

Table 1. NAHB/Wells Fargo National and Regional Housing Market Index (HMI)

NATIONAL

<i>(Seasonally Adjusted)</i>	2023										2024		
	Mar.	Apr.	May	Jun	Jul	Aug	Sep.	Oct.	Nov.	Dec.	Jan.	Feb. <i>Revised</i>	Mar <i>Prelim.</i>
Housing Market Index	44	45	50	55	56	50	44	40	34	37	44	48	51
<i>Housing Market Index Components</i>													
Single Family Sales: Present	49	51	56	61	62	57	50	46	40	41	48	52	56
Single Family Sales: Next 6 Months	47	50	56	62	59	55	49	44	39	45	57	60	62
Traffic of Prospective Buyers	31	31	33	37	40	35	30	26	21	24	29	32	34

REGIONAL HMI

<i>(Seasonally Adjusted)</i>	2023										2024		
	Mar.	Apr.	May	Jun	Jul	Aug	Sep.	Oct.	Nov.	Dec.	Jan.	Feb. <i>Revised</i>	Mar <i>Prelim.</i>
Northeast	46	44	45	52	60	55	48	46	53	55	55	62	61
Midwest	36	40	42	48	46	42	38	37	31	35	35	38	49
South	50	50	56	60	58	55	48	43	35	39	49	50	52
West	36	40	48	50	54	46	42	36	28	29	38	47	45

REGIONAL HMI - 3 MONTH MOVING AVERAGES

<i>(Seasonally Adjusted)</i>	2023										2024		
	Mar.	Apr.	May	Jun	Jul	Aug	Sep.	Oct.	Nov.	Dec.	Jan.	Feb. <i>Revised</i>	Mar <i>Prelim.</i>
Northeast	42	45	45	47	52	56	54	50	49	51	54	57	59
Midwest	35	37	39	43	45	45	42	39	35	34	34	36	41
South	45	49	52	55	58	58	54	49	42	39	41	46	50
West	34	38	41	46	51	50	47	41	35	31	32	38	43