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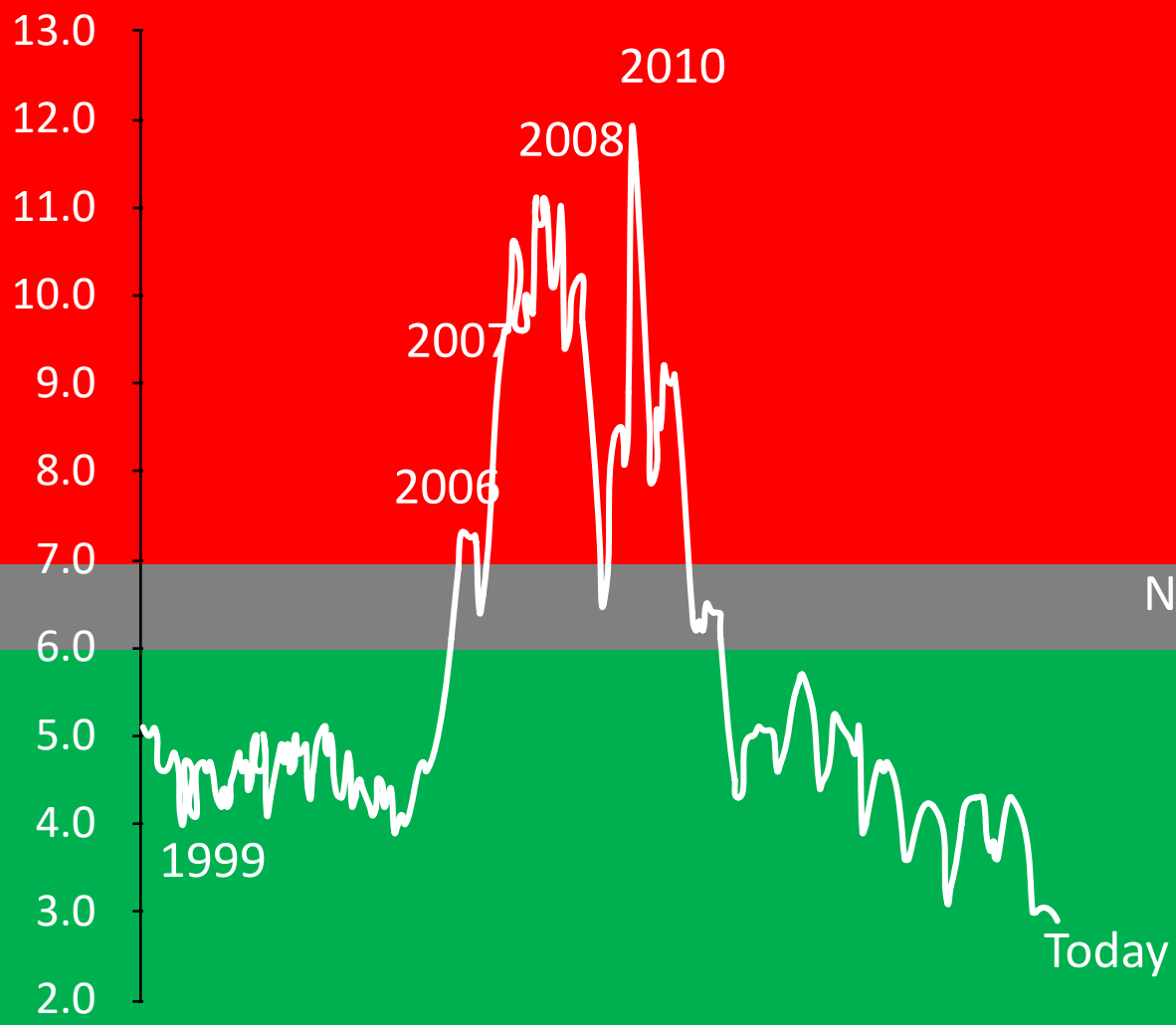
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The background is a dark blue gradient, speckled with numerous white stars of varying sizes and brightness. Some stars are simple dots, while others are multi-pointed, resembling constellations or distant galaxies. The overall effect is that of a starry night sky.

**Is the housing  
market going  
to crash?**

# Months Inventory of Homes for Sale



**Buyers' Market**

(> 7 Months)

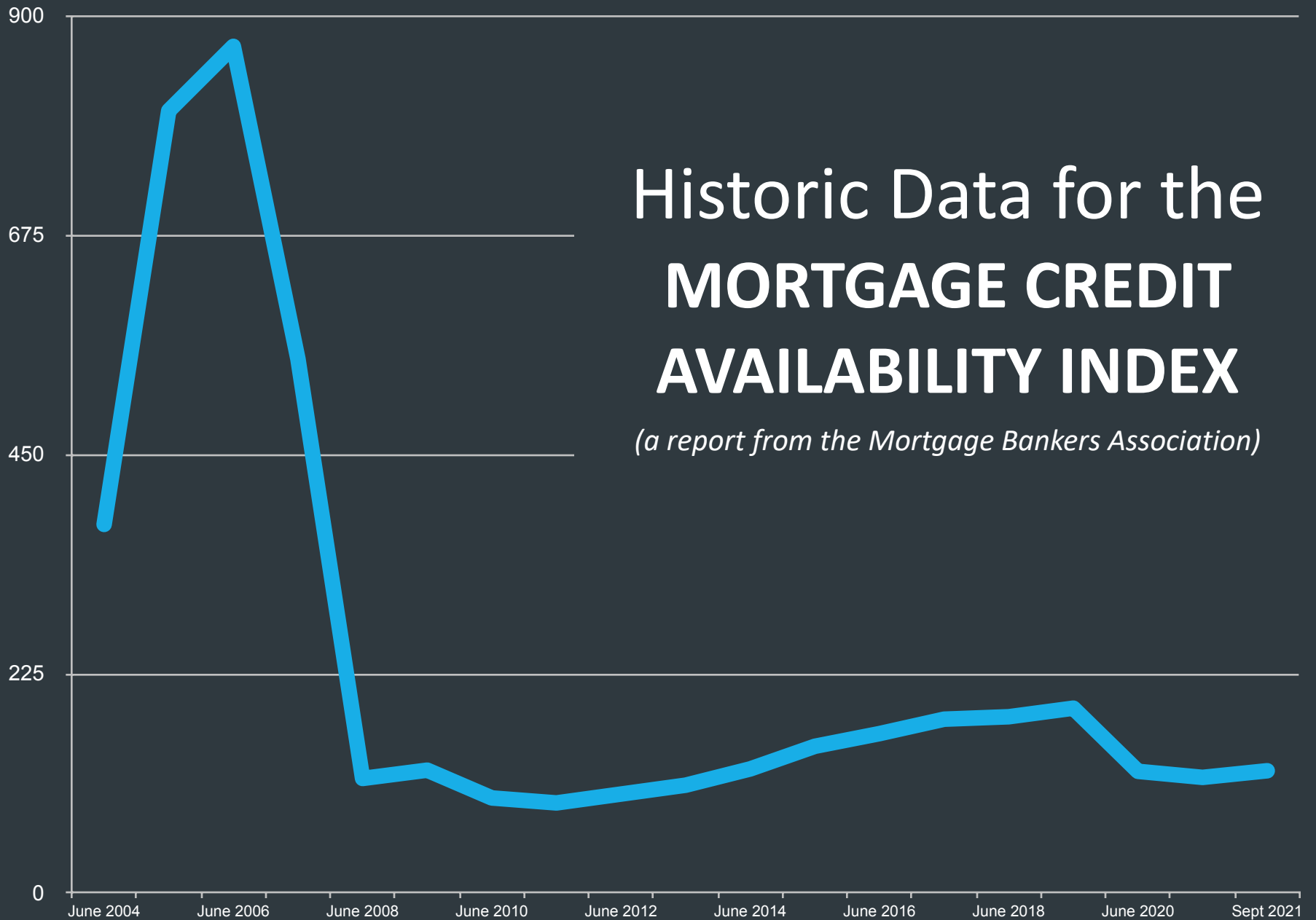
Neutral Market (6-7 Months)

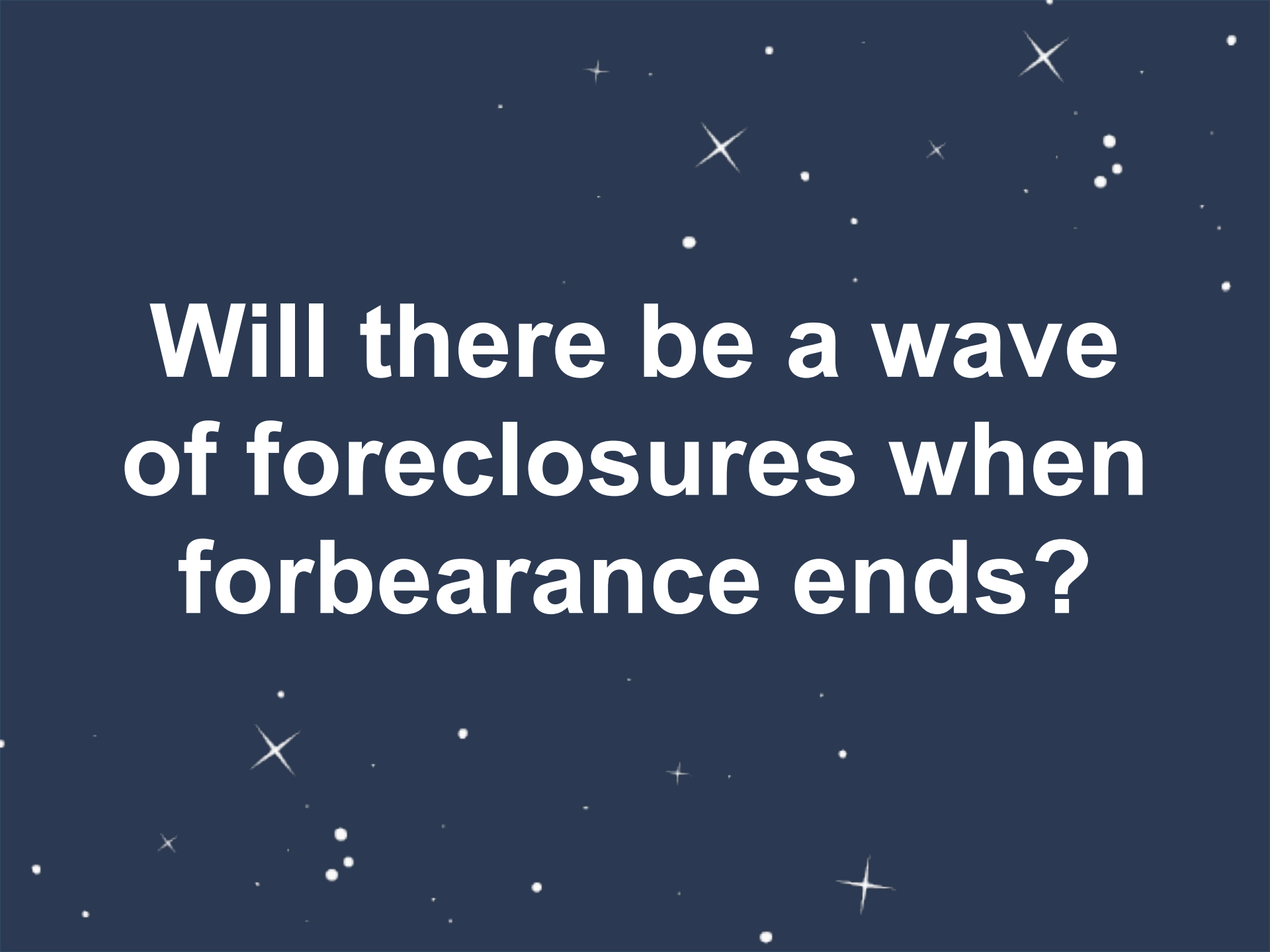
**Sellers' Market**

(< 6 Months)

# Historic Data for the **MORTGAGE CREDIT AVAILABILITY INDEX**

*(a report from the Mortgage Bankers Association)*





**Will there be a wave  
of foreclosures when  
forbearance ends?**

“Between 2006 and 2014,  
about **9.3 million households**  
went through foreclosure, gave  
up their home to a lender or  
sold in a distressed sale.”

Wall Street Journal



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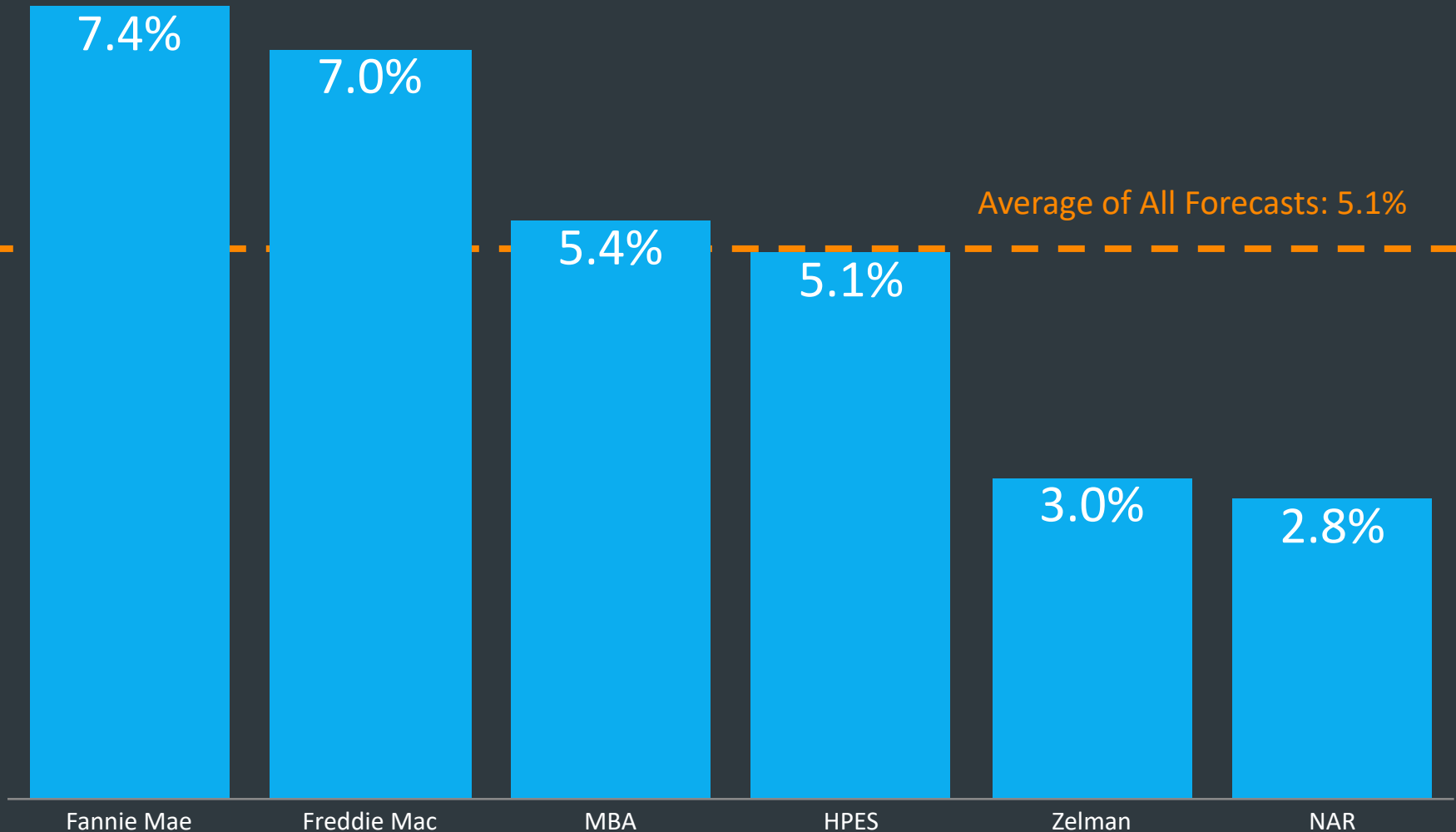
**Is the real estate  
market going to last?**

# Mortgage Rate Projections

Quarter	Freddie Mac	Fannie Mae	MBA	NAR	Average of All Four
2022 1Q	3.4	3.2	3.3	3.3	3.30%
2022 2Q	3.5	3.2	3.5	3.5	3.42%
2022 3Q	3.6	3.3	3.7	3.6	3.55%
2022 4Q	3.7	3.4	4.0	3.7	3.70%



# Home Price Forecasts 2022



“The pandemic has delayed plans for many Americans, and homeowners looking to move on to the next stage of life are no exception. Recent survey data suggests **the majority of prospective sellers are actively preparing to enter the market this winter.”**

George Ratiu

Manager of Economic Research  
for Realtor.com



Majority of Sellers Entering  
the Market in the Next Year

# Plan to List

In Next 6 Months

*realtor.com*

65%

Have just listed (19%) or  
plan to list this winter

93%

Have already taken steps toward  
listing their home, including  
working with an agent (28%)

36%

Have researched the value of their  
home and others in their  
neighborhood, as well as started  
making repairs or decluttering

“listings rose for the second week in a row... With our recent survey data suggesting that a growing share of homeowners are potential sellers, eager to find new homes **there is reason to believe this may be the start of a welcome trend,** especially as we move into the colder months.”

Danielle Hale

Chief Economist, realtor.com



Your Home Equity Is

# GROWING

If you're a homeowner, today's rising equity is great news. Since this time last year:

Average Equity  
Grew by

**\$51,500**

National Equity  
Increased by

**29.3%**

You can use rising home equity to:



Fund an  
education



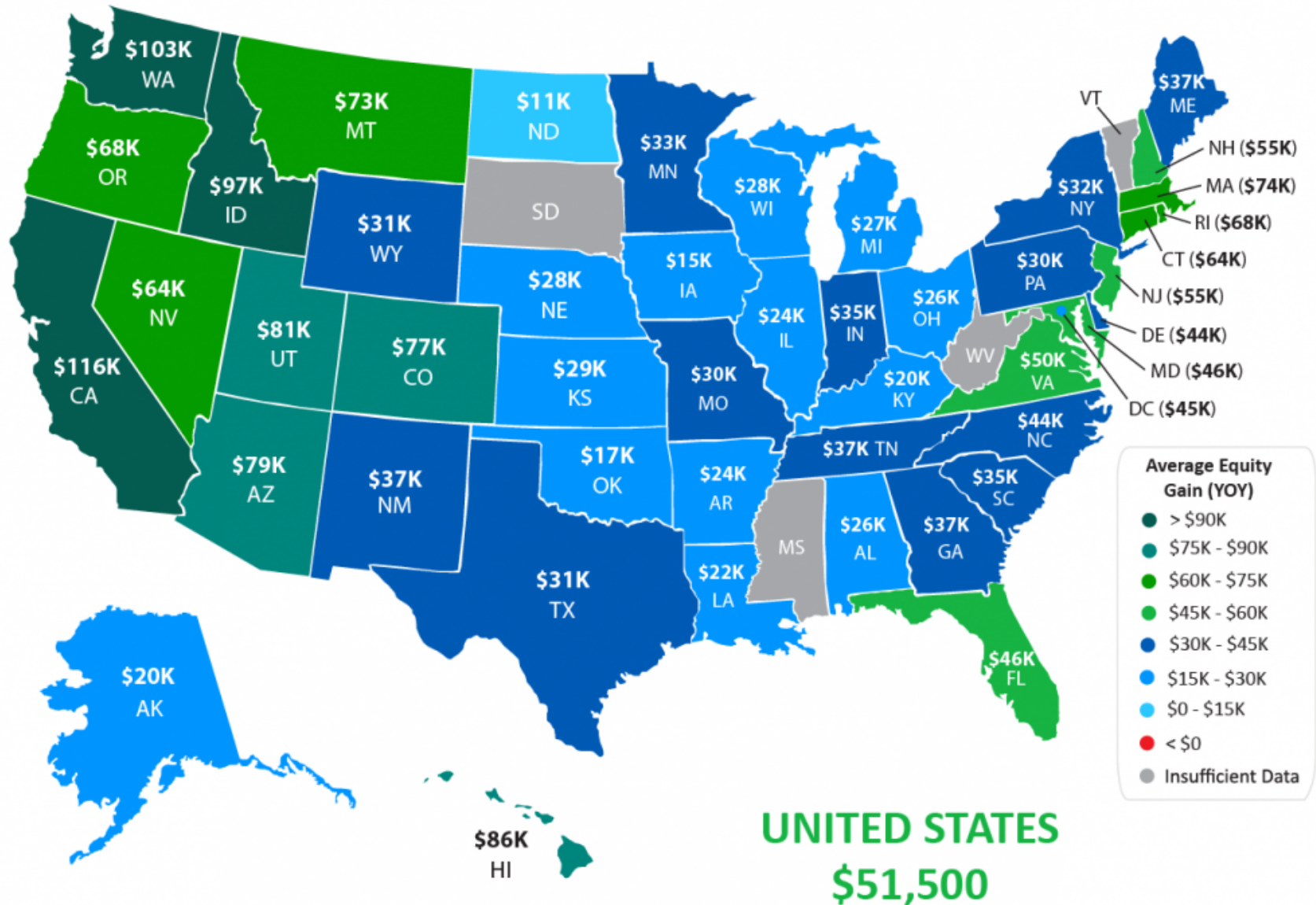
Fuel your  
next move

OPEN

Start a  
business

What's happening where you live?

# Average Equity Gain Over the Last 12 Months





**With prices high, are  
homes still affordable?**

September 2021 Y-O-Y  
House Appreciation

The Federal Housing Finance Agency  
House Price Index

+17.7%

The CoreLogic  
Home Price Insights Report

+18%

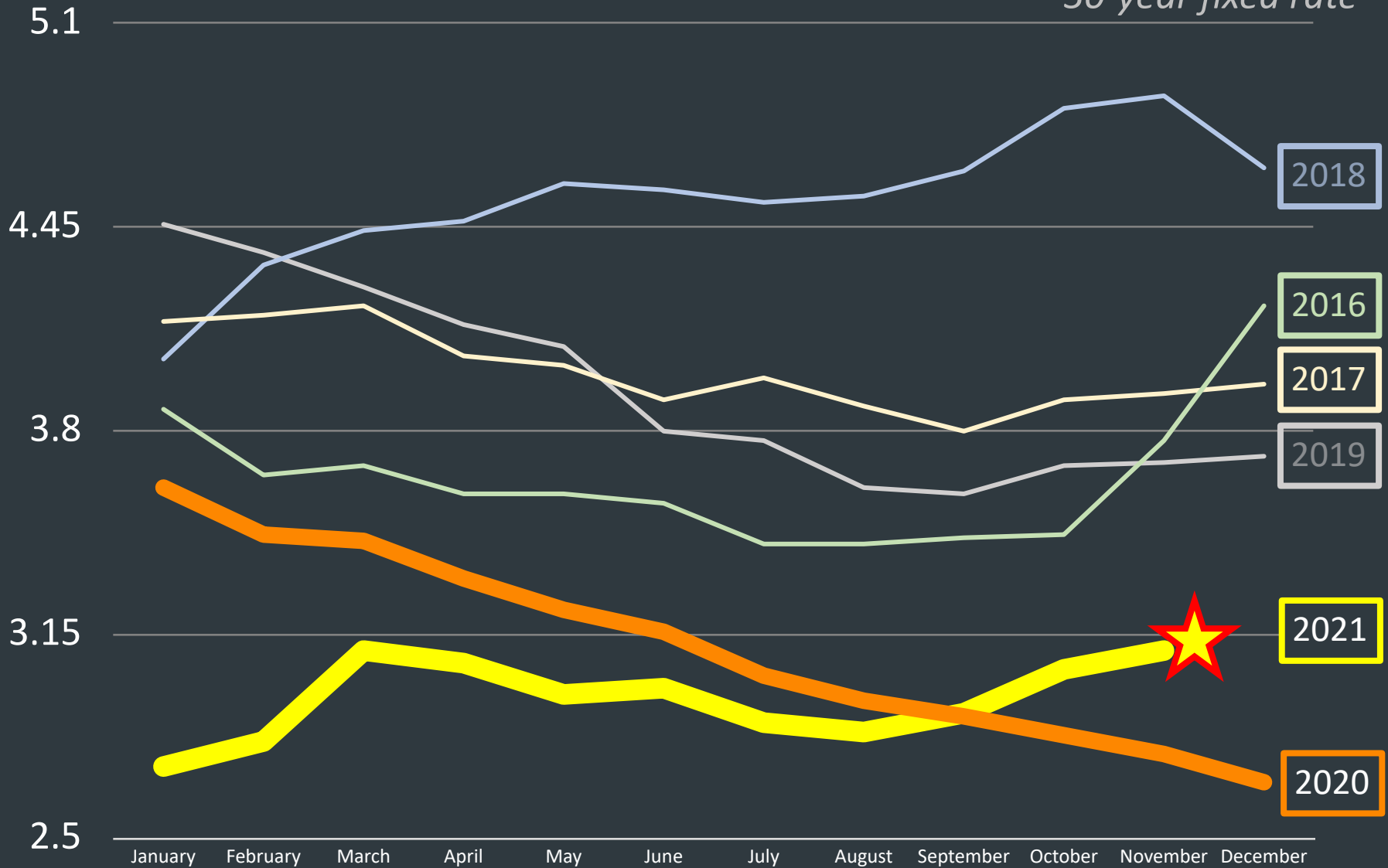
The S&P Case-Shiller U.S.  
National Home Price Index

+19.5%

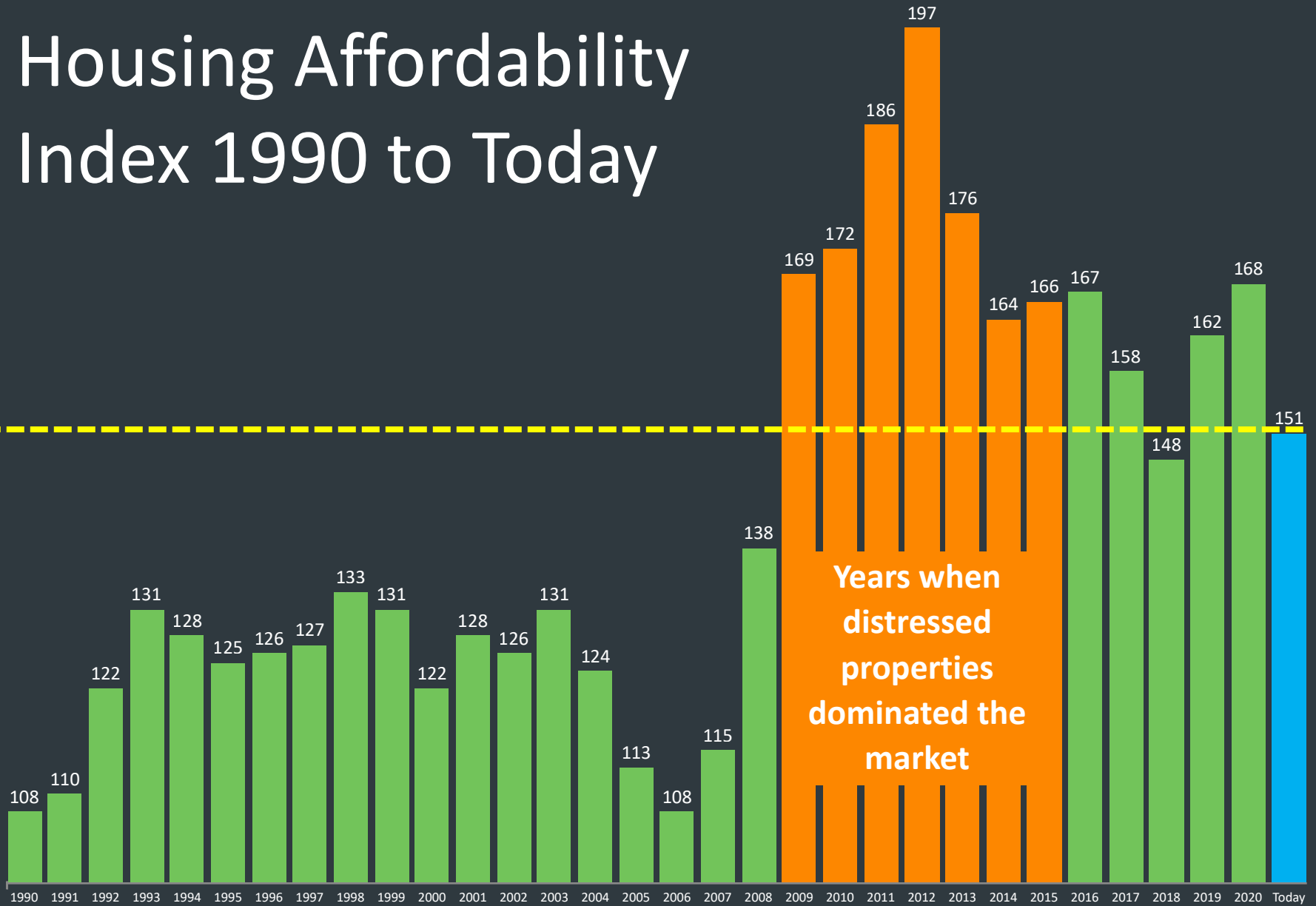


# Some Historical Perspective on Today's Mortgage Rates

*30-year fixed rate*

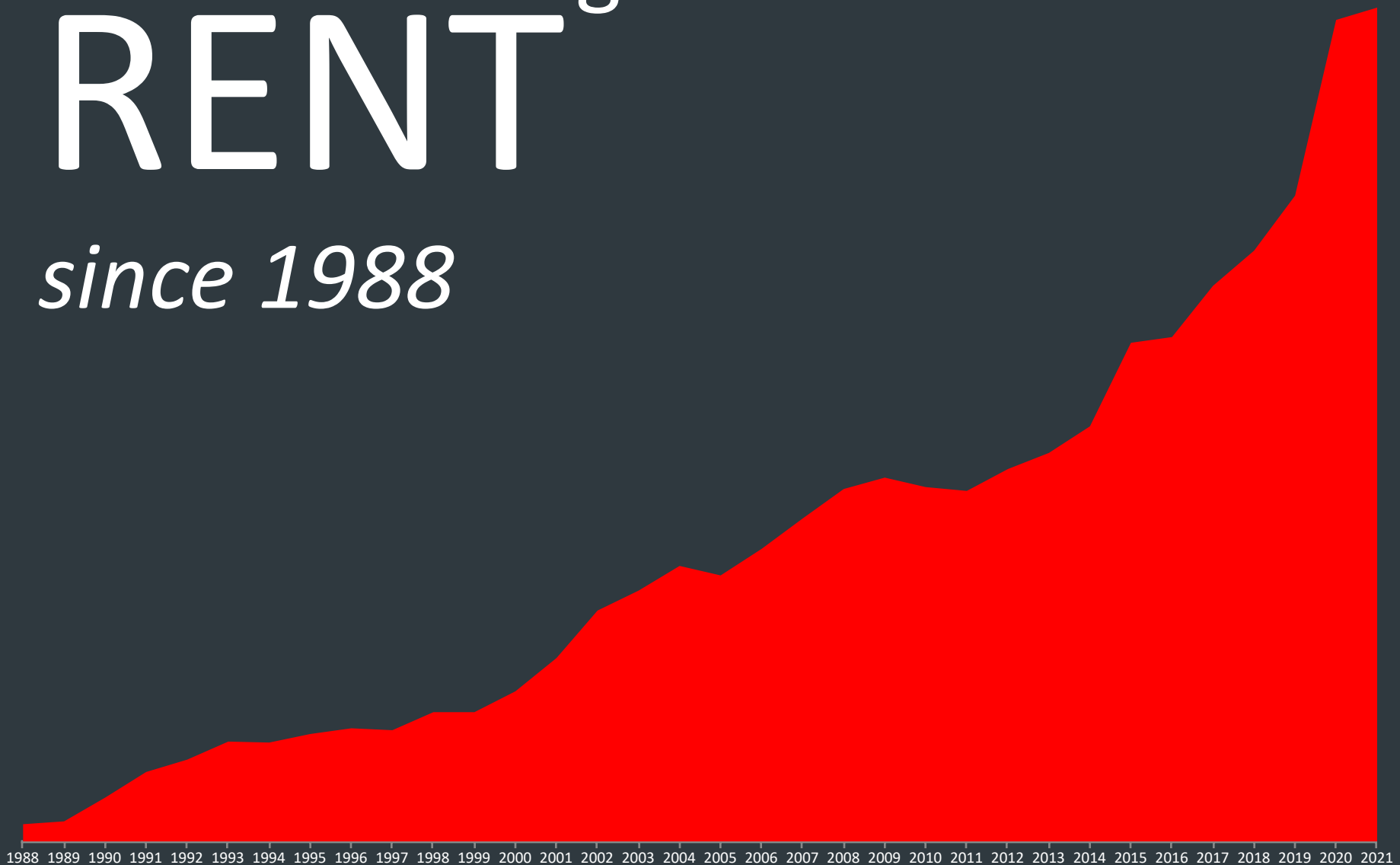


# Housing Affordability Index 1990 to Today



# Median Asking RENT

*since 1988*





**What will happen with  
the 2022 market?**

# Home Sales Forecast To Increase This Year and Perform Well Again in 2022

