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**NEW RESIDENTIAL CONSTRUCTION IN APRIL 2006**

The U.S. Census Bureau and the Department of Housing and Urban Development jointly announced the following new residential construction statistics for April 2006:

**BUILDING PERMITS**

Privately-owned housing units authorized by building permits in April were at a seasonally adjusted annual rate of 1,984,000. This is 5.4 percent ( $\pm 1.1\%$ ) below the revised March rate of 2,097,000 and is 8.0 percent ( $\pm 1.5\%$ ) below the April 2005 estimate of 2,156,000.

Single-family authorizations in April were at a rate of 1,502,000; this is 4.0 percent ( $\pm 1.0\%$ ) below the March figure of 1,565,000. Authorizations of units in buildings with five units or more were at a rate of 411,000 in April.

**HOUSING STARTS**

Privately-owned housing starts in April were at a seasonally adjusted annual rate of 1,849,000. This is 7.4 percent ( $\pm 7.2\%$ ) below the revised March estimate of 1,996,000 and is 11.1 percent ( $\pm 6.4\%$ ) below the April 2005 rate of 2,079,000.

Single-family housing starts in April were at a rate of 1,535,000; this is 5.6 percent ( $\pm 7.9\%$ )\* below the March figure of 1,626,000. The April rate for units in buildings with five units or more was 262,000.

**HOUSING COMPLETIONS**

Privately-owned housing completions in April were at a seasonally adjusted annual rate of 2,077,000. This is 6.6 percent ( $\pm 7.2\%$ )\* below the revised March estimate of 2,223,000, but is 8.0 percent ( $\pm 7.7\%$ ) above the April 2005 rate of 1,923,000.

Single-family housing completions in April were at a rate of 1,779,000; this is 6.0 percent ( $\pm 7.8\%$ )\* below the March figure of 1,893,000. The April rate for units in buildings with five units or more was 267,000.

*New Residential Construction data for May 2006 will be released on Tuesday, June 20, 2006, at 8:30 A.M. EDT.*

*Our Internet site is: <http://www.census.gov/newresconst>*

**EXPLANATORY NOTES**

In interpreting changes in the statistics in this release, note that month-to-month changes in seasonally adjusted statistics often show movements which may be irregular. It may take 4 months to establish an underlying trend for building permit authorizations, 6 months for total starts, and 6 months for total completions. The statistics in this release are estimated from sample surveys and are subject to sampling variability as well as nonsampling error including bias and variance from response, nonreporting, and undercoverage. Estimated relative standard errors of the most recent data are shown in the tables. Whenever a statement such as "2.5 percent ( $\pm 3.2\%$ ) above" appears in the text, this indicates the range (-0.7 to +5.7 percent) in which the actual percent change is likely to have occurred. All ranges given for percent changes are 90-percent confidence intervals and account only for sampling variability. If a range does not contain zero, the change is statistically significant. If it does contain zero, the change is not statistically significant; that is, it is uncertain whether there was an increase or decrease. The same policies apply to the confidence intervals for percent changes shown in the tables. On average, the preliminary seasonally adjusted estimates of total building permits, housing starts and housing completions are revised about one percent. Explanations of confidence intervals and sampling variability can be found on our web site listed above.

***Unadjusted estimates of housing units authorized by building permits for January through December 2005 have been revised. Also, seasonally adjusted estimates of housing units authorized by building permits, started, under construction, and completed for January 2004 through March 2006 have been revised.***

\* 90% confidence interval includes zero. The Census Bureau does not have sufficient statistical evidence to conclude that the actual change is different from zero.

**Table 1. New Privately-Owned Housing Units Authorized in Permit-Issuing Places**

[Thousands of units. Detail may not add to total because of rounding]

Period	United States				Northeast		Midwest		South		West	
	Total	In structures with --			Total	1 unit	Total	1 unit	Total	1 unit	Total	1 unit
		1 unit	2 to 4 units	5 units or more								
Seasonally adjusted annual rate												
2004: <sup>f</sup> January	1,954	1,540	93	321	191	131	363	289	899	712	501	408
February	1,967	1,566	86	315	187	131	350	298	915	723	515	414
March	2,074	1,654	102	318	208	150	380	310	953	763	533	431
April	2,063	1,613	93	357	198	144	379	296	948	744	538	429
May	2,144	1,670	88	386	201	136	367	298	1,020	783	556	453
June	2,016	1,611	83	322	206	138	347	288	931	759	532	426
July	2,110	1,619	105	386	198	127	363	289	985	763	564	440
August	2,053	1,606	83	364	179	119	383	305	957	752	534	430
September	2,039	1,586	78	375	199	122	384	294	930	749	526	421
October	2,100	1,596	87	417	183	121	370	286	1,020	772	527	417
November	2,081	1,574	92	415	203	128	344	279	948	730	586	437
December	2,087	1,616	92	379	190	123	396	299	947	771	554	423
2005: <sup>f</sup> January	2,141	1,649	78	414	198	121	339	265	1,046	825	558	438
February	2,121	1,636	89	396	199	122	364	288	995	786	563	440
March	2,083	1,599	81	403	183	111	346	268	1,005	780	549	440
April	2,156	1,654	74	428	200	119	370	281	1,028	811	558	443
May	2,092	1,651	82	359	203	123	352	276	979	797	558	455
June	2,169	1,672	86	411	210	123	356	277	1,060	821	543	451
July	2,186	1,704	98	384	202	131	368	287	1,035	827	581	459
August	2,185	1,688	86	411	202	132	349	278	1,090	839	544	439
September	2,221	1,760	87	374	207	138	349	280	1,054	853	611	489
October	2,111	1,699	81	331	194	126	351	286	1,032	841	534	446
November	2,170	1,698	79	393	207	122	348	283	1,055	860	560	433
December	2,094	1,629	85	380	207	118	318	237	1,056	842	513	432
2006: January <sup>f</sup>	2,198	1,667	103	428	210	130	384	275	1,073	844	531	418
February <sup>f</sup>	2,156	1,631	89	436	206	127	360	261	1,023	836	567	407
March <sup>f</sup>	2,097	1,565	84	448	209	126	340	254	1,045	815	503	370
<b>April<sup>g</sup></b>	<b>1,984</b>	<b>1,502</b>	<b>71</b>	<b>411</b>	<b>189</b>	<b>116</b>	<b>296</b>	<b>240</b>	<b>994</b>	<b>763</b>	<b>505</b>	<b>383</b>
Average RSE (%) <sup>1</sup>	1	1	3	1	1	2	2	3	1	1	1	1
<b>Percent Change:</b>												
<i>April 2006 from March 2006</i>	<b>-5.4%</b>	<b>-4.0%</b>	<b>-15.5%</b>	<b>-8.3%</b>	<b>-9.6%</b>	<b>-7.9%</b>	<b>-12.9%</b>	<b>-5.5%</b>	<b>-4.9%</b>	<b>-6.4%</b>	<b>0.4%</b>	<b>3.5%</b>
<i>90% Confidence Interval<sup>2</sup></i>	± 1.1	± 1.0	± 1.9	± 5.5	± 4.0	± 5.0	± 4.2	± 4.6	± 2.0	± 2.2	± 1.0	± 1.1
<i>April 2006 from April 2005</i>	<b>-8.0%</b>	<b>-9.2%</b>	<b>-4.1%</b>	<b>-4.0%</b>	<b>-5.5%</b>	<b>-2.5%</b>	<b>-20.0%</b>	<b>-14.6%</b>	<b>-3.3%</b>	<b>-5.9%</b>	<b>-9.5%</b>	<b>-13.5%</b>
<i>90% Confidence Interval<sup>2</sup></i>	± 1.5	± 1.1	± 3.5	± 5.8	± 6.0	± 7.5	± 4.9	± 5.3	± 2.0	± 2.2	± 1.9	± 2.2

See footnotes at end of table.

**Table 1. New Privately-Owned Housing Units Authorized in Permit-Issuing Places - Con.**

[Thousands of units. Detail may not add to total because of rounding]

Period	United States				Northeast		Midwest		South		West	
	Total	In structures with --			Total	1 unit	Total	1 unit	Total	1 unit	Total	1 unit
		1 unit	2 to 4 units	5 units or more								
Not seasonally adjusted												
2004	2,070.1	1,613.4	90.4	366.2	197.0	131.8	370.5	295.5	960.8	756.1	541.9	430.0
2005 <sup>f</sup>	2,140.2	1,668.5	83.5	388.3	200.8	123.9	351.3	276.4	1,032.5	820.8	555.6	447.4
RSE (%)	(X)	(X)	(X)	(X)	(X)	(X)	(X)	(X)	(X)	(X)	(X)	(X)
2005: First 4 months <sup>3</sup>	675.7	527.1	25.1	123.4	55.5	34.1	103.9	83.6	338.2	267.3	178.1	142.2
2006: First 4 months <sup>3</sup>	662.0	504.2	25.6	132.3	57.6	35.5	96.1	73.4	341.0	269.7	167.3	125.6
RSE (%)	(Z)	1	2	(Z)	2	3	2	2	1	(Z)	1	1
<i>Year to Date Percent Change</i> <sup>4</sup>	<b>-2.0%</b>	<b>-4.3%</b>	<b>2.0%</b>	<b>7.2%</b>	<b>3.9%</b>	<b>4.1%</b>	<b>-7.5%</b>	<b>-12.2%</b>	<b>0.8%</b>	<b>0.9%</b>	<b>-6.1%</b>	<b>-11.6%</b>
<i>90% Confidence Interval</i> <sup>2</sup>	± 0.9	± 1.0	± 3.0	± 1.7	± 3.6	± 4.6	± 2.3	± 2.6	± 0.8	± 0.9	± 1.5	± 1.7
2004: January	132.0	103.4	5.8	22.8	11.2	7.5	18.0	14.7	68.0	53.2	34.9	28.0
February	137.1	108.4	5.6	23.1	10.7	7.4	20.5	17.1	70.0	55.0	35.9	29.0
March	190.7	154.8	9.3	26.6	17.4	12.7	33.4	27.4	89.9	73.7	49.9	41.0
April	192.5	155.0	8.6	28.9	18.5	13.9	36.9	30.4	87.7	70.2	49.5	40.5
May	188.4	150.2	7.4	30.8	18.8	12.9	33.7	28.2	87.4	68.0	48.5	41.0
June	197.1	159.3	8.6	29.2	21.3	14.3	34.7	29.6	87.6	73.0	53.5	42.5
July	185.9	145.3	8.6	32.1	18.5	12.1	32.7	27.2	85.1	66.5	49.6	39.6
August	185.2	145.6	7.7	31.9	16.5	11.2	36.8	28.9	85.8	67.7	46.2	37.9
September	174.9	134.5	6.8	33.6	17.6	10.8	35.1	26.6	75.4	60.6	46.8	36.5
October	174.5	128.5	7.6	38.4	15.6	10.4	34.3	25.6	82.7	60.2	41.9	32.4
November	156.4	114.6	7.6	34.2	16.5	10.1	28.0	21.1	69.7	52.8	42.3	30.7
December	155.2	113.8	6.8	34.6	14.4	8.5	26.4	19.0	71.5	55.4	42.9	31.0
2005: <sup>f</sup> January	139.5	106.7	4.5	28.3	11.3	6.7	16.4	12.7	74.9	58.6	36.9	28.7
February	148.9	114.4	5.9	28.6	11.4	6.8	21.4	16.4	76.1	60.0	40.1	31.2
March	189.8	149.9	7.3	32.6	15.0	9.4	29.6	23.9	94.5	74.9	50.7	41.7
April	192.2	151.8	6.6	33.8	17.7	10.8	34.8	27.6	90.3	73.4	49.4	40.0
May	191.8	154.8	7.3	29.7	19.6	12.4	34.1	27.5	88.8	72.4	49.3	42.5
June	210.4	164.8	8.6	37.0	21.8	12.7	34.5	28.1	98.6	78.6	55.5	45.4
July	184.0	144.6	7.6	31.8	18.1	11.9	32.4	25.7	85.8	68.1	47.7	38.8
August	206.2	160.3	8.3	37.6	19.7	12.7	35.0	27.3	100.5	79.0	50.9	41.3
September	191.9	149.7	7.8	34.4	18.2	12.4	32.0	25.5	88.2	70.1	53.5	41.8
October	174.2	137.6	7.0	29.7	16.5	10.9	32.6	25.6	81.9	65.8	43.3	35.3
November	161.4	122.7	6.5	32.2	16.8	9.5	28.1	21.3	75.9	61.2	40.5	30.6
December	150.0	111.4	6.0	32.6	14.8	7.8	20.3	14.7	77.1	58.7	37.8	30.1
2006: January	149.1	112.6	6.5	30.0	12.4	7.6	19.7	13.9	81.5	62.9	35.4	28.3
February	152.0	114.6	5.8	31.5	11.9	7.0	21.3	14.9	78.5	63.8	40.4	28.9
March <sup>f</sup>	191.3	145.4	7.4	38.5	17.4	10.6	28.4	22.1	98.7	77.9	46.8	34.8
<b>April<sup>p</sup></b>	<b>166.0</b>	<b>129.8</b>	<b>5.8</b>	<b>30.3</b>	<b>15.8</b>	<b>10.2</b>	<b>26.5</b>	<b>22.3</b>	<b>81.6</b>	<b>64.6</b>	<b>42.0</b>	<b>32.8</b>
Average RSE (%) <sup>1</sup>	1	1	3	1	1	2	2	3	1	1	1	1

<sup>p</sup>Preliminary. <sup>f</sup>Revised. RSE Relative standard error. S Does not meet publication standards because tests for identifiable and stable seasonality do not meet reliability standards.

X Not applicable. Z Relative standard error is less than 0.5 percent.

<sup>1</sup>Average RSE for the latest 6-month period.

<sup>2</sup>See the Explanatory Notes in the accompanying text for an explanation of 90% confidence intervals

<sup>3</sup>Reflects revisions not distributed to months.

<sup>4</sup>Computed using unrounded data.

**Table 2. New Privately-Owned Housing Units Authorized, but Not Started, at End of Period**

[Not seasonally adjusted. Thousands of units. Detail may not add to total because of rounding]

Period	United States				Northeast		Midwest		South		West	
	Total	In structures with --			Total	1 unit	Total	1 unit	Total	1 unit	Total	1 unit
		1 unit	2 to 4 units	5 units or more								
2004: January	167.2	108.3	4.9	53.9	19.7	11.5	22.3	15.9	88.5	56.9	36.6	24.0
February	173.6	116.6	5.0	52.0	20.4	11.6	23.8	18.0	91.3	61.6	38.1	25.3
March	181.0	126.8	6.3	47.9	23.2	12.5	25.6	20.7	93.4	65.2	38.7	28.3
April	183.5	131.1	7.3	45.1	22.0	13.2	24.9	20.7	91.1	64.0	45.5	33.2
May	183.4	125.8	7.0	50.5	23.0	12.9	24.3	19.3	95.4	64.7	40.7	29.0
June	203.3	142.8	10.4	50.2	26.5	13.1	25.6	21.3	100.1	70.5	51.1	37.9
July	203.5	139.1	10.0	54.4	26.3	13.4	26.2	19.8	103.7	71.7	47.2	34.1
August	195.2	131.5	6.8	56.9	24.3	12.1	22.4	16.9	103.9	70.3	44.6	32.1
September	203.7	138.8	6.8	58.1	25.5	12.0	26.4	17.8	104.0	73.2	47.8	35.8
October	192.8	130.2	7.1	55.5	23.6	10.3	24.8	17.5	101.1	70.7	43.3	31.8
November	202.7	134.8	8.3	59.6	25.7	10.5	27.5	19.0	103.8	72.4	45.7	33.0
December	215.5	138.1	10.6	66.8	28.8	10.1	26.4	17.6	109.3	77.0	51.1	33.5
2005: January	202.1	131.5	9.1	61.5	27.9	12.3	26.5	19.5	102.5	68.6	45.2	31.2
February	197.7	131.2	9.1	57.4	27.0	12.0	25.8	20.2	100.9	67.1	44.0	31.9
March	221.2	154.0	9.1	58.1	24.0	11.2	30.0	24.1	118.0	82.8	49.2	35.8
April	229.5	164.9	8.6	56.0	25.9	13.4	35.7	29.1	112.5	79.7	55.4	42.7
May	219.6	157.6	8.9	53.1	26.8	14.7	31.1	25.8	112.0	79.0	49.7	38.2
June	232.6	170.3	9.7	52.6	29.3	15.5	31.1	25.0	113.8	83.5	58.4	46.3
July	222.0	161.4	9.4	51.2	28.5	15.6	30.2	24.3	107.5	79.6	55.8	42.0
August	231.2	165.0	9.8	56.4	27.8	16.4	30.5	23.9	120.8	87.4	52.1	37.3
September	231.2	166.9	7.9	56.5	27.1	17.0	27.6	22.0	122.9	88.3	53.6	39.7
October	220.3	160.3	8.7	51.4	26.7	15.5	30.5	23.5	113.5	83.1	49.6	38.1
November	217.6	158.7	8.4	50.4	27.3	15.3	27.9	21.5	112.9	85.5	49.5	36.4
December	223.3	161.9	10.1	51.3	27.9	13.5	28.9	21.5	109.8	85.8	56.7	41.1
2006: January	215.7	156.9	9.9	48.8	27.4	13.3	28.6	20.8	104.6	82.1	55.2	40.7
February <sup>f</sup>	214.9	152.6	9.9	52.4	27.3	14.8	30.3	20.2	105.4	81.7	51.9	36.0
March <sup>f</sup>	233.6	166.5	11.1	55.9	31.0	17.0	34.2	25.0	112.5	85.4	55.9	39.2
<b>April<sup>p</sup></b>	<b>232.5</b>	<b>163.9</b>	<b>9.8</b>	<b>58.8</b>	<b>29.6</b>	<b>15.7</b>	<b>30.6</b>	<b>22.9</b>	<b>114.4</b>	<b>85.0</b>	<b>58.0</b>	<b>40.2</b>
Average RSE (%) <sup>1</sup>	5	6	16	7	11	15	10	13	9	11	7	9
<b>Percent Change:<sup>2</sup></b>												
<i>April 2006 from March 2006</i>	<i>-0.5%</i>	<i>-1.6%</i>	<i>-12.2%</i>	<i>5.2%</i>	<i>-4.5%</i>	<i>-7.5%</i>	<i>-10.7%</i>	<i>-8.2%</i>	<i>1.7%</i>	<i>-0.4%</i>	<i>3.8%</i>	<i>2.7%</i>
<i>90% Confidence Interval<sup>3</sup></i>	<i>± 2.8</i>	<i>± 3.3</i>	<i>± 10.5</i>	<i>± 6.5</i>	<i>± 3.9</i>	<i>± 5.9</i>	<i>± 6.9</i>	<i>± 6.6</i>	<i>± 4.5</i>	<i>± 4.7</i>	<i>± 4.9</i>	<i>± 5.9</i>
<i>April 2006 from April 2005</i>	<i>1.3%</i>	<i>-0.6%</i>	<i>13.6%</i>	<i>5.0%</i>	<i>14.2%</i>	<i>17.5%</i>	<i>-14.3%</i>	<i>-21.2%</i>	<i>1.7%</i>	<i>6.7%</i>	<i>4.6%</i>	<i>-5.8%</i>
<i>90% Confidence Interval<sup>3</sup></i>	<i>± 10.1</i>	<i>± 11.4</i>	<i>± 32.3</i>	<i>± 14.8</i>	<i>± 24.6</i>	<i>± 31.6</i>	<i>± 9.5</i>	<i>± 11.0</i>	<i>± 18.5</i>	<i>± 21.7</i>	<i>± 12.5</i>	<i>± 10.4</i>

<sup>p</sup>Preliminary. <sup>f</sup>Revised. RSE Relative Standard Error.

<sup>1</sup>Average RSE for the latest 6-month period. <sup>2</sup>Computed using unrounded data.

<sup>3</sup>See the Explanatory Notes in the accompanying text for an explanation of 90% confidence intervals.

Note: These data represent the number of housing units authorized in all months up to and including the last day of the reporting period and not started as of that date without regard to the months of original permit issuance. Cancelled, abandoned, expired, and revoked permits are excluded.

**Table 3. New Privately-Owned Housing Units Started**

[Thousands of units. Detail may not add to total because of rounding]

Period	United States				Northeast		Midwest		South		West		
	Total	In structures with --			Total	1 unit	Total	1 unit	Total	1 unit	Total	1 unit	
		1 unit	2 to 4 units	5 units or more									
Seasonally adjusted annual rate													
2004: <sup>f</sup>	January	1,911	1,560	(S)	322	148	111	340	300	910	715	513	434
	February	1,846	1,481	(S)	336	172	113	335	302	866	676	473	390
	March	1,998	1,632	(S)	334	169	133	379	324	917	742	533	433
	April	2,003	1,646	(S)	320	180	139	394	335	965	780	464	392
	May	1,981	1,652	(S)	272	180	129	360	315	876	722	565	486
	June	1,828	1,526	(S)	276	164	132	313	260	878	741	473	393
	July	2,002	1,675	(S)	263	184	120	351	316	904	767	563	472
	August	2,024	1,691	(S)	266	202	136	366	319	917	780	539	456
	September	1,905	1,555	(S)	319	157	116	345	300	907	737	496	402
	October	2,072	1,660	(S)	370	177	126	392	319	960	765	543	450
	November	1,782	1,458	(S)	285	164	123	310	254	841	688	467	393
	December	2,042	1,714	(S)	281	195	141	381	335	939	774	527	464
2005: <sup>f</sup>	January	2,137	1,736	(S)	355	163	132	334	280	1,088	886	552	438
	February	2,213	1,796	(S)	365	202	151	440	359	1,000	832	571	454
	March	1,856	1,578	(S)	244	209	136	314	299	844	726	489	417
	April	2,079	1,680	(S)	351	190	124	335	280	1,049	872	505	404
	May	2,034	1,717	(S)	280	185	137	383	327	923	791	543	462
	June	2,078	1,724	(S)	316	195	148	342	301	1,045	846	496	429
	July	2,070	1,740	(S)	294	196	137	367	318	995	835	512	450
	August	2,075	1,713	(S)	319	204	135	375	303	925	790	571	485
	September	2,158	1,790	(S)	310	195	145	377	321	1,014	860	572	464
	October	2,046	1,726	(S)	287	170	144	336	302	1,029	848	511	432
	November	2,131	1,795	(S)	298	197	132	385	319	995	863	554	481
	December	2,002	1,633	(S)	338	167	129	295	250	1,104	871	436	383
2006:	January <sup>f</sup>	2,265	1,814	(S)	424	241	175	369	332	1,136	901	519	406
	February <sup>f</sup>	2,132	1,812	(S)	285	186	145	326	298	1,038	882	582	487
	March <sup>f</sup>	1,996	1,626	(S)	333	175	135	300	238	1,027	859	494	394
	<b>April<sup>p</sup></b>	<b>1,849</b>	<b>1,535</b>	<b>(S)</b>	<b>262</b>	<b>191</b>	<b>144</b>	<b>349</b>	<b>289</b>	<b>863</b>	<b>722</b>	<b>446</b>	<b>380</b>
Average RSE (%) <sup>1</sup>		4	4	(X)	12	11	14	8	8	5	5	6	6
<b>Percent Change:</b>													
	<i>April 2006 from March 2006</i>	<i>-7.4%</i>	<i>-5.6%</i>	<i>(S)</i>	<i>-21.3%</i>	<i>9.1%</i>	<i>6.7%</i>	<i>16.3%</i>	<i>21.4%</i>	<i>-16.0%</i>	<i>-15.9%</i>	<i>-9.7%</i>	<i>-3.6%</i>
	<i>90% Confidence Interval<sup>2</sup></i>	<i>± 7.2</i>	<i>± 7.9</i>	<i>(X)</i>	<i>± 21.2</i>	<i>± 20.7</i>	<i>± 23.0</i>	<i>± 22.7</i>	<i>± 20.4</i>	<i>± 9.6</i>	<i>± 10.7</i>	<i>± 8.6</i>	<i>± 9.3</i>
	<i>April 2006 from April 2005</i>	<i>-11.1%</i>	<i>-8.6%</i>	<i>(S)</i>	<i>-25.4%</i>	<i>0.5%</i>	<i>16.1%</i>	<i>4.2%</i>	<i>3.2%</i>	<i>-17.7%</i>	<i>-17.2%</i>	<i>-11.7%</i>	<i>-5.9%</i>
	<i>90% Confidence Interval<sup>2</sup></i>	<i>± 6.4</i>	<i>± 6.1</i>	<i>(X)</i>	<i>± 22.6</i>	<i>± 23.1</i>	<i>± 19.1</i>	<i>± 14.9</i>	<i>± 11.8</i>	<i>± 9.2</i>	<i>± 7.8</i>	<i>± 13.2</i>	<i>± 14.8</i>

See footnotes at end of table.

**Table 3. New Privately-Owned Housing Units Started - Con.**

[Thousands of units. Detail may not add to total because of rounding]

Period	United States				Northeast		Midwest		South		West	
	Total	In structures with --			Total	1 unit	Total	1 unit	Total	1 unit	Total	1 unit
		1 unit	2 to 4 units	5 units or more								
Not seasonally adjusted												
2004	1,955.8	1,610.5	42.3	303.0	175.4	127.7	355.7	306.4	908.5	743.4	516.2	433.1
2005	2,068.3	1,715.8	41.1	311.4	189.7	137.5	357.4	305.7	996.1	831.2	525.1	441.4
RSE (%)	1	1	10	4	3	5	2	1	1	2	2	2
2005: First 4 months	632.8	520.4	13.5	98.9	53.2	36.0	94.2	79.1	323.1	273.1	162.3	132.1
2006: First 4 months	627.9	518.7	11.5	97.7	54.2	39.7	88.7	74.2	328.8	276.4	156.3	128.4
RSE (%)	2	2	11	6	6	9	3	2	3	2	3	2
<i>Year to Date Percent Change</i> <sup>3</sup>	<b>-0.8%</b>	<b>-0.3%</b>	<b>-14.7%</b>	<b>-1.2%</b>	<b>1.8%</b>	<b>10.1%</b>	<b>-5.8%</b>	<b>-6.2%</b>	<b>1.7%</b>	<b>1.2%</b>	<b>-3.7%</b>	<b>-2.8%</b>
<i>90% Confidence Interval</i> <sup>2</sup>	± 3.7	± 3.8	± 24.9	± 12.2	± 12.7	± 14.2	± 6.3	± 5.8	± 6.4	± 6.0	± 6.4	± 5.6
2004: January	124.5	99.5	2.0	23.0	8.1	5.5	16.0	13.1	65.4	51.4	35.1	29.5
February	126.4	102.1	1.9	22.4	9.7	5.8	18.1	15.9	65.2	52.5	33.5	27.9
March	173.8	143.5	2.6	27.7	13.3	10.4	30.1	25.6	83.9	69.4	46.5	38.2
April	179.5	149.9	3.1	26.5	16.0	12.6	35.6	30.8	86.8	71.4	41.1	35.1
May	187.6	159.1	4.9	23.6	17.1	12.7	35.7	31.8	80.0	66.7	54.7	47.9
June	172.3	146.7	2.2	23.4	16.5	13.7	32.9	28.4	80.2	68.6	42.8	36.0
July	182.0	152.5	5.8	23.7	17.1	11.4	33.1	29.9	79.4	67.0	52.4	44.2
August	185.9	155.4	6.2	24.3	19.6	13.6	35.6	31.3	81.2	68.6	49.5	41.9
September	164.0	132.0	2.8	29.2	14.3	10.5	32.6	28.5	74.8	59.3	42.3	33.7
October	181.3	143.4	3.9	34.0	16.1	11.4	35.7	29.1	82.8	64.8	46.7	38.1
November	138.1	111.0	3.3	23.8	13.2	9.8	25.8	21.1	63.2	50.4	35.8	29.6
December	140.2	115.4	3.6	21.3	14.4	10.3	24.4	20.9	65.6	53.2	35.8	31.0
2005: January	142.9	114.3	3.3	25.3	8.7	6.5	15.9	12.1	80.2	65.9	37.9	29.8
February	149.1	121.1	3.5	24.5	11.1	7.7	23.8	18.4	74.7	63.4	39.5	31.6
March	156.2	133.4	2.8	20.0	16.5	10.5	24.8	23.5	72.7	63.1	42.2	36.3
April	184.6	151.5	4.0	29.1	16.9	11.4	29.6	25.1	95.5	80.7	42.7	34.3
May	197.9	170.4	3.2	24.4	17.6	13.5	40.2	35.4	85.6	74.1	54.5	47.5
June	192.8	162.8	3.2	26.9	19.5	15.5	35.0	31.4	93.1	76.2	45.3	39.6
July	187.6	158.0	3.2	26.3	18.3	13.0	34.5	30.1	88.3	74.0	46.5	41.0
August	192.0	158.6	3.9	29.5	19.8	13.4	36.7	30.1	83.7	71.2	51.8	43.9
September	187.9	154.0	5.4	28.5	17.7	13.1	35.8	30.6	84.7	70.5	49.7	39.7
October	180.4	150.7	3.0	26.6	15.4	13.1	30.3	27.1	89.8	73.0	44.9	37.6
November	160.7	133.1	3.2	24.4	15.9	10.6	32.2	26.8	72.1	61.2	40.5	34.5
December	136.0	107.9	2.4	25.8	12.3	9.4	18.5	15.1	75.7	58.0	29.5	25.5
2006: January	153.0	121.0	1.9	30.1	13.3	8.6	18.0	15.4	84.7	68.0	37.0	29.0
February <sup>f</sup>	145.1	123.6	2.4	19.1	10.1	7.4	17.1	15.2	77.7	67.2	40.2	33.9
March <sup>f</sup>	168.4	138.7	2.9	26.7	13.6	10.4	22.9	17.9	90.3	76.8	41.6	33.5
<b>April<sup>p</sup></b>	<b>161.3</b>	<b>135.3</b>	<b>4.3</b>	<b>21.7</b>	<b>17.2</b>	<b>13.3</b>	<b>30.6</b>	<b>25.6</b>	<b>76.1</b>	<b>64.3</b>	<b>37.5</b>	<b>32.0</b>
Average RSE (%) <sup>1</sup>	4	4	23	12	11	14	8	8	5	5	6	6

<sup>p</sup>Preliminary. <sup>f</sup>Revised. RSE Relative standard error. S Does not meet publication standards because tests for identifiable and stable seasonality do not meet reliability standards.

X Not applicable.

<sup>1</sup>Average RSE for the latest 6-month period.

<sup>2</sup>See the Explanatory Notes in the accompanying text for an explanation of 90% confidence intervals.

<sup>3</sup>Computed using unrounded data.

**Table 4. New Privately-Owned Housing Units Under Construction at End of Period**

[Thousands of units. Detail may not add to total because of rounding]

Period	United States				Northeast		Midwest		South		West		
	Total	In structures with --			Total	1 unit	Total	1 unit	Total	1 unit	Total	1 unit	
		1 unit	2 to 4 units	5 units or more									
Seasonally adjusted													
2004: <sup>f</sup>	January	1,191	818	(S)	348	130	73	235	176	516	352	310	217
	February	1,197	818	(S)	354	132	73	232	173	521	353	312	219
	March	1,219	837	(S)	356	131	73	236	178	531	360	321	226
	April	1,222	838	(S)	358	135	76	238	180	536	362	313	220
	May	1,233	853	(S)	351	139	78	238	180	536	365	320	230
	June	1,229	855	(S)	346	140	82	234	178	537	368	318	227
	July	1,247	859	(S)	357	142	81	229	177	552	369	324	232
	August	1,238	867	(S)	336	145	83	222	175	540	372	331	237
	September	1,247	870	(S)	341	144	83	222	174	544	373	337	240
	October	1,264	880	(S)	348	142	81	225	176	554	379	343	244
	November	1,268	884	(S)	347	143	83	225	176	556	379	344	246
	December	1,280	891	(S)	351	148	85	227	178	560	382	345	246
2005: <sup>f</sup>	January	1,302	904	(S)	360	152	85	226	176	578	397	346	246
	February	1,320	916	(S)	367	153	87	229	177	587	403	351	249
	March	1,310	909	(S)	364	158	88	227	176	579	399	346	246
	April	1,324	913	(S)	373	165	88	224	173	590	409	345	243
	May	1,325	916	(S)	372	164	88	221	171	590	411	350	246
	June	1,331	915	(S)	377	166	87	218	169	595	413	352	246
	July	1,343	923	(S)	382	170	88	218	169	601	417	354	249
	August	1,360	934	(S)	389	171	90	219	169	608	422	362	253
	September	1,378	943	(S)	396	173	92	223	171	611	424	371	256
	October	1,373	952	(S)	384	172	95	221	172	613	428	367	257
	November	1,393	969	(S)	386	174	94	226	175	619	436	374	264
	December	1,401	972	(S)	394	173	95	225	173	631	441	372	263
2006:	January <sup>f</sup>	1,418	986	(S)	399	176	99	226	174	645	451	371	262
	February <sup>f</sup>	1,424	991	(S)	402	178	102	224	173	647	453	375	263
	March <sup>f</sup>	1,411	974	(S)	407	176	101	222	170	639	444	374	259
	<b>April<sup>p</sup></b>	<b>1,388</b>	<b>952</b>	<b>(S)</b>	<b>405</b>	<b>174</b>	<b>101</b>	<b>220</b>	<b>168</b>	<b>625</b>	<b>429</b>	<b>369</b>	<b>254</b>
Average RSE (%) <sup>1</sup>		1	2	(X)	3	4	7	4	4	2	3	2	3
<b>Percent Change:</b>													
	<i>April 2006 from March 2006</i>	<b>-1.6%</b>	<b>-2.3%</b>	<b>(S)</b>	<b>-0.5%</b>	<b>-1.1%</b>	<b>0.0%</b>	<b>-0.9%</b>	<b>-1.2%</b>	<b>-2.2%</b>	<b>-3.4%</b>	<b>-1.3%</b>	<b>-1.9%</b>
	<i>90% Confidence Interval<sup>2</sup></i>	± 0.8	± 0.9	(X)	± 1.4	± 2.3	± 2.5	± 1.9	± 1.9	± 1.2	± 1.5	± 1.0	± 1.1
	<i>April 2006 from April 2005</i>	<b>4.8%</b>	<b>4.3%</b>	<b>(S)</b>	<b>8.6%</b>	<b>5.5%</b>	<b>14.8%</b>	<b>-1.8%</b>	<b>-2.9%</b>	<b>5.9%</b>	<b>4.9%</b>	<b>7.0%</b>	<b>4.5%</b>
	<i>90% Confidence Interval<sup>2</sup></i>	± 2.6	± 3.2	(X)	± 5.0	± 9.8	± 10.9	± 5.6	± 5.9	± 4.7	± 5.7	± 4.8	± 5.5

See footnotes at end of table.

**Table 4. New Privately-Owned Housing Units Under Construction at End of Period - Con.**

[Thousands of units. Detail may not add to total because of rounding]

Period	United States				Northeast		Midwest		South		West	
	Total	In structures with --			Total	1 unit	Total	1 unit	Total	1 unit	Total	1 unit
		1 unit	2 to 4 units	5 units or more								
Not seasonally adjusted												
2004: January	1,145.7	773.6	25.4	346.6	126.6	70.1	224.7	165.6	495.9	332.5	298.6	205.5
February	1,149.9	772.3	25.0	352.5	126.1	67.8	218.6	160.1	504.6	336.7	300.6	207.8
March	1,186.6	800.7	25.9	360.0	128.2	69.5	223.4	164.5	523.6	351.0	311.4	215.7
April	1,210.9	822.4	26.7	361.7	133.9	73.8	229.6	170.5	538.5	363.0	308.9	215.1
May	1,239.1	857.4	28.7	353.0	139.9	78.3	234.0	176.0	542.7	371.0	322.5	232.1
June	1,247.0	873.5	28.3	345.2	140.4	82.8	237.4	181.4	547.5	378.6	321.7	230.6
July	1,286.5	897.0	30.8	358.8	145.2	84.0	238.1	185.6	568.2	384.4	335.1	243.0
August	1,278.2	912.8	34.5	330.8	147.8	86.7	233.4	186.7	553.3	388.1	343.6	251.3
September	1,281.3	909.0	35.2	337.0	147.3	86.8	233.2	185.8	554.4	385.6	346.3	250.9
October	1,293.8	910.4	36.1	347.4	145.4	84.8	235.6	186.4	562.8	388.4	350.1	250.7
November	1,279.7	893.5	37.4	348.8	145.2	84.8	232.3	183.1	554.7	376.9	347.5	248.6
December	1,237.1	850.3	38.1	348.7	146.8	83.7	222.4	174.0	536.4	359.0	331.6	233.6
2005: January	1,252.9	856.0	38.0	358.9	147.8	81.3	216.5	166.3	555.6	375.1	333.0	233.2
February	1,270.3	866.4	37.0	366.9	146.5	80.4	214.8	163.3	568.3	384.4	340.6	238.3
March	1,278.2	874.0	37.3	366.9	154.2	83.4	214.9	163.8	571.0	389.4	338.1	237.3
April	1,311.9	896.2	38.4	377.3	162.2	84.5	215.6	163.6	593.1	410.2	341.0	237.9
May	1,334.2	922.3	36.9	375.0	164.9	88.1	218.8	168.2	597.4	417.3	353.1	248.8
June	1,355.3	939.2	38.5	377.6	168.0	88.7	222.3	172.9	607.0	425.4	358.0	252.2
July	1,383.5	961.7	37.9	383.8	174.0	91.6	225.9	177.2	618.8	434.2	364.7	258.7
August	1,398.2	978.4	36.2	383.6	174.0	94.3	227.8	178.4	623.3	439.8	373.1	265.9
September	1,413.2	983.8	38.3	391.1	176.8	96.7	232.7	181.5	623.9	439.3	379.8	266.2
October	1,405.5	985.0	37.0	383.5	175.6	98.6	230.8	181.7	623.6	438.7	375.5	266.0
November	1,402.6	977.5	37.9	387.3	177.0	96.5	232.6	181.7	617.4	433.8	375.5	265.5
December	1,355.9	929.1	35.0	391.8	171.9	93.9	221.4	169.6	604.2	415.4	358.4	250.2
2006: January	1,369.3	936.7	33.2	399.4	171.9	94.6	217.3	165.5	620.9	426.7	359.2	249.9
February <sup>f</sup>	1,371.2	938.7	30.6	401.9	170.3	94.1	211.3	160.8	625.8	431.9	363.8	251.9
March <sup>f</sup>	1,373.2	933.6	29.9	409.7	170.8	95.5	209.7	157.5	629.2	432.7	363.5	247.9
<b>April<sup>p</sup></b>	<b>1,374.6</b>	<b>933.1</b>	<b>31.0</b>	<b>410.5</b>	<b>171.8</b>	<b>97.8</b>	<b>211.9</b>	<b>159.6</b>	<b>628.5</b>	<b>430.0</b>	<b>362.4</b>	<b>245.8</b>
Average RSE (%) <sup>1</sup>	1	2	8	3	4	7	4	4	2	3	2	3

<sup>p</sup>Preliminary. <sup>f</sup>Revised. RSE Relative standard error. S Does not meet publication standards because tests for identifiable and stable seasonality do not meet reliability standards.

X Not applicable.

<sup>1</sup>Average RSE for the latest 6-month period.

<sup>2</sup>See the Explanatory Notes in the accompanying text for an explanation of 90% confidence intervals.

**Table 5. New Privately-Owned Housing Units Completed**

[Thousands of units. Detail may not add to total because of rounding]

Period	United States				Northeast		Midwest		South		West	
	Total	In structures with --			Total	1 unit	Total	1 unit	Total	1 unit	Total	1 unit
		1 unit	2 to 4 units	5 units or more								
Seasonally adjusted annual rate												
2004: <sup>f</sup> January	1,709	1,434	(S)	262	130	124	377	315	725	607	477	388
February	1,718	1,447	(S)	240	138	112	366	323	765	651	449	361
March	1,794	1,491	(S)	282	150	123	339	291	842	692	463	385
April	1,938	1,645	(S)	271	140	114	366	317	889	753	543	461
May	1,893	1,505	(S)	367	148	110	368	315	902	704	475	376
June	1,857	1,521	(S)	312	174	105	354	283	836	698	493	435
July	1,881	1,546	(S)	303	155	121	375	305	871	720	480	400
August	1,911	1,554	(S)	339	167	119	421	323	875	726	448	386
September	1,796	1,533	(S)	243	163	119	339	304	837	711	457	399
October	1,839	1,539	(S)	271	188	137	356	302	808	678	487	422
November	1,758	1,464	(S)	272	153	104	316	258	839	727	450	375
December	1,921	1,655	(S)	238	141	130	361	315	856	710	563	500
2005: <sup>f</sup> January	1,891	1,587	(S)	259	157	131	328	306	863	702	543	448
February	1,899	1,599	(S)	248	189	130	381	323	876	757	453	389
March	1,775	1,512	(S)	234	151	111	328	294	796	677	500	430
April	1,923	1,617	(S)	277	166	140	348	311	899	729	510	437
May	2,089	1,740	(S)	301	168	128	429	363	964	789	528	460
June	1,977	1,696	(S)	249	202	176	371	321	935	776	469	423
July	1,883	1,646	(S)	199	143	123	342	302	880	762	518	459
August	1,954	1,652	(S)	255	208	133	359	311	876	756	511	452
September	1,944	1,653	(S)	258	167	119	334	288	930	796	513	450
October	1,967	1,615	(S)	325	153	109	344	293	958	797	512	416
November	1,909	1,630	(S)	254	158	143	338	291	911	764	502	432
December	1,953	1,668	(S)	243	178	137	327	293	936	797	512	441
2006: January <sup>f</sup>	2,044	1,652	(S)	345	184	122	354	307	995	798	511	425
February <sup>f</sup>	2,038	1,728	(S)	239	206	128	319	294	971	846	542	460
March <sup>f</sup>	2,223	1,893	(S)	283	194	142	355	303	1,112	954	562	494
<b>April<sup>p</sup></b>	<b>2,077</b>	<b>1,779</b>	<b>(S)</b>	<b>267</b>	<b>229</b>	<b>155</b>	<b>347</b>	<b>300</b>	<b>987</b>	<b>863</b>	<b>514</b>	<b>461</b>
Average RSE (%) <sup>1</sup>	4	4	(X)	12	14	15	9	9	6	6	7	7
<b>Percent Change:</b>												
<i>April 2006 from March 2006</i>	<b>-6.6%</b>	<b>-6.0%</b>	<b>(S)</b>	<b>-5.7%</b>	<b>18.0%</b>	<b>9.2%</b>	<b>-2.3%</b>	<b>-1.0%</b>	<b>-11.2%</b>	<b>-9.5%</b>	<b>-8.5%</b>	<b>-6.7%</b>
<i>90% Confidence Interval<sup>2</sup></i>	± 7.2	± 7.8	(X)	± 26.1	± 43.0	± 45.4	± 21.9	± 22.6	± 10.6	± 11.8	± 9.4	± 9.4
<i>April 2006 from April 2005</i>	<b>8.0%</b>	<b>10.0%</b>	<b>(S)</b>	<b>-3.6%</b>	<b>38.0%</b>	<b>10.7%</b>	<b>-0.3%</b>	<b>-3.5%</b>	<b>9.8%</b>	<b>18.4%</b>	<b>0.8%</b>	<b>5.5%</b>
<i>90% Confidence Interval<sup>2</sup></i>	± 7.7	± 9.0	(X)	± 22.3	± 37.8	± 26.2	± 17.2	± 18.9	± 11.2	± 13.2	± 16.1	± 18.2

See footnotes at end of table.

**Table 5. New Privately-Owned Housing Units Completed - Con.**

[Thousands of units. Detail may not add to total because of rounding]

Period	United States				Northeast		Midwest		South		West	
	Total	In structures with --			Total	1 unit	Total	1 unit	Total	1 unit	Total	1 unit
		1 unit	2 to 4 units	5 units or more								
Not seasonally adjusted												
2004	1,841.9	1,531.5	23.5	286.9	155.9	118.9	362.4	303.6	840.4	699.8	483.3	409.2
2005	1,931.4	1,635.9	37.5	258.0	170.7	131.7	351.9	307.2	903.7	760.5	505.1	436.5
RSE (%)	1	1	10	3	4	4	2	2	2	2	2	2
2005: First 4 months	549.3	464.9	11.0	73.4	46.4	35.7	97.7	86.9	255.9	214.8	149.3	127.5
2006: First 4 months	617.0	521.6	13.9	81.5	57.3	38.1	97.3	84.9	303.9	260.7	158.6	138.0
RSE (%)	2	2	14	6	11	10	5	4	3	3	3	4
<i>Year to Date Percent Change</i> <sup>3</sup>	<b>12.3%</b>	<b>12.2%</b>	<b>26.0%</b>	<b>11.1%</b>	<b>23.4%</b>	<b>6.6%</b>	<b>-0.4%</b>	<b>-2.3%</b>	<b>18.8%</b>	<b>21.4%</b>	<b>6.2%</b>	<b>8.2%</b>
<i>90% Confidence Interval</i> <sup>2</sup>	± 4.5	± 4.8	± 38.1	± 13.7	± 22.1	± 18.7	± 9.2	± 8.9	± 7.1	± 8.0	± 7.3	± 8.2
2004: January	118.6	99.4	0.9	18.2	9.5	9.1	25.1	20.8	51.0	42.8	32.9	26.7
February	119.5	101.2	2.1	16.2	9.6	7.9	24.2	21.3	54.1	46.4	31.6	25.6
March	137.0	115.1	1.5	20.4	10.1	8.1	24.3	20.8	66.1	55.2	36.5	30.9
April	152.0	129.0	1.7	21.3	10.6	8.5	28.5	24.7	70.0	59.3	42.9	36.5
May	159.5	125.1	1.9	32.5	12.0	8.7	31.1	26.5	76.4	58.9	39.9	31.1
June	162.1	130.4	2.2	29.5	15.4	8.9	30.1	23.4	73.2	60.2	43.4	37.9
July	159.0	127.8	3.0	28.2	13.4	10.3	31.8	25.3	73.5	59.5	40.2	32.8
August	176.6	137.2	2.0	37.4	16.5	11.1	40.3	29.5	79.2	62.8	40.6	33.8
September	158.2	136.2	1.7	20.3	13.8	10.1	31.9	28.9	72.5	62.0	40.0	35.2
October	165.1	140.7	2.4	22.0	17.4	13.3	33.0	28.6	71.2	60.7	43.4	38.1
November	150.4	128.7	1.6	20.1	13.8	10.2	28.3	24.1	70.6	62.3	37.7	32.1
December	184.1	160.8	2.4	20.8	13.8	12.8	33.6	29.7	82.5	69.7	54.2	48.6
2005: January	130.9	109.8	3.2	18.0	10.9	9.1	21.7	20.2	60.5	49.4	37.8	31.2
February	132.0	111.7	3.5	16.7	12.8	8.8	25.4	21.5	61.9	53.8	31.9	27.5
March	135.7	116.7	2.1	17.0	10.4	7.5	23.3	20.9	62.5	53.9	39.5	34.4
April	150.7	126.7	2.2	21.8	12.3	10.3	27.3	24.4	71.0	57.7	40.1	34.4
May	176.3	145.3	4.2	26.8	14.1	10.5	36.5	30.6	81.7	66.2	44.1	38.0
June	171.0	144.5	3.0	23.4	16.9	14.4	31.0	26.3	81.9	66.9	41.2	36.9
July	158.5	136.3	3.5	18.6	12.3	10.3	28.8	25.1	74.1	63.1	43.3	37.8
August	178.3	145.0	5.2	28.1	19.9	11.6	33.8	28.5	78.7	65.5	46.0	39.4
September	172.0	147.8	2.8	21.4	15.1	11.1	31.3	27.4	80.7	69.5	45.0	39.7
October	175.7	147.1	2.2	26.3	13.9	10.3	31.9	27.8	84.5	71.4	45.4	37.6
November	162.8	142.2	1.9	18.8	14.4	13.3	30.5	27.0	76.0	65.1	41.9	36.8
December	187.5	162.8	3.6	21.1	17.8	14.2	30.6	27.6	90.2	78.1	48.9	42.8
2006: January	142.4	115.1	3.2	24.0	13.3	8.9	23.5	20.2	69.8	56.1	35.8	29.8
February <sup>f</sup>	141.7	120.8	4.8	16.1	14.0	8.7	21.3	19.5	68.5	60.1	38.0	32.5
March <sup>f</sup>	170.4	146.5	3.4	20.4	13.2	9.4	25.2	21.4	87.5	76.1	44.5	39.6
<b>April<sup>p</sup></b>	<b>162.6</b>	<b>139.2</b>	<b>2.4</b>	<b>21.0</b>	<b>16.9</b>	<b>11.1</b>	<b>27.4</b>	<b>23.7</b>	<b>78.1</b>	<b>68.4</b>	<b>40.3</b>	<b>36.1</b>
Average RSE (%) <sup>1</sup>	4	4	27	12	14	15	9	9	6	6	7	7

<sup>p</sup>Preliminary. <sup>r</sup>Revised. RSE Relative standard error. S Does not meet publication standards because tests for identifiable and stable seasonality do not meet reliability standards. X Not applicable.

<sup>1</sup>Average RSE for the latest 6-month period.

<sup>2</sup>See the Explanatory Notes in the accompanying text for an explanation of 90% confidence intervals.

<sup>3</sup>Computed using unrounded data.