

MBA Mortgage Finance Forecast

October 26, 2010

	2009				2010				2011				2012				2009	2010	2011	2012
	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	2009	2010	2011	2012
Housing Measures																				
Housing Starts (SAAR, Thous)	530	537	586	565	617	602	589	580	595	635	670	735	815	895	1,015	1,130	553	597	659	964
Single-Family	362	423	496	488	524	491	437	455	475	515	545	590	650	700	800	900	440	477	531	763
Two or More	168	114	90	76	93	111	152	125	120	120	125	145	165	195	215	230	113	120	128	201
Home Sales (SAAR, Thous)																				
Total Existing Homes	4,583	4,757	5,290	5,970	5,140	5,570	4,026	4,232	4,650	4,701	4,900	5,051	5,259	5,327	5,700	6,093	5,150	4,742	4,825	5,595
New Homes	353	368	401	373	360	336	289	318	350	379	400	436	481	508	563	624	374	326	391	544
FHFA US House Price Index (YOY % Change)																				
Median Price of Total Existing Homes (Thous \$)	167.6	174.4	178.1	170.8	166.4	176.6	161.0	163.6	170.1	169.9	171.4	173.5	172.1	174.7	178.2	177.5	172.7	166.9	171.2	175.6
Median Price of New Homes (Thous \$)	207.8	218.7	212.6	218.8	221.6	218.9	204.1	207.8	211.9	211.4	211.2	213.8	216.7	217.2	218.7	219.6	214.5	213.1	212.1	218.0
Interest Rates																				
30-Year Fixed Rate Mortgage (%)	5.1	5.0	5.2	4.9	5.0	4.9	4.6	4.4	4.7	4.8	5.0	5.1	5.2	5.4	5.7	5.7	5.0	4.7	4.9	5.5
10-Year Treasury Yield (%)	2.7	3.3	3.5	3.5	3.7	3.5	2.8	2.6	2.9	3.0	3.2	3.3	3.5	3.7	4.0	4.0	3.3	3.2	3.1	3.8
Mortgage Originations																				
Total 1- to 4-Family (Bil \$)	390	594	491	520	342	412	399	248	244	275	249	228	221	323	344	299	1,995	1,401	996	1,187
Purchase	101	196	211	156	120	165	104	92	120	168	174	164	159	236	258	224	665	480	626	877
Refinance	289	398	280	364	222	247	295	156	124	107	75	64	62	87	86	75	1,330	921	370	310
Refinance Share (%)	74	67	57	70	65	60	74	63	51	39	30	28	28	27	25	25	67	66	37	26
ARM Share (%)	3	4	4	4	5	5	6	6	6	7	7	7	7	7	7	7	4	5	6	7

Notes:

Housing starts and home sales are seasonally adjusted at annual rate.

Total existing home sales include condos and co-ops.

Total 1-to-4-family originations and refinance share are MBA estimates. These exclude second mortgages and home equity loans.

The FHFA US House Price Index is the forecasted year over year percent change of the FHFA All Transactions House Price Index.

Refinance share is percent of total dollar volume of closed loans.

Copyright 2010 Mortgage Bankers Association. All rights reserved.

THE HISTORICAL DATA AND PROJECTIONS ARE PROVIDED "AS IS" WITH NO WARRANTIES OF ANY KIND.

