

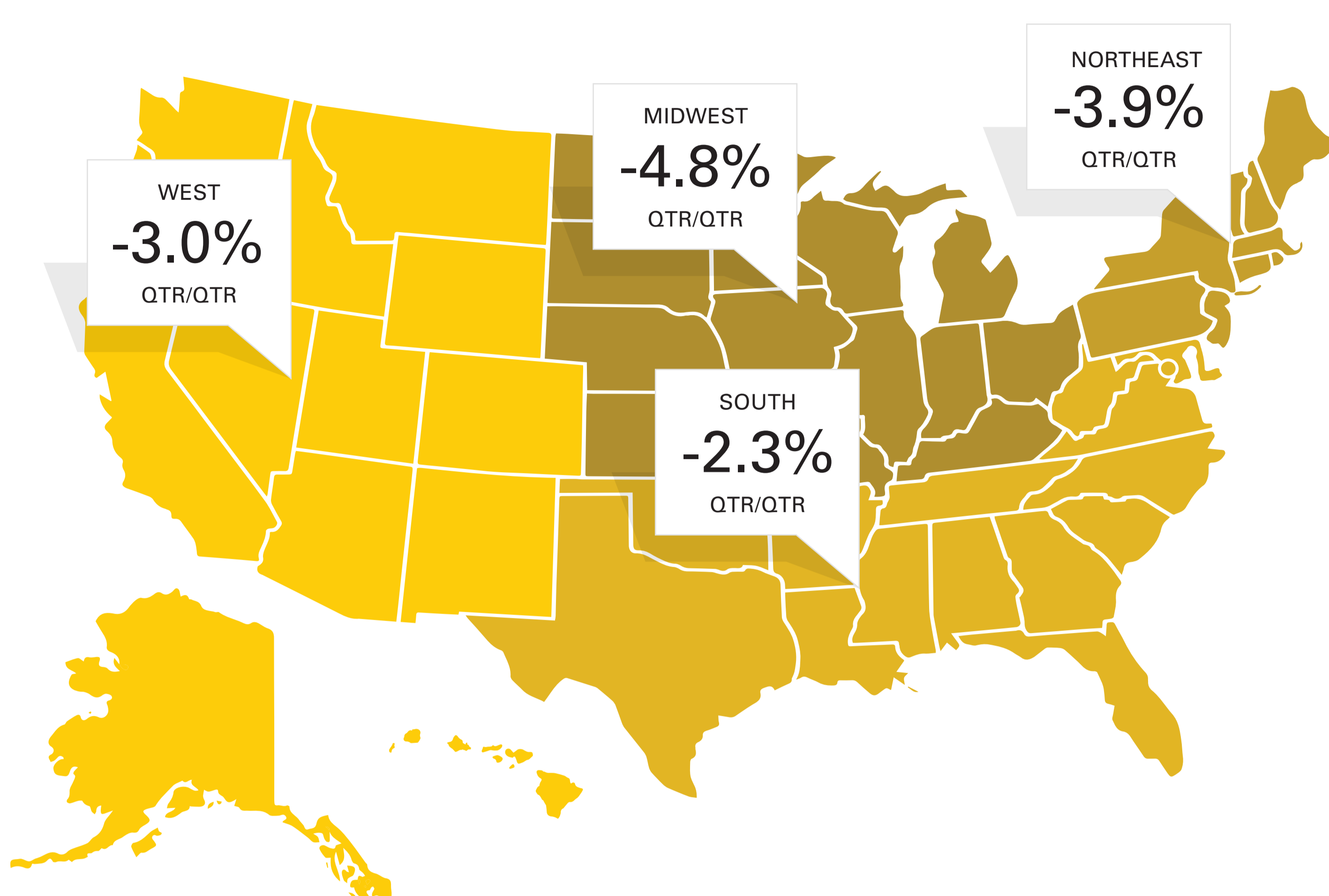
HDI Market Report

National Home Price Appreciation/Depreciation

-3.2%
QTR/QTR

6.8%
YR/YR

2.7%
Distressed Saturation



Highest & Lowest Performing Major Metros

Data through January 2023. Source: Clear Capital.

01

Dayton, OH

1.2%
QTR/QTR

9.8%
YR/YR

02

Virginia Beach, VA

0.9%
QTR/QTR

10.1%
YR/YR

03

Richmond, VA

0.9%
QTR/QTR

11.7%
YR/YR

Rank	Metropolitan Statistical Area	QTR/QTR	YR/YR	Distressed Saturation	YR/YR (PPSF)
01	Dayton, OH	1.2%	9.8%	2.7%	4.3%
02	Virginia Beach, VA – Norfolk, VA – Newport News, VA	0.9%	10.1%	2.5%	8.8%
03	Richmond, VA	0.9%	11.7%	2.2%	7.4%
04	New York, NY – Newark, NJ – Jersey City, NJ	0.7%	9.6%	3.9%	7.8%
05	Hartford, CT – West Hartford, CT – East Hartford, CT	0.6%	11.8%	3.6%	10.2%
06	Cincinnati, OH	0.6%	9.3%	2.8%	7.4%
07	Philadelphia, PA – Camden, NJ – Wilmington, DE	0.4%	9.9%	3.7%	8.1%
08	Birmingham, AL – Hoover, AL	0.1%	9.4%	1.9%	6.6%
09	Providence, RI – Warwick, RI	0.1%	10.7%	2.8%	9.7%
10	Detroit, MI – Warren, MI – Dearborn, MI	-0.1%	8.5%	2.1%	8.3%
11	Miami, FL – Ft. Lauderdale, FL – West Palm Beach, FL	-0.2%	21.8%	4.8%	14.7%
12	Louisville, KY - Jefferson County, KY	-0.4%	7.4%	2.8%	5.6%
13	Chicago, IL – Naperville, IL – Elgin, IL	-0.4%	7.3%	3.9%	4.8%
14	Baltimore, MD – Towson, MD	-0.5%	7.1%	2.7%	6.3%
15	Rochester, NY	-0.6%	11.0%	2.9%	8.6%

01

Las Vegas, NV

-6.0%
QTR/QTR

6.5%
YR/YR

02

Phoenix, AZ

-5.0%
QTR/QTR

5.9%
YR/YR

03

San Francisco, CA

-4.9%
QTR/QTR

-1.8%
YR/YR

Rank	Metropolitan Statistical Area	QTR/QTR	YR/YR	Distressed Saturation	YR/YR (PPSF)
01	Las Vegas, NV – Henderson, NV – Paradise, NV	-6.0%	6.5%	4.4%	7.6%
02	Phoenix, AZ – Mesa, AZ – Scottsdale, AZ	-5.0%	5.9%	3.0%	4.2%
03	San Francisco, CA – Oakland, CA – Hayward, CA	-4.9%	-1.8%	2.9%	-2.7%
04	Raleigh, NC	-4.5%	9.8%	2.2%	13.4%
05	Denver, CO – Aurora, CO – Lakewood, CO	-4.0%	3.0%	2.3%	2.9%
06	Sacramento, CA – Arden, CA – Arcade, CA – Roseville, CA	-3.9%	-0.3%	3.4%	1.7%
07	Seattle, WA – Tacoma, WA – Bellevue, WA	-3.5%	1.6%	2.5%	3.0%
08	Dallas, TX – Fort Worth, TX – Arlington, TX	-3.4%	9.8%	0.9%	9.9%
09	Nashville, TN – Davidson, TN – Murfreesboro, TN	-3.3%	11.2%	1.2%	9.7%
10	Portland, OR – Vancouver, WA – Hillsboro, OR	-3.1%	2.7%	2.9%	-0.1%
11	San Diego, CA – Carlsbad, CA	-2.9%	7.2%	4.0%	4.1%
12	Charlotte, NC – Gastonia, NC – Concord, NC	-2.6%	10.9%	2.6%	11.1%
13	Oxnard, CA – Thousand Oaks, CA – Ventura, CA	-2.5%	3.3%	4.7%	3.1%
14	San Antonio, TX – New Braunfels, TX	-2.5%	9.0%	5.1%	7.5%
15	San Jose, CA – Sunnyvale, CA – Santa Clara, CA	-2.5%	-0.2%	3.1%	-1.8%