

## 20 Metropolitan Areas with Highest Rates of House Price Appreciation

### Percent Change in House Prices with MSA Rankings

All-transactions FHFA HPI® which includes purchase and refinance mortgages

Period ended 2022Q4

Metropolitan Statistical Area	National Ranking*	1-Yr	Qtr	5-Yr
Ocala, FL	1	24.81%	6.45%	93.87%
North Port-Sarasota-Bradenton, FL	2	23.14%	0.93%	88.94%
West Palm Beach-Boca Raton-Boynton Beach, FL (MSAD)	3	22.85%	1.42%	80.61%
Miami-Miami Beach-Kendall, FL (MSAD)	4	21.62%	2.23%	75.84%
Gainesville, GA	5	21.10%	2.04%	81.47%
Cape Coral-Fort Myers, FL	6	20.91%	-0.47%	83.64%
Knoxville, TN	7	20.90%	2.20%	84.28%
Punta Gorda, FL	8	20.24%	-1.27%	86.94%
Lakeland-Winter Haven, FL	9	20.01%	0.14%	89.61%
Tampa-St. Petersburg-Clearwater, FL	10	19.98%	-0.71%	91.23%
Palm Bay-Melbourne-Titusville, FL	11	19.95%	0.11%	81.97%
Savannah, GA	12	19.86%	1.21%	70.81%
Orlando-Kissimmee-Sanford, FL	13	19.77%	0.53%	74.99%
Fort Lauderdale-Pompano Beach-Sunrise, FL (MSAD)	14	19.73%	-0.45%	73.21%
Missoula, MT	15	19.54%	3.44%	88.12%
Deltona-Daytona Beach-Ormond Beach, FL	16	19.46%	0.22%	84.12%
Bowling Green, KY	17	19.03%	7.27%	55.77%
Wilmington, NC	18	18.70%	-1.23%	72.00%
Charlotte-Concord-Gastonia, NC-SC	19	18.66%	0.48%	78.79%
Naples-Marco Island, FL	20	18.57%	1.55%	78.96%

Note: Purchase-Only indexes, which omit appraisal values, are available for the 100 largest metro areas at <https://www.fhfa.gov/DataTools/Downloads/Pages/House-Price-Index-Datasets.aspx#qpo>.

Note: All-Transactions indexes, which include appraisal values, are available for select metro areas at <https://www.fhfa.gov/DataTools/Downloads/Pages/House-Price-Index-Datasets.aspx#gat>.

For composition of metropolitan statistical areas and divisions see FHFA HPI FAQs #7 and #8 or <https://www.whitehouse.gov/wp-content/uploads/2020/03/Bulletin-20-01.pdf>.

**Source: FHFA**

\*Rankings based on annual percentage change for all MSAs containing at least 15,000 transactions over the last 10 years.

## 20 Metropolitan Areas with Lowest Rates of House Price Appreciation Percent Change in House Prices with MSA Rankings

**All-transactions FHFA HPI®** which includes purchase and refinance mortgages

**Period ended 2022Q4**

Metropolitan Statistical Area	National Ranking*	1-Yr	Qtr	5-Yr
Napa, CA	257	-2.02%	-10.51%	27.23%
Boise City, ID	256	1.06%	-6.44%	96.46%
Oakland-Berkeley-Livermore, CA (MSAD)	255	2.85%	-3.52%	34.46%
Medford, OR	254	3.11%	-3.76%	45.72%
Sacramento-Roseville-Folsom, CA	253	3.17%	-3.63%	45.83%
Modesto, CA	252	3.44%	-2.32%	51.98%
Vallejo, CA	251	3.49%	-2.43%	42.68%
Santa Rosa-Petaluma, CA	250	3.50%	-4.80%	26.56%
Chico, CA	249	3.72%	-0.69%	50.25%
Stockton, CA	248	3.78%	-3.29%	53.22%
Portland-Vancouver-Hillsboro, OR-WA	247	4.64%	-2.87%	43.13%
Redding, CA	246	4.69%	-1.19%	48.68%
Frederick-Gaithersburg-Rockville, MD (MSAD)	245	4.92%	-3.45%	30.08%
Reno, NV	244	5.01%	-1.71%	60.21%
Cedar Rapids, IA	243	5.29%	-4.60%	30.92%
Shreveport-Bossier City, LA	242	5.41%	-3.09%	21.94%
Yuba City, CA	241	5.41%	-2.23%	55.98%
Tacoma-Lakewood, WA (MSAD)	240	5.45%	-3.74%	67.63%
Minneapolis-St. Paul-Bloomington, MN-WI	239	6.08%	-1.83%	41.05%
Washington-Arlington-Alexandria, DC-VA-MD-WV (MSAD)	238	6.16%	-1.34%	35.79%

Note: Purchase-Only indexes, which omit appraisal values, are available for the 100 largest metro areas at <https://www.fhfa.gov/DataTools/Downloads/Pages/House-Price-Index-Datasets.aspx#qpo>.

Note: All-Transactions indexes, which include appraisal values, are available for select metro areas at <https://www.fhfa.gov/DataTools/Downloads/Pages/House-Price-Index-Datasets.aspx#gat>.

For composition of metropolitan statistical areas and divisions see FHFA HPI FAQs #7 and #8 or <https://www.whitehouse.gov/wp-content/uploads/2020/03/Bulletin-20-01.pdf>.

**Source: FHFA**

\*Rankings based on annual percentage change for all MSAs containing at least 15,000 transactions over the last 10 years.

## Rankings by Metropolitan Areas

### Percent Change in House Prices with MSA Rankings All-transactions FHFA HPI® which includes purchase and refinance mortgages

Period ended 2022Q4

Metropolitan Statistical Area	National Ranking*	1-Yr	Qtr	5-Yr
Akron, OH	149	10.67%	-1.03%	48.92%
Albany-Lebanon, OR	196	8.72%	-1.08%	68.21%
Albany-Schenectady-Troy, NY	155	10.41%	-0.21%	39.20%
Albuquerque, NM	67	14.03%	0.95%	58.77%
Allentown-Bethlehem-Easton, PA-NJ	104	12.09%	-0.97%	52.30%
Amarillo, TX	160	10.31%	0.34%	42.94%
Ames, IA	166	10.13%	-1.09%	36.06%
Anaheim-Santa Ana-Irvine, CA (MSAD)	139	10.94%	-1.90%	42.76%
Anchorage, AK	215	7.99%	-0.36%	27.30%
Ann Arbor, MI	210	8.26%	-4.46%	40.08%
Appleton, WI	47	15.48%	3.53%	55.86%
Asheville, NC	31	17.28%	1.29%	69.91%
Athens-Clarke County, GA	33	16.98%	0.64%	76.16%
Atlanta-Sandy Springs-Alpharetta, GA	40	16.14%	-0.35%	73.42%
Atlantic City-Hammonton, NJ	36	16.77%	2.33%	71.06%
Augusta-Richmond County, GA-SC	55	15.05%	0.33%	63.73%
Austin-Round Rock-Georgetown, TX	222	7.56%	-5.35%	75.92%
Bakersfield, CA	173	9.94%	-2.04%	56.17%
Baltimore-Columbia-Towson, MD	199	8.63%	0.91%	34.77%
Barnstable Town, MA	71	13.87%	-0.25%	62.16%
Baton Rouge, LA	138	10.95%	1.96%	31.15%
Beaumont-Port Arthur, TX	169	10.01%	1.82%	43.97%
Bellingham, WA	233	6.42%	-4.17%	62.94%
Bend, OR	221	7.57%	-2.56%	72.76%
Billings, MT	54	15.09%	0.45%	58.71%
Birmingham-Hoover, AL	123	11.46%	-1.14%	52.39%
Bismarck, ND	237	6.16%	0.23%	24.91%
Bloomington, IL	66	14.20%	0.38%	36.54%
Bloomington, IN	89	12.61%	-1.49%	58.23%
Boise City, ID	256	1.06%	-6.44%	96.46%
Boston, MA (MSAD)	195	8.90%	-1.14%	44.63%

\*Rankings based on annual percentage change for all MSAs containing at least 15,000 transactions over the last 10 years.

## Rankings by Metropolitan Areas

### Percent Change in House Prices with MSA Rankings All-transactions FHFA HPI® which includes purchase and refinance mortgages

Period ended 2022Q4

Metropolitan Statistical Area	National Ranking*	1-Yr	Qtr	5-Yr
Boulder, CO	150	10.66%	-1.97%	47.80%
Bowling Green, KY	17	19.03%	7.27%	55.77%
Bremerton-Silverdale-Port Orchard, WA	230	6.64%	-3.27%	64.16%
Bridgeport-Stamford-Norwalk, CT	145	10.81%	-0.74%	41.62%
Buffalo-Cheektowaga, NY	135	11.02%	-2.11%	56.49%
Burlington-South Burlington, VT	77	13.31%	-1.14%	51.05%
Cambridge-Newton-Framingham, MA (MSAD)	213	8.13%	-2.22%	42.76%
Camden, NJ (MSAD)	46	15.49%	1.01%	57.33%
Canton-Massillon, OH	164	10.24%	-0.25%	49.78%
Cape Coral-Fort Myers, FL	6	20.91%	-0.47%	83.64%
Cedar Rapids, IA	243	5.29%	-4.60%	30.92%
Champaign-Urbana, IL	182	9.62%	-2.77%	34.30%
Charleston-North Charleston, SC	29	17.51%	-0.34%	66.55%
Charlotte-Concord-Gastonia, NC-SC	19	18.66%	0.48%	78.79%
Charlottesville, VA	63	14.41%	0.72%	45.32%
Chattanooga, TN-GA	44	15.76%	0.00%	70.71%
Cheyenne, WY	87	12.67%	2.83%	58.98%
Chicago-Naperville-Evanston, IL (MSAD)	205	8.51%	-1.87%	31.58%
Chico, CA	249	3.72%	-0.69%	50.25%
Cincinnati, OH-KY-IN	96	12.38%	-0.52%	55.38%
Cleveland-Elyria, OH	189	9.23%	-1.76%	49.31%
Coeur d'Alene, ID	175	9.84%	-1.15%	104.63%
Colorado Springs, CO	231	6.63%	-3.83%	67.59%
Columbia, MO	148	10.69%	1.10%	48.19%
Columbia, SC	23	18.32%	1.44%	59.58%
Columbus, OH	94	12.41%	-1.27%	59.08%
Dallas-Plano-Irving, TX (MSAD)	43	15.77%	-1.44%	61.60%
Davenport-Moline-Rock Island, IA-IL	220	7.71%	0.26%	30.21%
Dayton-Kettering, OH	95	12.41%	1.79%	57.82%
Deltona-Daytona Beach-Ormond Beach, FL	16	19.46%	0.22%	84.12%
Denver-Aurora-Lakewood, CO	216	7.97%	-2.40%	52.15%

\*Rankings based on annual percentage change for all MSAs containing at least 15,000 transactions over the last 10 years.

## Rankings by Metropolitan Areas

### Percent Change in House Prices with MSA Rankings All-transactions FHFA HPI® which includes purchase and refinance mortgages

Period ended 2022Q4

Metropolitan Statistical Area	National Ranking*	1-Yr	Qtr	5-Yr
Des Moines-West Des Moines, IA	108	12.00%	0.29%	40.34%
Detroit-Dearborn-Livonia, MI (MSAD)	219	7.74%	-2.36%	46.35%
Duluth, MN-WI	103	12.16%	1.01%	49.39%
Durham-Chapel Hill, NC	45	15.69%	-3.85%	66.89%
Eau Claire, WI	110	11.92%	-2.20%	55.98%
El Paso, TX	21	18.42%	2.05%	54.29%
Elgin, IL (MSAD)	120	11.55%	0.28%	40.40%
Elkhart-Goshen, IN	59	14.63%	0.92%	58.47%
Eugene-Springfield, OR	201	8.60%	-1.23%	63.82%
Evansville, IN-KY	156	10.40%	0.06%	47.13%
Fargo, ND-MN	133	11.14%	0.78%	32.39%
Fayetteville-Springdale-Rogers, AR	42	15.83%	-1.36%	71.81%
Flagstaff, AZ	115	11.73%	-0.60%	72.27%
Flint, MI	211	8.23%	-0.82%	50.68%
Fond du Lac, WI	128	11.27%	-4.45%	47.24%
Fort Collins, CO	141	10.88%	-2.34%	51.04%
Fort Lauderdale-Pompano Beach-Sunrise, FL (MSAD)	14	19.73%	-0.45%	73.21%
Fort Wayne, IN	68	14.01%	1.56%	67.52%
Fort Worth-Arlington-Grapevine, TX (MSAD)	53	15.09%	-1.47%	66.00%
Frederick-Gaithersburg-Rockville, MD (MSAD)	245	4.92%	-3.45%	30.08%
Fresno, CA	186	9.43%	-1.74%	56.36%
Gainesville, GA	5	21.10%	2.04%	81.47%
Gary, IN (MSAD)	176	9.79%	-0.66%	53.39%
Grand Junction, CO	209	8.34%	-0.79%	63.76%
Grand Rapids-Kentwood, MI	116	11.72%	-1.00%	62.74%
Greeley, CO	207	8.34%	-3.14%	53.74%
Green Bay, WI	25	17.89%	3.83%	59.68%
Greensboro-High Point, NC	26	17.71%	0.70%	64.65%
Greenville-Anderson, SC	28	17.52%	0.83%	68.13%
Gulfport-Biloxi, MS	60	14.53%	2.32%	54.51%
Hagerstown-Martinsburg, MD-WV	229	6.73%	-3.70%	43.50%

\*Rankings based on annual percentage change for all MSAs containing at least 15,000 transactions over the last 10 years.

## Rankings by Metropolitan Areas

### Percent Change in House Prices with MSA Rankings All-transactions FHFA HPI® which includes purchase and refinance mortgages

Period ended 2022Q4

Metropolitan Statistical Area	National Ranking*	1-Yr	Qtr	5-Yr
Harrisburg-Carlisle, PA	90	12.59%	1.49%	45.68%
Hartford-East Hartford-Middletown, CT	168	10.04%	-1.40%	39.51%
Hickory-Lenoir-Morganton, NC	24	18.08%	0.83%	74.01%
Houston-The Woodlands-Sugar Land, TX	81	13.01%	0.53%	46.44%
Huntsville, AL	109	11.99%	-1.12%	73.58%
Idaho Falls, ID	227	6.89%	-4.18%	99.39%
Indianapolis-Carmel-Anderson, IN	99	12.29%	-1.53%	62.22%
Iowa City, IA	152	10.61%	3.11%	32.66%
Jackson, MI	137	10.97%	-1.98%	48.82%
Jackson, MS	106	12.01%	4.58%	40.75%
Jacksonville, FL	35	16.79%	-1.80%	76.35%
Janesville-Beloit, WI	41	15.93%	2.09%	62.67%
Jefferson City, MO	85	12.70%	3.15%	51.33%
Kalamazoo-Portage, MI	124	11.46%	-0.57%	54.78%
Kansas City, MO-KS	102	12.17%	-0.13%	58.36%
Kennewick-Richland, WA	129	11.27%	-1.23%	72.69%
Knoxville, TN	7	20.90%	2.20%	84.28%
La Crosse-Onalaska, WI-MN	178	9.75%	-0.98%	43.27%
Lafayette, LA	179	9.72%	-0.60%	25.29%
Lafayette-West Lafayette, IN	172	9.97%	0.03%	55.20%
Lake County-Kenosha County, IL-WI (MSAD)	191	9.05%	-3.02%	33.61%
Lake Havasu City-Kingman, AZ	162	10.26%	-2.50%	84.96%
Lakeland-Winter Haven, FL	9	20.01%	0.14%	89.61%
Lancaster, PA	49	15.31%	3.65%	56.89%
Lansing-East Lansing, MI	198	8.70%	-1.65%	47.74%
Las Vegas-Henderson-Paradise, NV	157	10.38%	-3.37%	70.88%
Lawrence, KS	130	11.23%	0.24%	49.27%
Lexington-Fayette, KY	72	13.70%	0.70%	53.18%
Lincoln, NE	107	12.01%	0.03%	49.08%
Little Rock-North Little Rock-Conway, AR	119	11.60%	0.21%	41.20%
Logan, UT-ID	70	13.90%	-1.12%	91.72%

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## Rankings by Metropolitan Areas

### Percent Change in House Prices with MSA Rankings All-transactions FHFA HPI® which includes purchase and refinance mortgages

Period ended 2022Q4

Metropolitan Statistical Area	National Ranking*	1-Yr	Qtr	5-Yr
Longview, WA	125	11.37%	1.59%	80.61%
Los Angeles-Long Beach-Glendale, CA (MSAD)	200	8.62%	-1.90%	46.01%
Louisville/Jefferson County, KY-IN	147	10.70%	1.02%	47.56%
Lubbock, TX	111	11.92%	-0.64%	45.61%
Lynchburg, VA	48	15.32%	3.27%	54.65%
Madera, CA	192	8.97%	-4.51%	60.24%
Madison, WI	121	11.52%	-1.67%	45.50%
Manchester-Nashua, NH	126	11.34%	-0.32%	59.79%
Mankato, MN	69	13.95%	1.08%	43.12%
Medford, OR	254	3.11%	-3.76%	45.72%
Memphis, TN-MS-AR	52	15.21%	2.39%	64.70%
Merced, CA	228	6.74%	-2.46%	56.38%
Miami-Miami Beach-Kendall, FL (MSAD)	4	21.62%	2.23%	75.84%
Milwaukee-Waukesha, WI	134	11.11%	-1.54%	45.94%
Minneapolis-St. Paul-Bloomington, MN-WI	239	6.08%	-1.83%	41.05%
Missoula, MT	15	19.54%	3.44%	88.12%
Mobile, AL	183	9.56%	-0.83%	54.53%
Modesto, CA	252	3.44%	-2.32%	51.98%
Monroe, MI	159	10.34%	2.13%	47.41%
Montgomery County-Bucks County-Chester County, PA (MSAD)	143	10.83%	-0.15%	44.52%
Montgomery, AL	51	15.24%	2.40%	44.17%
Mount Vernon-Anacortes, WA	188	9.26%	-1.43%	67.03%
Muskegon, MI	75	13.34%	1.32%	72.66%
Myrtle Beach-Conway-North Myrtle Beach, SC-NC	22	18.34%	-1.41%	75.70%
Napa, CA	257	-2.02%	-10.51%	27.23%
Naples-Marco Island, FL	20	18.57%	1.55%	78.96%
Nashville-Davidson--Murfreesboro--Franklin, TN	34	16.93%	-1.19%	75.36%
Nassau County-Suffolk County, NY (MSAD)	174	9.94%	-0.30%	45.02%
New Brunswick-Lakewood, NJ (MSAD)	80	13.11%	-0.06%	51.29%
New Haven-Milford, CT	113	11.80%	0.91%	48.13%
New Orleans-Metairie, LA	202	8.58%	0.06%	36.51%

\*Rankings based on annual percentage change for all MSAs containing at least 15,000 transactions over the last 10 years.

## Rankings by Metropolitan Areas

### Percent Change in House Prices with MSA Rankings All-transactions FHFA HPI® which includes purchase and refinance mortgages

Period ended 2022Q4

Metropolitan Statistical Area	National Ranking*	1-Yr	Qtr	5-Yr
New York-Jersey City-White Plains, NY-NJ (MSAD)	212	8.22%	-0.09%	34.61%
Newark, NJ-PA (MSAD)	171	10.00%	-0.85%	40.07%
Niles, MI	127	11.33%	-2.59%	51.59%
North Port-Sarasota-Bradenton, FL	2	23.14%	0.93%	88.94%
Norwich-New London, CT	76	13.34%	1.37%	50.28%
Oakland-Berkeley-Livermore, CA (MSAD)	255	2.85%	-3.52%	34.46%
Ocala, FL	1	24.81%	6.45%	93.87%
Ogden-Clearfield, UT	214	8.01%	-3.29%	79.91%
Oklahoma City, OK	97	12.37%	0.36%	49.27%
Olympia-Lacey-Tumwater, WA	218	7.86%	-3.30%	68.19%
Omaha-Council Bluffs, NE-IA	161	10.26%	-0.79%	51.61%
Orlando-Kissimmee-Sanford, FL	13	19.77%	0.53%	74.99%
Oshkosh-Neenah, WI	146	10.80%	-1.09%	51.15%
Oxnard-Thousand Oaks-Ventura, CA	235	6.24%	-3.49%	39.30%
Palm Bay-Melbourne-Titusville, FL	11	19.95%	0.11%	81.97%
Pensacola-Ferry Pass-Brent, FL	65	14.27%	-1.16%	77.41%
Peoria, IL	136	10.97%	2.79%	30.28%
Philadelphia, PA (MSAD)	187	9.33%	1.72%	47.34%
Phoenix-Mesa-Chandler, AZ	144	10.82%	-4.25%	83.46%
Pittsburgh, PA	224	7.43%	-1.54%	42.48%
Port St. Lucie, FL	32	17.12%	-2.28%	79.83%
Portland-South Portland, ME	84	12.78%	-0.70%	64.77%
Portland-Vancouver-Hillsboro, OR-WA	247	4.64%	-2.87%	43.13%
Poughkeepsie-Newburgh-Middletown, NY	132	11.17%	-1.83%	57.89%
Prescott Valley-Prescott, AZ	193	8.97%	-3.50%	71.59%
Providence-Warwick, RI-MA	153	10.49%	-0.93%	54.47%
Provo-Orem, UT	206	8.39%	-3.27%	75.92%
Pueblo, CO	112	11.83%	0.49%	83.52%
Punta Gorda, FL	8	20.24%	-1.27%	86.94%
Racine, WI	165	10.18%	0.28%	51.98%
Raleigh-Cary, NC	57	14.97%	-2.71%	69.49%

\*Rankings based on annual percentage change for all MSAs containing at least 15,000 transactions over the last 10 years.



## Rankings by Metropolitan Areas

### Percent Change in House Prices with MSA Rankings All-transactions FHFA HPI® which includes purchase and refinance mortgages

Period ended 2022Q4

Metropolitan Statistical Area	National Ranking*	1-Yr	Qtr	5-Yr
Reading, PA	83	12.82%	0.60%	53.03%
Redding, CA	246	4.69%	-1.19%	48.68%
Reno, NV	244	5.01%	-1.71%	60.21%
Richmond, VA	79	13.11%	-0.25%	53.64%
Riverside-San Bernardino-Ontario, CA	140	10.90%	-1.53%	62.08%
Roanoke, VA	64	14.32%	-0.02%	51.06%
Rochester, MN	234	6.25%	-3.55%	42.75%
Rochester, NY	105	12.08%	-0.75%	51.58%
Rockford, IL	225	7.43%	-2.11%	46.30%
Rockingham County-Strafford County, NH (MSAD)	78	13.29%	0.16%	61.29%
Sacramento-Roseville-Folsom, CA	253	3.17%	-3.63%	45.83%
Salem, OR	204	8.51%	-1.19%	62.82%
Salinas, CA	226	7.36%	-3.35%	49.50%
Salisbury, MD-DE	98	12.30%	-0.96%	53.81%
Salt Lake City, UT	197	8.70%	-2.92%	74.37%
San Antonio-New Braunfels, TX	50	15.26%	0.79%	62.24%
San Diego-Chula Vista-Carlsbad, CA	181	9.62%	-2.11%	51.34%
San Francisco-San Mateo-Redwood City, CA (MSAD)	177	9.77%	3.28%	19.08%
San Jose-Sunnyvale-Santa Clara, CA	101	12.23%	1.47%	31.21%
San Luis Obispo-Paso Robles, CA	154	10.45%	0.30%	44.91%
San Rafael, CA (MSAD)	114	11.73%	-1.83%	28.46%
Santa Cruz-Watsonville, CA	38	16.57%	9.74%	48.67%
Santa Maria-Santa Barbara, CA	62	14.48%	2.63%	49.51%
Santa Rosa-Petaluma, CA	250	3.50%	-4.80%	26.56%
Savannah, GA	12	19.86%	1.21%	70.81%
Scranton--Wilkes-Barre, PA	56	14.98%	1.50%	55.45%
Seattle-Bellevue-Kent, WA (MSAD)	236	6.22%	-3.59%	48.84%
Sheboygan, WI	100	12.27%	-0.09%	52.46%
Shreveport-Bossier City, LA	242	5.41%	-3.09%	21.94%
Sioux City, IA-NE-SD	91	12.56%	-1.87%	49.53%
Sioux Falls, SD	92	12.49%	-1.19%	55.68%

\*Rankings based on annual percentage change for all MSAs containing at least 15,000 transactions over the last 10 years.

## Rankings by Metropolitan Areas

### Percent Change in House Prices with MSA Rankings All-transactions FHFA HPI® which includes purchase and refinance mortgages

Period ended 2022Q4

Metropolitan Statistical Area	National Ranking*	1-Yr	Qtr	5-Yr
South Bend-Mishawaka, IN-MI	118	11.61%	-1.82%	60.63%
Spartanburg, SC	30	17.46%	1.97%	72.80%
Spokane-Spokane Valley, WA	194	8.95%	-2.28%	91.26%
Springfield, IL	158	10.38%	-0.15%	29.10%
Springfield, MA	203	8.53%	-2.01%	47.65%
Springfield, MO	74	13.41%	-2.47%	64.71%
St. Cloud, MN	232	6.44%	-3.02%	41.94%
St. George, UT	208	8.34%	-4.71%	82.62%
St. Louis, MO-IL	190	9.10%	-0.80%	40.60%
Stockton, CA	248	3.78%	-3.29%	53.22%
Syracuse, NY	82	12.88%	2.56%	53.15%
Tacoma-Lakewood, WA (MSAD)	240	5.45%	-3.74%	67.63%
Tallahassee, FL	117	11.61%	-0.57%	54.23%
Tampa-St. Petersburg-Clearwater, FL	10	19.98%	-0.71%	91.23%
The Villages, FL	39	16.45%	-0.83%	67.70%
Toledo, OH	185	9.46%	-1.60%	45.42%
Topeka, KS	170	10.00%	-1.50%	48.81%
Trenton-Princeton, NJ	61	14.53%	0.60%	49.47%
Tucson, AZ	73	13.68%	-1.74%	74.77%
Tulsa, OK	58	14.66%	0.72%	52.24%
Urban Honolulu, HI	122	11.52%	-5.39%	33.52%
Vallejo, CA	251	3.49%	-2.43%	42.68%
Virginia Beach-Norfolk-Newport News, VA-NC	131	11.17%	0.74%	43.79%
Visalia, CA	142	10.87%	-1.80%	56.28%
Waco, TX	27	17.68%	1.85%	73.97%
Warren-Troy-Farmington Hills, MI (MSAD)	223	7.45%	-1.66%	43.46%
Washington-Arlington-Alexandria, DC-VA-MD-WV (MSAD)	238	6.16%	-1.34%	35.79%
Waterloo-Cedar Falls, IA	163	10.25%	-2.84%	28.85%
Wausau-Weston, WI	88	12.62%	0.47%	49.80%
Wenatchee, WA	180	9.66%	-0.35%	64.42%
West Palm Beach-Boca Raton-Boynton Beach, FL (MSAD)	3	22.85%	1.42%	80.61%

\*Rankings based on annual percentage change for all MSAs containing at least 15,000 transactions over the last 10 years.

## Rankings by Metropolitan Areas

### Percent Change in House Prices with MSA Rankings All-transactions FHFA HPI® which includes purchase and refinance mortgages

Period ended 2022Q4

Metropolitan Statistical Area	National Ranking*	1-Yr	Qtr	5-Yr
Wichita, KS	151	10.63%	-1.84%	47.98%
Wilmington, DE-MD-NJ (MSAD)	167	10.07%	1.33%	45.37%
Wilmington, NC	18	18.70%	-1.23%	72.00%
Winston-Salem, NC	37	16.66%	0.94%	66.13%
Worcester, MA-CT	184	9.48%	-1.36%	52.35%
Yakima, WA	217	7.88%	0.67%	65.74%
York-Hanover, PA	86	12.69%	0.38%	46.87%
Youngstown-Warren-Boardman, OH-PA	93	12.42%	0.52%	50.43%
Yuba City, CA	241	5.41%	-2.23%	55.98%

Note: Purchase-only indexes, which omit appraisal values, are available for select metro areas at <https://www.fhfa.gov/DataTools/Downloads/Pages/House-Price-Index-Datasets.aspx#qpo>.

Note: All-Transactions indexes, which include appraisal values, are available for select metro areas at <https://www.fhfa.gov/DataTools/Downloads/Pages/House-Price-Index-Datasets.aspx#qat>.

For composition of metropolitan statistical areas and divisions see FHFA HPI FAQs #7 and #8 or <https://www.whitehouse.gov/wp-content/uploads/2020/03/Bulletin-20-01.pdf>.

Source: FHFA

\*Rankings based on annual percentage change for all MSAs containing at least 15,000 transactions over the last 10 years.

**Unranked Metropolitan Areas**  
**Percent Change in House Prices for MSAs and**  
**Divisions Not Ranked in Previous Tables**

All-transactions FHFA HPI® which includes purchase and refinance mortgages

**Period ended 2022Q4**

Metropolitan Statistical Area	1-Yr	5-Yr
Abilene, TX	7.07%	47.77%
Albany, GA	10.18%	45.22%
Alexandria, LA	3.15%	19.18%
Altoona, PA	13.94%	38.86%
Anniston-Oxford, AL	14.43%	52.47%
Auburn-Opelika, AL	13.08%	53.23%
Bangor, ME	14.31%	60.81%
Battle Creek, MI	8.29%	57.16%
Bay City, MI	9.44%	54.38%
Beckley, WV	3.38%	25.69%
Binghamton, NY	8.92%	41.77%
Blacksburg-Christiansburg, VA	7.92%	42.52%
Bloomsburg-Berwick, PA	5.78%	37.89%
Brownsville-Harlingen, TX	10.03%	50.14%
Brunswick, GA	13.81%	58.89%
Burlington, NC	21.91%	76.08%
California-Lexington Park, MD	7.14%	32.32%
Cape Girardeau, MO-IL	12.05%	40.89%
Carbondale-Marion, IL	7.30%	30.92%
Carson City, NV	7.76%	64.61%
Casper, WY	10.92%	36.30%
Chambersburg-Waynesboro, PA	15.26%	48.19%
Charleston, WV	8.38%	27.41%
Clarksville, TN-KY	16.85%	77.79%
Cleveland, TN	15.38%	68.18%
College Station-Bryan, TX	13.34%	49.51%
Columbus, GA-AL	7.34%	47.33%
Columbus, IN	12.49%	51.05%
Corpus Christi, TX	13.46%	52.65%
Corvallis, OR	10.29%	54.46%

**Unranked Metropolitan Areas**  
**Percent Change in House Prices for MSAs and**  
**Divisions Not Ranked in Previous Tables**

All-transactions FHFA HPI® which includes purchase and refinance mortgages

**Period ended 2022Q4**

Metropolitan Statistical Area	1-Yr	5-Yr
Crestview-Fort Walton Beach-Destin, FL	14.04%	80.33%
Cumberland, MD-WV	17.95%	39.56%
Dalton, GA	13.43%	63.43%
Danville, IL	3.33%	33.72%
Daphne-Fairhope-Foley, AL	15.03%	67.26%
Decatur, AL	17.18%	69.99%
Decatur, IL	8.93%	27.66%
Dothan, AL	8.69%	36.89%
Dover, DE	12.44%	52.39%
Dubuque, IA	11.68%	36.89%
East Stroudsburg, PA	10.18%	66.93%
El Centro, CA	9.10%	51.88%
Elizabethtown-Fort Knox, KY	9.54%	51.49%
Elmira, NY	15.36%	38.63%
Enid, OK	1.16%	21.98%
Erie, PA	6.69%	41.34%
Fairbanks, AK	1.58%	27.04%
Farmington, NM	15.14%	42.48%
Fayetteville, NC	17.36%	63.77%
Florence, SC	10.47%	44.88%
Florence-Muscle Shoals, AL	13.73%	50.59%
Fort Smith, AR-OK	13.51%	49.51%
Gadsden, AL	13.96%	48.30%
Gainesville, FL	14.41%	68.11%
Gettysburg, PA	10.53%	41.77%
Glens Falls, NY	10.18%	44.47%
Goldsboro, NC	12.66%	54.40%
Grand Forks, ND-MN	11.05%	29.67%
Grand Island, NE	19.23%	58.61%
Grants Pass, OR	4.99%	52.72%

**Unranked Metropolitan Areas**  
**Percent Change in House Prices for MSAs and**  
**Divisions Not Ranked in Previous Tables**

All-transactions FHFA HPI® which includes purchase and refinance mortgages

**Period ended 2022Q4**

Metropolitan Statistical Area	1-Yr	5-Yr
Great Falls, MT	17.72%	58.57%
Greenville, NC	19.32%	59.85%
Hammond, LA	11.20%	35.38%
Hanford-Corcoran, CA	13.75%	60.28%
Harrisonburg, VA	18.58%	51.88%
Hattiesburg, MS	13.32%	42.24%
Hilton Head Island-Bluffton, SC	17.65%	71.38%
Hinesville, GA	9.30%	60.75%
Homosassa Springs, FL	22.94%	99.92%
Hot Springs, AR	20.27%	71.54%
Houma-Thibodaux, LA	10.52%	24.67%
Huntington-Ashland, WV-KY-OH	10.05%	33.45%
Ithaca, NY	13.04%	33.48%
Jackson, TN	19.04%	75.97%
Jacksonville, NC	15.05%	70.79%
Johnson City, TN	19.41%	65.77%
Johnstown, PA	10.97%	31.74%
Jonesboro, AR	14.05%	43.98%
Joplin, MO	14.83%	58.89%
Kahului-Wailuku-Lahaina, HI	18.79%	63.06%
Kankakee, IL	8.66%	42.89%
Killeen-Temple, TX	14.52%	78.89%
Kingsport-Bristol, TN-VA	18.69%	63.52%
Kingston, NY	14.26%	74.48%
Kokomo, IN	9.35%	48.68%
Lake Charles, LA	8.00%	25.29%
Laredo, TX	16.89%	48.11%
Las Cruces, NM	16.82%	59.04%
Lawton, OK	9.27%	24.30%
Lebanon, PA	10.54%	49.79%

**Unranked Metropolitan Areas**  
**Percent Change in House Prices for MSAs and**  
**Divisions Not Ranked in Previous Tables**

All-transactions FHFA HPI® which includes purchase and refinance mortgages

**Period ended 2022Q4**

Metropolitan Statistical Area	1-Yr	5-Yr
Lewiston, ID-WA	15.69%	76.58%
Lewiston-Auburn, ME	14.39%	70.81%
Lima, OH	7.66%	49.27%
Longview, TX	15.86%	56.92%
Macon-Bibb County, GA	14.87%	52.72%
Manhattan, KS	11.19%	32.08%
Mansfield, OH	6.55%	53.32%
McAllen-Edinburg-Mission, TX	17.35%	56.58%
Michigan City-La Porte, IN	13.44%	57.89%
Midland, MI	11.86%	49.09%
Midland, TX	3.31%	29.34%
Monroe, LA	8.56%	24.10%
Morgantown, WV	19.23%	41.83%
Morristown, TN	19.13%	79.15%
Muncie, IN	11.75%	57.13%
New Bern, NC	13.18%	58.25%
Ocean City, NJ	15.14%	74.08%
Odessa, TX	2.88%	31.86%
Owensboro, KY	8.48%	41.49%
Panama City, FL	16.53%	80.10%
Parkersburg-Vienna, WV	15.71%	48.03%
Pine Bluff, AR	19.49%	45.03%
Pittsfield, MA	16.55%	59.89%
Pocatello, ID	15.54%	107.88%
Rapid City, SD	15.49%	66.94%
Rocky Mount, NC	21.35%	67.03%
Rome, GA	19.81%	75.33%
Saginaw, MI	8.69%	53.30%
San Angelo, TX	11.51%	51.04%
Santa Fe, NM	12.80%	64.05%

**Unranked Metropolitan Areas**  
**Percent Change in House Prices for MSAs and**  
**Divisions Not Ranked in Previous Tables**

All-transactions FHFA HPI® which includes purchase and refinance mortgages

**Period ended 2022Q4**

Metropolitan Statistical Area	1-Yr	5-Yr
Sebastian-Vero Beach, FL	23.35%	84.26%
Sebring-Avon Park, FL	19.08%	84.86%
Sherman-Denison, TX	24.92%	86.71%
Sierra Vista-Douglas, AZ	13.81%	74.24%
Springfield, OH	15.60%	63.45%
St. Joseph, MO-KS	11.42%	52.18%
State College, PA	9.27%	39.46%
Staunton, VA	12.32%	50.49%
Sumter, SC	10.03%	49.67%
Terre Haute, IN	13.89%	51.35%
Texarkana, TX-AR	17.64%	57.82%
Tuscaloosa, AL	10.58%	41.86%
Twin Falls, ID	13.71%	104.06%
Tyler, TX	15.75%	61.77%
Utica-Rome, NY	11.96%	56.25%
Valdosta, GA	19.61%	60.06%
Victoria, TX	11.47%	42.24%
Vineland-Bridgeton, NJ	10.95%	52.13%
Walla Walla, WA	12.32%	75.32%
Warner Robins, GA	18.65%	62.21%
Watertown-Fort Drum, NY	9.27%	35.66%
Weirton-Steubenville, WV-OH	12.74%	55.66%
Wheeling, WV-OH	9.48%	34.66%
Wichita Falls, TX	15.22%	62.16%
Williamsport, PA	9.90%	40.66%
Winchester, VA-WV	9.82%	48.22%



**Unranked Metropolitan Areas**  
**Percent Change in House Prices for MSAs and**  
**Divisions Not Ranked in Previous Tables**  
All-transactions FHFA HPI® which includes purchase and refinance mortgages

**Period ended 2022Q4**

Metropolitan Statistical Area	1-Yr	5-Yr
Yuma, AZ	16.00%	73.07%

Note: Purchase-only indexes, which omit appraisal values, are available for select metro areas at <https://www.fhfa.gov/DataTools/Downloads/Pages/House-Price-Index-Datasets.aspx#gpo>.

Note: All-Transactions indexes, which include appraisal values, are available for select metro areas at <https://www.fhfa.gov/DataTools/Downloads/Pages/House-Price-Index-Datasets.aspx#gat>.

For composition of metropolitan statistical areas and divisions see FHFA HPI FAQs #7 and #8 or <https://www.whitehouse.gov/wp-content/uploads/2020/03/Bulletin-20-01.pdf>.

**Source: FHFA**