60%	1,541	1,515	2,342	2,584	1,093	1,359	2,375
Oct 2001	7.00%	\$123,368	\$108,157	14.06%	1,516	1,535	2,848	2,359	1,526	1,311	2,417
Nov 2001	7.20%	\$125,846	\$107,731	16.81%	1,420	1,482	2,341	2,107	1,514	1,312	2,522
Dec 2001	7.38%	\$130,822	\$107,474	21.72%	1,568	1,484	1,763	1,543	1,168	955	2,126
Year to Date		\$124,890			19,580	18,872	28,358	26,709	19,572	17,374	
% Change Year to Date						3.75%		6.17%		12.65%	
% Change Current Month			21.72%		5.66%		14.26%		22.30%		

**Interest Rate based on 30 year Fixed Rate Mortgage-no points, no fees.

Source: Orlando Regional REALTOR® Association

Composite Housing Affordability Index--2001

Month/Year	Interest Rate	2001 Median Price	2000 Median Price	% Month Change	Down Payment	Mortgage Amount	Monthly Payment	Income to Qualify	Median Income	Affordability Index*
Jan 2001	7.00%	\$125,427	\$106,694	17.56%	\$25,085	\$100,342	\$667.58	\$32,044	\$45,751	142.8%
Feb 2001	7.38%	\$129,530	\$104,612	23.82%	\$25,906	\$103,624	\$715.71	\$34,354	\$45,868	133.5%
Mar 2001	7.00%	\$120,287	\$107,128	12.28%	\$24,057	\$96,229	\$640.22	\$30,730	\$45,985	149.6%
Apr 2001	7.63%	\$123,067	\$106,324	15.75%	\$24,613	\$98,454	\$696.85	\$33,449	\$46,102	137.8%
May 2001	7.13%	\$124,270	\$107,181	15.94%	\$24,854	\$99,416	\$669.79	\$32,150	\$46,219	143.8%
Jun 2001	7.13%	\$128,475	\$107,446	19.57%	\$25,695	\$102,780	\$692.79	\$33,254	\$46,336	139.3%
Jul 2001	6.88%	\$130,088	\$109,175	19.16%	\$26,018	\$104,070	\$683.67	\$32,816	\$46,453	141.6%
Aug 2001	6.75%	\$128,346	\$107,268	19.65%	\$25,669	\$102,677	\$665.96	\$31,966	\$46,570	145.7%
Sep 2001	6.25%	\$126,911	\$108,841	16.60%	\$25,382	\$101,529	\$625.13	\$30,006	\$46,687	155.6%
Oct 2001	7.00%	\$123,368	\$108,157	14.06%	\$24,674	\$98,695	\$656.62	\$31,518	\$46,804	148.5%
Nov 2001	7.20%	\$125,846	\$107,731	16.81%	\$25,169	\$100,677	\$683.38	\$32,802	\$46,921	143.0%
Dec 2001	7.38%	\$130,822	\$107,474	21.72%	\$26,164	\$104,658	\$723.20	\$34,714	\$47,038	135.5%

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--2001

Month/Year	Interest Rate	2001 Median Price	2000 Median Price	% Month Change	Down Payment	Mortgage Amount	Monthly Payment	Income to Qualify	Median Income	Affordability Index*
Jan 2001	7.00%	\$106,613	\$90,690	17.56%	\$10,661	\$95,952	\$638.37	\$30,642	\$31,111	101.5%
Feb 2001	7.38%	\$110,101	\$88,920	23.82%	\$11,010	\$99,091	\$684.39	\$32,851	\$31,190	94.9%
Mar 2001	7.00%	\$102,244	\$91,059	12.28%	\$10,224	\$92,019	\$612.21	\$29,386	\$31,270	106.4%
Apr 2001	7.63%	\$104,607	\$90,375	15.75%	\$10,461	\$94,146	\$666.36	\$31,985	\$31,349	98.0%
May 2001	7.13%	\$105,630	\$91,104	15.94%	\$10,563	\$95,067	\$640.48	\$30,743	\$31,429	102.2%
Jun 2001	7.13%	\$109,204	\$91,329	19.57%	\$10,920	\$98,283	\$662.48	\$31,799	\$31,508	99.1%
Jul 2001	6.88%	\$110,574	\$92,799	19.16%	\$11,057	\$99,517	\$653.76	\$31,380	\$31,588	100.7%
Aug 2001	6.75%	\$109,094	\$91,178	19.65%	\$10,909	\$98,185	\$636.83	\$30,568	\$31,668	103.6%
Sep 2001	6.25%	\$107,875	\$92,515	16.60%	\$10,787	\$97,087	\$597.78	\$28,694	\$31,747	110.6%
Oct 2001	7.00%	\$104,863	\$91,934	14.06%	\$10,486	\$94,377	\$627.89	\$30,139	\$31,827	105.6%
Nov 2001	7.20%	\$106,969	\$91,572	16.81%	\$10,697	\$96,272	\$653.48	\$31,367	\$31,906	101.7%
Dec 2001	7.38%	\$111,199	\$91,353	21.72%	\$11,120	\$100,079	\$691.56	\$33,195	\$31,986	96.4%

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

*Percentages recommended by the National Association of REALTORS®