



Butler County Economic Development

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**Cincinnati and Dayton
Recognized for Affordable Housing**

According to a National Association of Home Builders' (NAHB) study, Cincinnati ranked No. 34 in housing affordability out of 170 markets surveyed while Dayton ranked an even more impressive 16th nationally. A typical family measured by local median income can afford about 76.5 percent of the homes in greater Cincinnati while a typical Dayton family can afford 82.6% of the homes in metro Dayton.

The study measured the percentage of homes in each market that were affordable to families making the median income for the area. The study assumes that families spend about 28 percent of their income on their mortgage payments. For the third quarter of 2005, the median household income in Cincinnati was \$63,800 per year and the median home price was \$148,000. In Dayton, the median income was \$59,300 and the median home price was \$116,000.

Median home price means that half of the home prices in a market are above the median price, and half are below it. Los Angeles was the least affordable market—a median-income family in L.A. can afford only 2.4 percent of homes in the metro area.

Nationwide, the study said that about 43 percent of new and existing homes are affordable to median-income families. That's a decline of 2.7 percentage points since the association began the survey in 1992.

See chart below -

Housing Opportunity Index: 3rd Quarter 2005
By Affordability Rank

Metro Area	HOI 3rd Qtr 2005	2005	3rd Qtr 2005	3rd Qtr 2005	
	Share of Homes Affordable for Median Income	Median Family Income (000s)	Median Sales Price (000s)	National Rank	Regional
Mansfield, OH	91.4	52.3	95	1	1
Cumberland, MD-WV	90.6	47.5	80	2	1
Indianapolis, IN	89.7	64.0	125	3	2
Lima, OH	89.0	51.8	88	4	3
Youngstown-Warren-Boardman, OH-PA	88.4	51.3	91	5	4
Davenport-Moline-Rock Island, IA-IL	88.2	57.8	90	6	5
Lansing-East Lansing, MI	87.9	64.2	116	7	6
Canton-Massillon, OH	87.6	54.5	108	8	7
Rockford, IL	87.4	60.6	115	9	8
Detroit-Litonia-Dearborn, MI ^^	86.6	55.8	100	10	9
Saginaw-Saginaw Township North, MI	86.2	53.1	105	11	10
Buffalo-Niagara Falls, NY	85.0	57.0	85	12	1
Flint, MI	83.5	57.0	117	13	11
Erie, PA	83.4	52.1	100	14	2
Oklahoma City, OK	82.9	52.4	114	15	2
Dayton, OH	82.6	59.3	116	16	12
Rochester, NY	82.3	62.6	116	17	3
Grand Rapids-Wyoming, MI	81.7	60.7	137	18	13
Toledo, OH	81.1	58.4	120	19	14
St. Louis, MO-IL	80.7	63.8	135	20	15
Pueblo, CO	80.0	47.1	122	21	1
Springfield, IL	80.0	61.4	122	21	16
Birmingham-Hoover, AL	79.5	54.4	121	23	3
Harrisburg-Carlisle, PA	79.5	61.5	140	23	4
Peoria, IL	79.4	59.2	114	25	17
Akron, OH	79.2	60.7	125	26	18
Columbia, SC	78.8	58.1	136	27	4
Duluth, MN-WI	78.7	54.9	117	28	19
Greenville, SC	78.1	55.9	137	29	5
Warren-Farmington Hills-Troy, MI ^^	78.0	78.4	175	30	20
Cleveland-Elyria-Mentor, OH	77.7	60.9	133	31	21
Champaign-Urbana, IL	77.2	59.6	138	32	22
Tulsa, OK	76.6	53.2	122	33	6
Cincinnati-Middletown, OH-KY-IN	76.5	63.8	148	34	23
Atlanta-Sandy Springs-Marietta, GA	75.8	69.3	175	35	7
Greensboro-High Point, NC	75.7	55.4	138	36	8
Fayetteville, NC	75.6	46.5	110	37	9
Pittsburgh, PA	73.6	54.9	118	38	5
Pocatello, ID	71.6	50.5	133	39	2
Charlotte-Gastonia-Concord, NC-SC	71.5	62.5	161	40	10
Ann Arbor, MI	70.9	81.2	222	41	24
Lancaster, PA	70.9	61.3	165	41	6
Wilmington, DE-MD-NJ ^^	69.8	73.8	214	43	7
Vineland-Millville-Bridgeton, NJ	69.1	53.7	126	44	8
Roanoke, VA	68.9	57.0	170	45	11
Tallahassee, FL	68.5	56.3	155	46	12
Salem, OR	68.2	56.5	169	47	3
Fort Collins-Loveland, CO	67.9	69.2	217	48	4
Fort Worth-Arlington, TX ^^	67.9	61.5	155	48	13
Colorado Springs, CO	67.6	63.6	197	50	5
Great Falls, MT	67.5	47.3	137	51	6
Raleigh-Cary, NC	67.1	69.8	195	52	14
Spokane, WA	66.9	53.0	150	53	7
Columbus, OH	66.5	63.9	167	54	25
Milwaukee-Waukesha-West Allis, WI	64.5	65.2	174	55	26
Minneapolis-St. Paul-Bloomington, MN-WI	63.6	77.0	239	56	27

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Denver-Aurora, CO	63.5	71.7	232	57	8
Corvallis, OR	63.3	68.2	210	58	9
Pittsfield, MA	63.3	60.5	166	58	9
Springfield, MA	62.9	61.8	184	60	10
San Antonio, TX	62.8	51.5	138	61	15
Gainesville, FL	62.2	52.3	158	62	16
Dallas-Plano-Irving, TX ^^	61.6	65.0	182	63	17
Greeley, CO	61.1	58.3	196	64	10
Houston-Sugar Land-Baytown, TX	61.1	59.4	162	64	18
Ocala, FL	61.1	43.1	130	64	18
Austin-Round Rock, TX	60.8	68.6	195	67	20
Jacksonville, FL	60.2	57.7	181	68	21
Pensacola-Ferry Pass-Brent, FL	60.2	49.8	157	68	21
Camden, NJ ^^	60.1	73.4	199	70	11
Hartford-West Hartford-East Hartford, CT	60.1	76.4	227	70	11
Richmond, VA	59.2	66.1	218	72	23
Albuquerque, NM MSA	58.5	53.5	184	73	11
Boulder, CO	58.5	82.0	282	73	11
Salt Lake City, UT	58.1	61.6	215	75	13
Asheville, NC	56.0	49.6	175	76	24
Provo-Orem, UT	55.9	56.2	207	77	14
New Haven-Milford, CT	53.6	71.4	227	78	13
Allentown-Bethlehem-Easton, PA-NJ	53.5	63.0	200	79	14
Chicago-Naperville-Joliet, IL ^^	52.9	68.6	234	80	28
Norwich-New London, CT	52.9	70.5	238	80	15
Olympia, WA	52.8	63.1	221	82	15
El Paso, TX	52.7	38.6	116	83	25
Lake County-Kenosha County, IL-WI ^^	52.6	82.2	270	84	29
Lakeland, FL	51.9	47.6	164	85	26
Virginia Beach-Norfolk-Newport News, VA-NC	51.9	59.1	206	85	26
Boise City-Nampa, ID	51.4	56.4	205	87	16
Eugene-Springfield, OR	51.4	54.2	195	87	16
Baltimore-Towson, MD	51.1	72.2	255	89	28
Portland-Vancouver-Beaverton, OR-WA	50.7	65.9	240	90	18
Trenton-Ewing, NJ	50.1	81.3	253	91	16
Philadelphia, PA ^^	49.5	66.6	234	92	17
Tampa-St. Petersburg-Clearwater, FL	48.8	52.2	183	93	29
Charleston-North Charleston, SC	47.9	55.6	220	94	30
Punta Gorda, FL	45.2	49.2	184	95	31
Fort Walton Beach, FL	44.7	55.2	216	96	32
Brownsville-Harlingen, TX	43.9	32.3	114	97	33
Bellingham, WA	42.8	56.3	226	98	19
Worcester, MA	42.2	70.4	265	99	18
Tucson, AZ	41.9	50.6	204	100	20
Rockingham County-Strafford County, NH ^^	41.6	73.0	275	101	19
Tacoma, WA ^^	41.4	59.8	233	102	21
Bremerton-Silverdale, WA	41.1	62.0	245	103	22
Phoenix-Mesa-Scottsdale, AZ	41.0	58.3	244	104	23
Orlando-Kissimmee, FL	40.3	55.1	220	105	34
Bethesda-Gaithersburg-Frederick, MD ^^	40.0	97.5	410	106	35
Hagerstown-Martinsburg, MD-WV	39.8	56.3	235	107	36
Yuma, AZ	39.0	39.5	163	108	24
Deltona-Daytona Beach-Ormond Beach, FL	38.3	48.2	194	109	37

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Manchester-Nashua, NH	38.2	72.8	255	110	20
Poughkeepsie-Newburgh-Middletown, NY	36.6	71.7	272	111	21
Atlantic City, NJ	36.3	61.3	245	112	22
Fort Lauderdale-Pompano Beach-Deerfield Beach, FL ^^	35.5	58.1	243	113	38
Flagstaff, AZ	34.8	52.2	265	114	25
Seattle-Bellevue-Everett, WA ^^	34.7	73.0	325	115	26
West Palm Beach-Boca Raton-Boynton Beach, FL ^^	34.1	61.9	276	116	39
Cape Coral-Fort Myers, FL	32.8	53.7	238	117	40
Sarasota-Bradenton-Venice, F	32.6	55.9	254	118	41
Essex County, MA ^^	32.2	76.7	346	119	23
Cambridge-Newton-Framingham, MA ^^	31.9	89.4	402	120	24
Edison, NJ ^^	30.8	83.1	344	121	25
Panama City-Lynn Haven, FL	29.3	49.3	225	122	42
Washington-Arlington-Alexandria, DC-VA-MD-WV ^^	29.2	86.2	407	123	43
Las Vegas-Paradise, NV	27.8	59.1	283	124	27
Port St. Lucie-Fort Pierce, FL	27.5	52.5	237	125	44
Chico, CA	25.8	48.2	265	126	28
Bridgeport-Stamford-Norwalk, CT	25.7	91.2	456	127	26
Providence-New Bedford-Fall River, RI-MA	25.6	64.8	275	128	27
Honolulu, HI	24.6	67.8	459	129	29
Boston-Quincy, MA ^^	23.9	76.4	380	130	28
Newark-Union, NJ-PA ^^	23.6	81.2	385	131	29
Visalia-Porterville, CA	23.3	42.7	230	132	30
Bakersfield, CA	23.0	46.5	255	133	31
Medford, OR	22.7	52.7	260	134	32
Naples-Marco Island, FL	21.4	63.2	340	135	45
Miami-Miami Beach-Kendall, FL ^^	19.6	46.4	243	136	46
Reno-Sparks, NV	18.7	63.8	343	137	33
Redding, CA	18.1	47.5	275	138	34
San Jose-Sunnyvale-Santa Clara, CA	14.8	93.9	645	139	35
Barnstable Town, MA	13.8	65.7	375	140	30
Fresno, CA	12.9	45.5	290	141	36
Nassau-Suffolk, NY ^^	11.7	88.9	440	142	31
Vallejo-Fairfield, CA	11.1	71.7	459	143	37
Riverside-San Bernardino-Ontario, CA	10.3	55.7	367	144	38
Santa Rosa-Petaluma, CA	10.2	72.9	560	145	39
Oakland-Fremont-Hayward, CA ^^	9.8	81.2	561	146	40
Oxnard-Thousand Oaks-Ventura, CA	9.3	76.8	599	147	41
San Francisco-San mateo-Redwood City, CA ^^	8.1	88.5	760	148	42
San Luis Obispo-Paso Robles, CA	7.8	61.7	527	149	43
Sacramento--Arden-Arcade--Roseville, CA	7.4	63.4	413	150	44
Yuba City, CA	7.1	46.6	311	151	45
New York-White Plains-Wayne, NY-NJ ^^	6.7	57.7	465	152	32
Stockton, CA	5.7	55.3	421	153	46
San Diego-Carlsbad-San Marcos, CA	5.1	62.9	489	154	47
Santa Cruz-Watsonville, CA	4.6	73.1	689	155	48
Modesto, CA	4.4	52.7	370	156	49
Santa Barbara-Santa Maria, CA	3.7	63.7	525	157	50
Santa Ana-Anaheim-Irvine, CA ^^	3.2	75.7	610	158	51
Salinas, CA	2.7	60.3	605	159	52
Merced, CA	2.5	44.8	350	160	53
Los Angeles-Long Beach-Glendale, CA ^^	2.4	54.5	495	161	54

^^ Indicate Metropolitan Divisions. All others are Metropolitan Statistical Areas.