

HDI™ Market Report

National Home Price Appreciation/Depreciation

0.6%

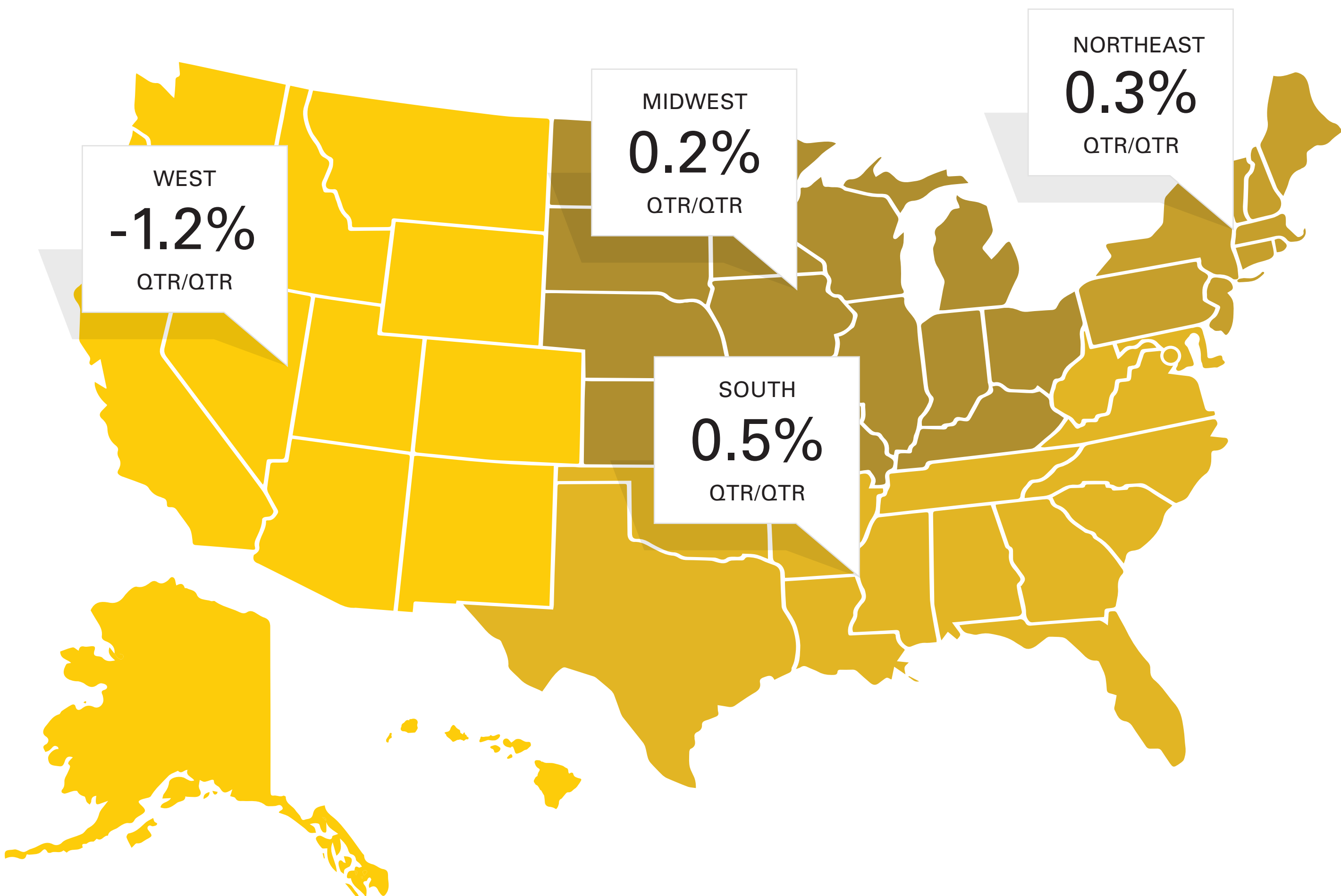
QTR/QTR

6.9%

YR/YR

2.2%

Distressed Saturation



Highest & Lowest Performing Major Metros

Data through March 2023. Source: Clear Capital.

01

Cincinnati, OH

5.9%

QTR/QTR

7.6%

YR/YR

02

Columbus, OH

2.2%

QTR/QTR

7.8%

YR/YR

03

Dayton, OH

2.0%

QTR/QTR

7.9%

YR/YR

Rank	Metropolitan Statistical Area	QTR/QTR	YR/YR	Distressed Saturation	YR/YR (PPSF)
01	Cincinnati, OH	5.9%	7.6%	1.8%	-0.41%
02	Columbus, OH	2.2%	7.8%	2.5%	11.93%
03	Dayton, OH	2.0%	7.9%	3.1%	3.03%
04	Rochester, NY	1.7%	11.7%	2.2%	5.57%
05	Providence, RI – Warwick, RI	1.6%	8.3%	4.0%	4.97%
06	Baltimore, MD – Towson, MD	1.5%	5.7%	2.2%	3.36%
07	Philadelphia, PA – Camden, NJ – Wilmington, DE	1.4%	8.0%	3.9%	5.61%
08	Milwaukee, WI – Waukesha, WI – West Allis, WI	1.4%	9.6%	3.1%	4.83%
09	Miami, FL – Ft. Lauderdale, FL – West Palm Beach, FL	1.2%	17.6%	3.6%	14.84%
10	Birmingham, AL – Hoover, AL	1.2%	7.5%	1.5%	4.63%
11	Richmond, VA	1.2%	7.6%	2.3%	6.21%
12	Virginia Beach, VA – Norfolk, VA – Newport News, VA	1.0%	7.6%	2.8%	1.81%
13	Detroit, MI – Warren, MI – Dearborn, MI	1.0%	6.4%	1.7%	11.90%
14	Hartford, CT – West Hartford, CT – East Hartford, CT	0.9%	10.2%	3.7%	10.12%
15	New York, NY – Newark, NJ – Jersey City, NJ	0.7%	7.5%	3.9%	3.92%

01

Las Vegas, NV

-3.6%

QTR/QTR

0.0%

YR/YR

02

Phoenix, AZ

-2.5%

QTR/QTR

1.6%

YR/YR

03

Sacramento, CA

-2.5%

QTR/QTR

-4.7%

YR/YR

Rank	Metropolitan Statistical Area	QTR/QTR	YR/YR	Distressed Saturation	YR/YR (PPSF)
01	Las Vegas, NV – Henderson, NV – Paradise, NV	-3.6%	0.0%	3.3%	-4.72%
02	Phoenix, AZ – Mesa, AZ – Scottsdale, AZ	-2.5%	1.6%	2.5%	0.51%
03	Sacramento, CA – Arden, CA – Arcade, CA – Roseville, CA	-2.5%	-4.7%	2.9%	-3.00%
04	San Antonio, TX – New Braunfels, TX	-2.1%	3.9%	1.9%	3.26%
05	San Jose, CA – Sunnyvale, CA – Santa Clara, CA	-1.9%	-5.7%	2.2%	-2.97%
06	Memphis, TN	-1.8%	6.2%	2.4%	3.15%
07	Jacksonville, FL	-1.8%	7.9%	3.0%	0.84%
08	Nashville, TN – Davidson, TN – Murfreesboro, TN	-1.7%	5.8%	1.0%	5.45%
09	San Francisco, CA – Oakland, CA – Hayward, CA	-1.7%	-5.3%	3.3%	-5.43%
10	Dallas, TX – Fort Worth, TX – Arlington, TX	-1.6%	3.7%	2.9%	4.17%
11	Minneapolis, MN – St. Paul, MN – Bloomington, WI	-1.5%	2.6%	1.8%	-1.07%
12	Raleigh, NC	-1.4%	4.4%	1.5%	9.15%
13	Seattle, WA – Tacoma, WA – Bellevue, WA	-1.3%	-3.6%	2.4%	-3.08%
14	Portland, OR – Vancouver, WA – Hillsboro, OR	-1.3%	0.4%	2.2%	-6.86%
15	Houston, TX – The Woodlands, TX – Sugar Land, TX	-1.2%	6.2%	6.3%	3.89%