

2019 Kansas Housing Markets Outlook

MIAMI COUNTY HOUSING OUTLOOK

Participating in today's real estate market can feel like you're in the middle of a three ring circus. Whether you're a buyer, a seller or a real estate professional, the Miami County Housing Outlook is designed to give you the information you need to sort through the mayhem and engage the market with confidence. ***Jump into the Ring!***

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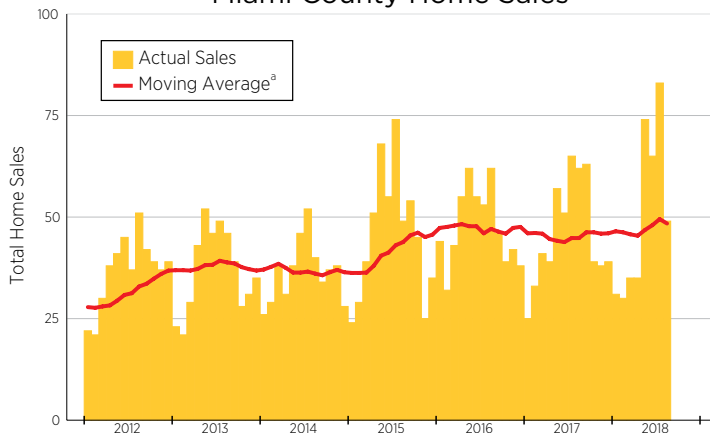
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Miami County Home Sales



Sources:

Heartland Multiple Listing Service and
participating Kansas REALTOR® MLS systems

Notes:

a) Twelve-month trailing moving average of total home sales in Miami County

The Miami County Housing Outlook is made possible by



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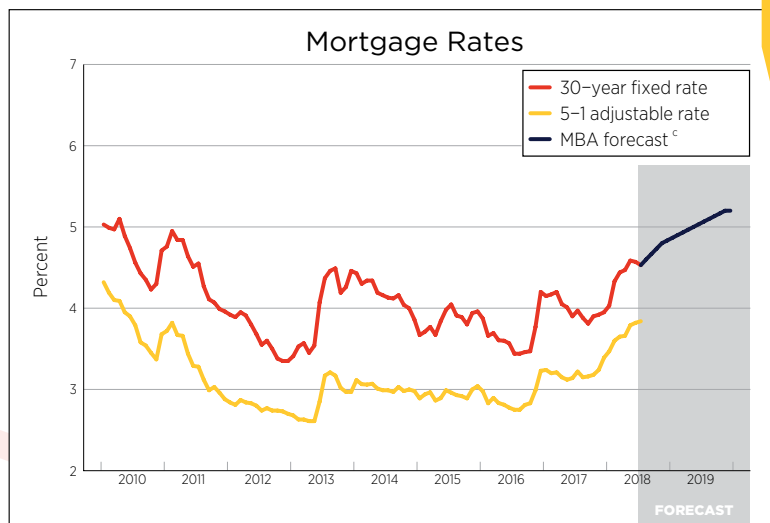
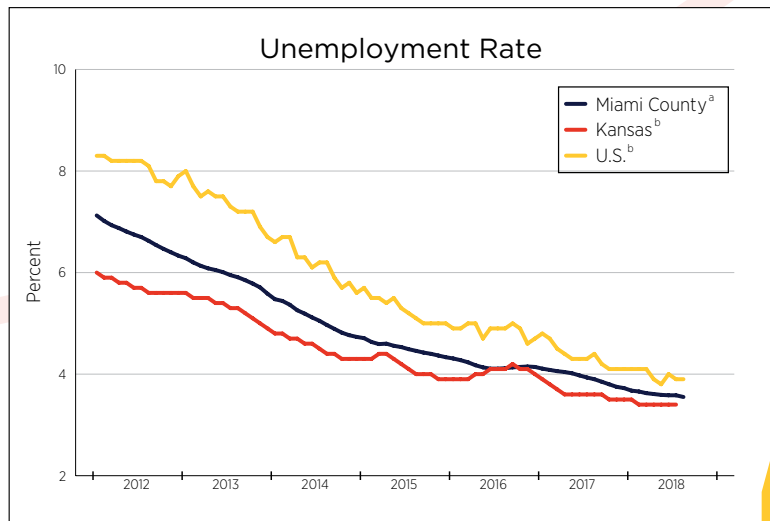
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ECONOMIC OVERVIEW

**Mortgage rates should rise
above 5 percent in 2019**



Sources:
Freddie Mac, Mortgage Bankers Association,
U.S. Bureau of Labor Statistics

Notes:

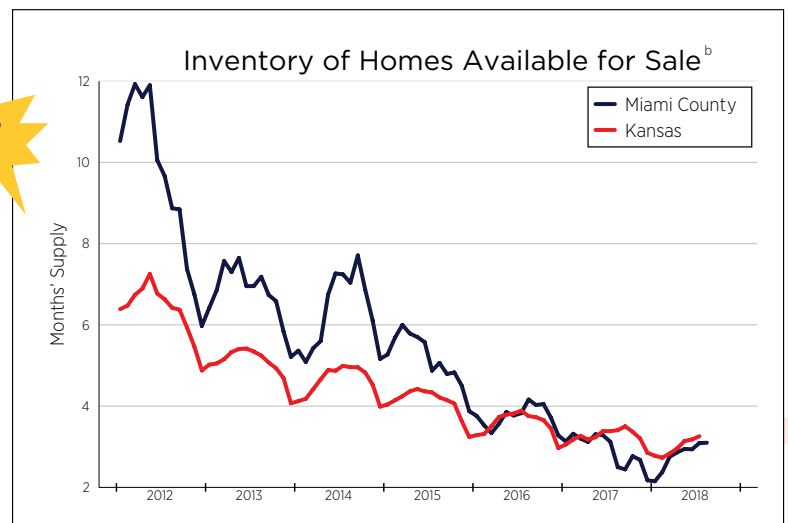
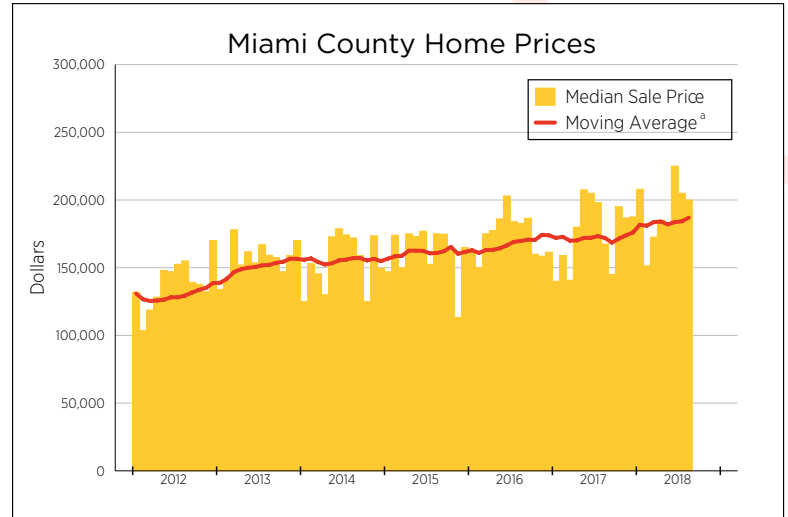
a) Twelve-month trailing moving average of the
Miami County unemployment rate

b) Seasonally adjusted

c) Mortgage Bankers Association August 2018
forecast of the 30-year conventional mortgage rate



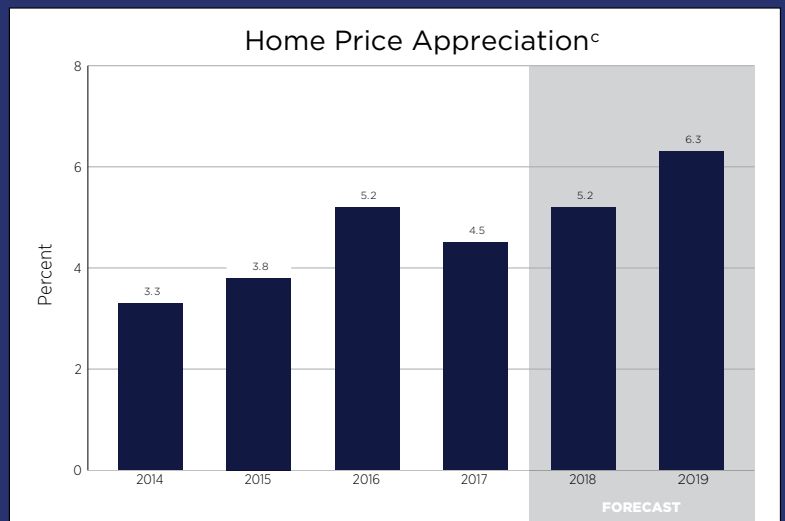
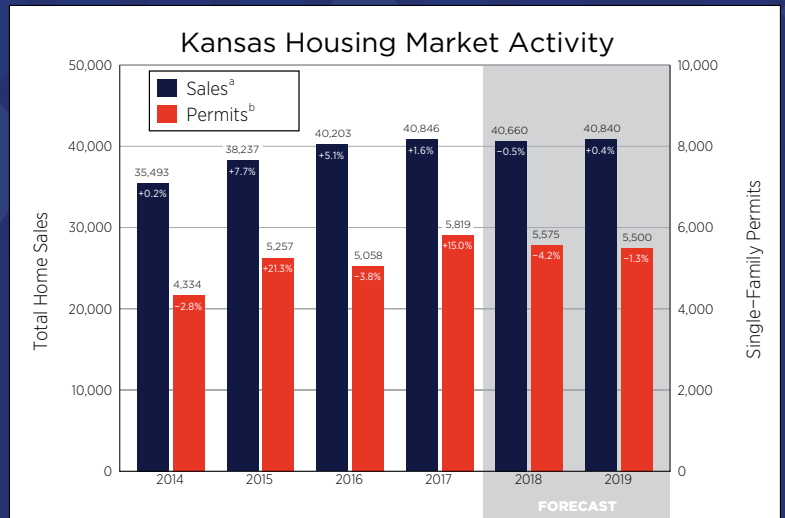
MIAMI COUNTY HOUSING STATISTICS



Sources:
Heartland Multiple Listing Service and
participating Kansas REALTOR® MLS systems

Notes:
a) Twelve-month trailing moving average of the median
sale price of all homes in Miami County
b) Active listings divided by the 12-month trailing moving
average of sales

KANSAS STATEWIDE HOUSING FORECAST



Sources:

Federal Housing Finance Agency, National Association of REALTORS®, Participating REALTOR® multiple listing services across Kansas, U.S. Bureau of the Census, WSU Center for Real Estate

Notes:

a) Total home sales in Kansas as reported by participating REALTOR® multiple listing services across the state

b) Single-family building permits issued in Kansas as reported by the U.S. Bureau of the Census

c) Year-over-year percentage change in the Federal Housing Finance Agency all-transactions housing price index for Kansas, as measured using 4th quarter values



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