

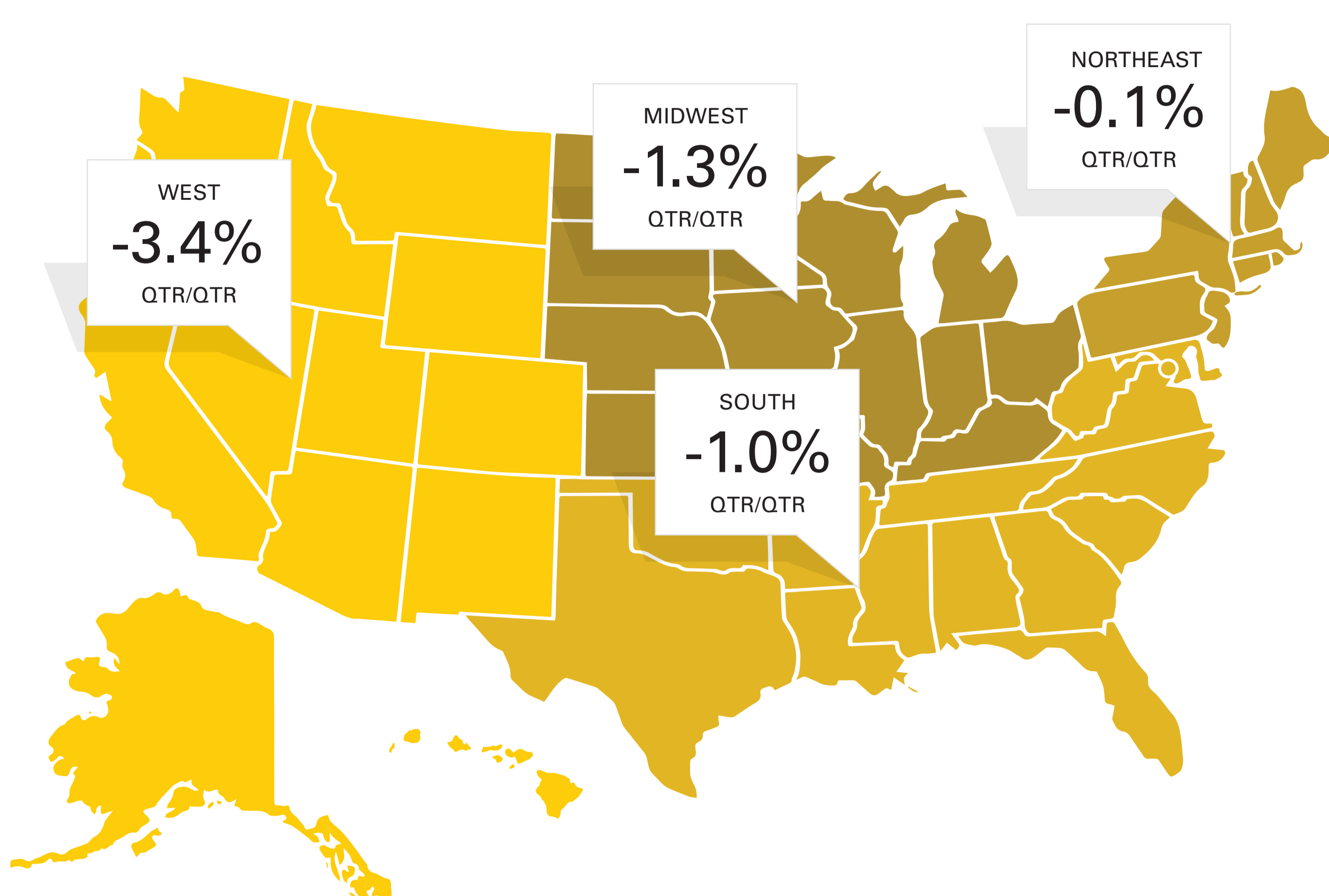
HDI™ Market Report

National Home Price Appreciation/Depreciation

-1.4%
QTR/QTR

8.7%
YR/YR

2.2%
Distressed Saturation



Highest & Lowest Performing Major Metros

Data through January 2023. Source: Clear Capital.

01

Hartford, CT

0.6%
QTR/QTR

11.6%
YR/YR

02

Philadelphia, PA

0.5%
QTR/QTR

9.6%
YR/YR

03

New York, NY

0.5%
QTR/QTR

8.9%
YR/YR

Rank	Metropolitan Statistical Area	QTR/QTR	YR/YR	Distressed Saturation	YR/YR (PPSF)
01	Hartford, CT – West Hartford, CT – East Hartford, CT	0.6%	11.6%	3.4%	8.87%
02	Philadelphia, PA – Camden, NJ – Wilmington, DE	0.5%	9.6%	3.8%	6.35%
03	New York, NY – Newark, NJ – Jersey City, NJ	0.5%	8.9%	4.0%	6.84%
04	Virginia Beach, VA – Norfolk, VA – Newport News, VA	0.3%	9.2%	2.6%	9.33%
05	Dayton, OH	0.1%	8.8%	2.8%	6.20%
06	Richmond, VA	0.0%	10.0%	2.1%	7.01%
07	Miami, FL – Ft. Lauderdale, FL – West Palm Beach, FL	-0.2%	21.1%	4.7%	15.71%
08	Birmingham, AL – Hoover, AL	-0.4%	7.6%	1.6%	6.75%
09	Providence, RI – Warwick, RI	-0.5%	9.2%	2.9%	8.31%
10	Baltimore, MD – Towson, MD	-0.6%	6.4%	2.8%	3.84%
11	Louisville, KY – Jefferson County, KY	-0.7%	6.6%	3.0%	4.57%
12	Bakersfield, CA	-0.7%	6.6%	4.4%	4.39%
13	Rochester, NY	-0.9%	10.6%	2.5%	7.00%
14	Chicago, IL – Naperville, IL – Elgin, IL	-0.9%	6.9%	3.8%	3.76%
15	Columbus, OH	-1.1%	8.3%	2.6%	10.65%

01

Las Vegas, NV

-6.4%
QTR/QTR

5.3%
YR/YR

02

Phoenix, AZ

-5.6%
QTR/QTR

5.1%
YR/YR

03

Cincinnati, OH

-5.3%
QTR/QTR

2.9%
YR/YR

Rank	Metropolitan Statistical Area	QTR/QTR	YR/YR	Distressed Saturation	YR/YR (PPSF)
01	Las Vegas, NV – Henderson, NV – Paradise, NV	-6.4%	5.3%	4.0%	-3.72%
02	Phoenix, AZ – Mesa, AZ – Scottsdale, AZ	-5.6%	5.1%	3.0%	2.43%
03	Cincinnati, OH	-5.3%	2.9%	2.5%	-2.38%
04	Raleigh, NC	-5.1%	7.4%	1.5%	10.63%
05	San Francisco, CA – Oakland, CA – Hayward, CA	-5.1%	-2.4%	3.1%	-4.86%
06	Sacramento, CA – Arden, CA – Arcade, CA – Roseville, CA	-4.4%	-1.3%	3.3%	-0.76%
07	Denver, CO – Aurora, CO – Lakewood, CO	-4.0%	2.4%	1.4%	11.51%
08	Nashville, TN – Davidson, TN – Murfreesboro, TN	-3.7%	10.3%	1.2%	5.25%
09	Seattle, WA – Tacoma, WA – Bellevue, WA	-3.5%	0.9%	2.5%	-2.76%
10	Portland, OR – Vancouver, WA – Hillsboro, OR	-3.5%	2.3%	2.6%	-3.31%
11	Dallas, TX – Fort Worth, TX – Arlington, TX	-3.2%	9.2%	1.8%	9.14%
12	Jacksonville, FL	-3.2%	11.1%	3.3%	17.17%
13	Fresno, CA	-3.1%	3.8%	4.1%	5.89%
14	Charlotte, NC – Gastonia, NC – Concord, NC	-3.0%	10.1%	2.6%	11.39%
15	San Diego, CA – Carlsbad, CA	-3.0%	6.4%	3.9%	3.79%