

HDI® Market Report

National Home Price Appreciation/Depreciation

1.3%

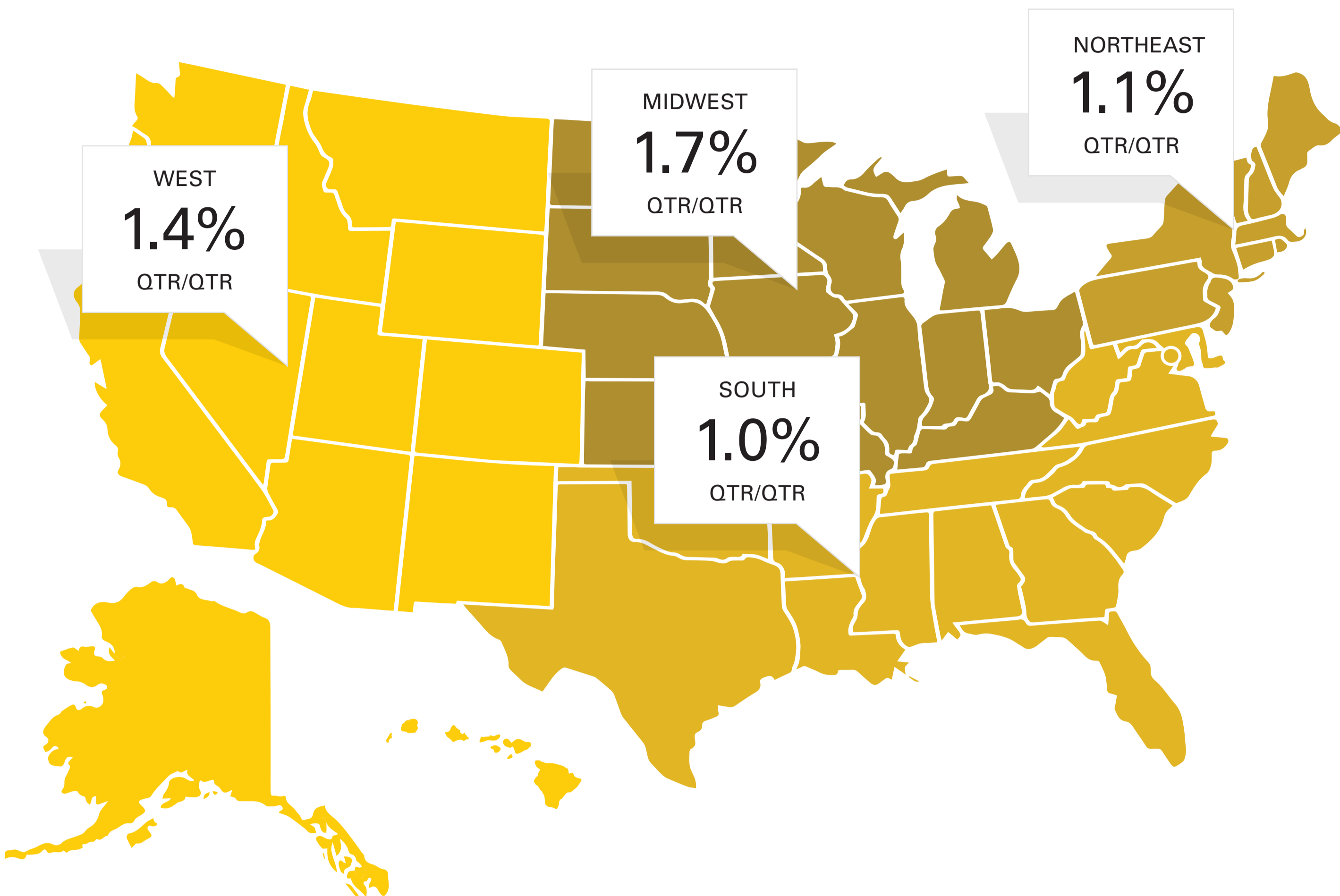
QTR/QTR

1.9%

YR/YR

1.0%

Distressed Saturation



Highest & Lowest Performing Major Metros

Data through May 2026. Source: Clear Capital.

01

Rochester, NY

7.7%
QTR/QTR

7.8%
YR/YR

02

Milwaukee, WI

4.1%
QTR/QTR

7.0%
YR/YR

03

San Francisco, CA

3.6%
QTR/QTR

0.6%
YR/YR

Rank	Metropolitan Statistical Area	QTR/QTR	YR/YR	Distressed Saturation	YR/YR (PPSF)
01	Rochester, NY	7.7%	7.8%	1.3%	11.61%
02	Milwaukee, WI – Waukesha, WI – West Allis, WI	4.1%	7.0%	1.0%	7.54%
03	San Francisco, CA – Oakland, CA – Hayward, CA	3.6%	0.6%	0.5%	-1.20%
04	San Jose, CA – Sunnyvale, CA – Santa Clara, CA	3.2%	-0.3%	0.3%	0.11%
05	Birmingham, AL – Hoover, AL	3.2%	4.0%	2.1%	8.48%
06	St. Louis, MO	2.9%	3.2%	2.3%	6.66%
07	Providence, RI – Warwick, RI	2.9%	6.3%	0.4%	5.30%
08	Pittsburgh, PA	2.6%	4.7%	2.3%	5.81%
09	Virginia Beach, VA – Norfolk, VA – Newport News, VA	2.5%	3.6%	1.6%	0.06%
10	Richmond, VA	2.5%	3.8%	0.9%	3.90%
11	Chicago, IL – Naperville, IL – Elgin, IL	2.4%	6.1%	2.0%	7.33%
12	Denver, CO – Aurora, CO – Lakewood, CO	2.2%	-1.5%	0.8%	-2.51%
13	Boston, MA - Cambridge, NH - Quincy, NH	2.1%	2.3%	0.7%	1.32%
14	Portland, OR – Vancouver, WA – Hillsboro, OR	2.1%	-1.0%	0.9%	-1.98%
15	Oxnard, CA – Thousand Oaks, CA – Ventura, CA	2.0%	-0.7%	0.6%	-0.88%

01

Bakersfield, CA

-1.9%
QTR/QTR

0.2%
YR/YR

02

Urban Honolulu, HI

-0.7%
QTR/QTR

1.5%
YR/YR

03

Jacksonville, FL

-0.4%
QTR/QTR

-2.9%
YR/YR

Rank	Metropolitan Statistical Area	QTR/QTR	YR/YR	Distressed Saturation	YR/YR (PPSF)
01	Bakersfield, CA	-1.9%	0.2%	1.2%	-0.93%
02	Urban Honolulu, HI	-0.7%	1.5%	1.7%	0.21%
03	Jacksonville, FL	-0.4%	-2.9%	1.1%	0.48%
04	Phoenix, AZ – Mesa, AZ – Scottsdale, AZ	-0.1%	-1.5%	0.9%	-1.99%
05	Tucson, AZ	-0.1%	-2.4%	0.8%	-2.57%
06	Fresno, CA	0.1%	2.9%	1.0%	1.35%
07	Tampa, FL – St. Petersburg, FL – Clearwater, FL	0.2%	-1.5%	0.7%	1.43%
08	Orlando, FL – Kissimmee, FL – Sanford, FL	0.4%	-2.0%	0.8%	-3.21%
09	Charlotte, NC – Gastonia, NC – Concord, NC	0.4%	0.1%	0.6%	0.27%
10	Las Vegas, NV – Henderson, NV – Paradise, NV	0.5%	-1.4%	0.7%	-2.36%
11	Riverside, CA – San Bernardino, CA – Ontario, CA	0.6%	-0.5%	1.0%	-1.28%
12	Baltimore, MD – Towson, MD	0.6%	1.0%	2.0%	4.25%
13	San Antonio, TX – New Braunfels, TX	0.7%	-2.6%	7.1%	-2.21%
14	Houston, TX – The Woodlands, TX – Sugar Land, TX	0.8%	-1.8%	4.4%	-1.85%
15	Memphis, TN	0.9%	-1.0%	1.8%	2.11%