Federal Housing Finance Agency
www.FHFA.gov

FHFA House Price Index (HPI)

Miami, FL Overview * 2019 Q3

up **6.9%** over the last four quarters

#13 in U.S. out of top 100 MSAs

* Miami, FL Metro Area defined as Miami-Miami Beach-Kendall, FL (MSAD)

In Miami, FL Metro Area, house prices rose ▲6.9 percent over the past year (2018 Q3 - 2019 Q3) and ▲ 3.3 percent over the third quarter.

Nationally, house prices rose ▲4.9 percent over the past year and ▲1.1 over the third quarter.

View the latest FHFA Quarterly HPI report and data at www.FHFA.gov/HPI

Top 20 and Bottom 20 of Top 100 MSAs in U.S.

Top 20 MSAs: 1 - 10	4Q	1Q
Boise City, ID	11.1%	1.8%
Tucson, AZ	10.3%	5.3%
Urban Honolulu, HI	9.9%	7.6%
Grand Rapids-Kentwood, MI	9.0%	1.9%
Memphis, TN-MS-AR	8.2%	2.8%
Tampa-St. Petersburg-Clearwater, FL	8.1%	2.3%
Gary, IN	7.9%	2.3%
Indianapolis-Carmel-Anderson, IN	7.4%	2.0%
Colorado Springs, CO	7.4%	1.1%
Phoenix-Mesa-Chandler, AZ	7.4%	2.1%

Top 20 MSAs: 11 - 20	4Q	1Q
Columbia, SC	7.3%	2.1%
Salt Lake City, UT	7.1%	1.5%
* Miami-Miami Beach-Kendall, FL (MSAD)	6.9%	3.3%
Charleston-North Charleston, SC	6.8%	1.7%
Raleigh-Cary, NC	6.7%	1.2%
Tacoma-Lakewood, WA (MSAD)	6.7%	2.2%
Milwaukee-Waukesha, WI	6.7%	2.0%
Omaha-Council Bluffs, NE-IA	6.7%	1.9%
Akron, OH	6.5%	1.5%
Kansas City, MO-KS	6.5%	1.3%

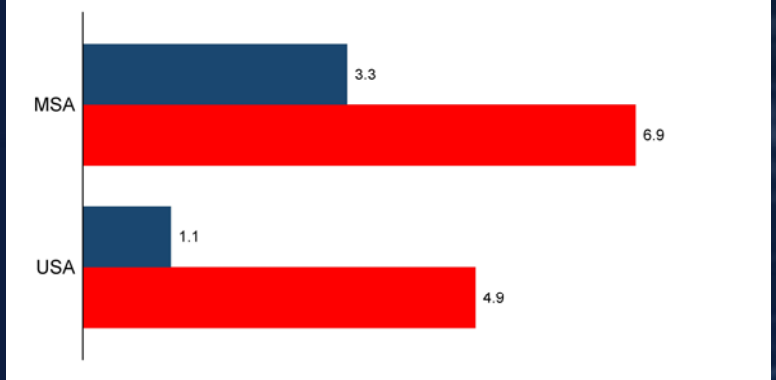
Bottom 20 MSAs: 81 - 90	4Q	1Q
New York-Jersey City-White Plains, NY-NJ (MSAD)	3.0%	0.3%
New Haven-Milford, CT	2.9%	-0.3%
Las Vegas-Henderson-Paradise, NV	2.8%	-0.1%
Riverside-San Bernardino-Ontario, CA	2.8%	0.8%
San Francisco-San Mateo-Redwood City, CA (MSAD)	2.6%	-2.3%
Rochester, NY	2.5%	-0.3%
Nassau County-Suffolk County, NY (MSAD)	2.5%	0.8%
Newark, NJ-PA (MSAD)	2.3%	0.7%
Anaheim-Santa Ana-Irvine, CA (MSAD)	2.2%	0.6%
Bridgeport-Stamford-Norwalk, CT	2.2%	0.1%

Bottom 20 MSAs: 91 - 100	4Q	1Q
Baton Rouge, LA	2.1%	1.2%
Seattle-Bellevue-Kent, WA (MSAD)	1.9%	1.5%
West Palm Beach-Boca Raton-Boynton Beach, FL (MSAD)	1.8%	0.9%
Frederick-Gaithersburg-Rockville, MD (MSAD)	1.7%	1.0%
Chicago-Naperville-Evanston, IL (MSAD)	1.6%	-0.4%
Hartford-East Hartford-Middletown, CT	1.5%	-0.2%
Albany-Schenectady-Troy, NY	1.3%	-0.9%
El Paso, TX	1.0%	-1.1%
San Jose-Sunnyvale-Santa Clara, CA	0.7%	0.2%
Camden, NJ	0.7%	0.1%

4Q = Change in the HPI from 2018 Q3 to 2019 Q3 | 1Q = Change in the HPI from 2019 Q2 to 2019 Q3

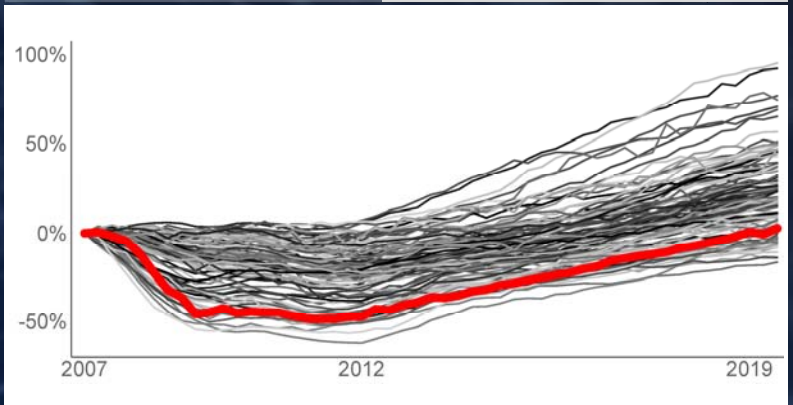
Miami, FL Metro Area's house prices have outperformed the 1Q and 4Q national trends

Comparing Recent House Price Changes to the USA — 1Q Change — 4Q Change



Miami, FL Metro Area has ranked 78 out of top 100 MSAs in cumulative appreciation since the nationwide peak in 2007 Q1

House Price Gains in the Top 100 MSAs — Miami, FL — Other 99 MSAs



FHFA's HPI is the nation's only public, freely available index that measures changes in single-family house prices based on data covering all 50 states and over 400 American cities. Extending back to the mid-1970s, the HPIs are built on tens of millions of home sales and offer insights about house price fluctuations at national, census division, state, metro area, county, ZIP code, and census tract levels.

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