

Construction and Housing

This section presents data on the construction industry and on various indicators of its activity and costs; on housing units and their characteristics and occupants; and on the characteristics and vacancy rates for commercial buildings. There are new data on industrial buildings and the construction value series changed its base year to 1992 dollars for its constant dollar series.

The principal source of these data is the U.S. Bureau of the Census, which issues a variety of current publications. Construction statistics compiled by the Bureau appear in its monthly *Current Construction Reports* series with various quarterly or annual supplements; *Housing Starts and Housing Completions* present data by type of structure and by four major census regions; *New One-Family Houses Sold and For Sale* also provides statistics annually on physical and financial characteristics for all new housing by the four major census regions; *Price Index of New One-Family Houses Sold* presents quarterly figures and annual regional data; and *Housing Units Authorized by Building Permits* covers approximately 19,000 permit-issuing jurisdictions in the United States (prior to 1995, 17,000 places). Statistics on expenditures by owners of residential properties are issued quarterly and annually in *Expenditures for Residential Upkeep and Improvements*. *Value of New Construction Put in Place* presents data on all types of construction and includes monthly composite cost indexes. Reports of the censuses of construction industries (see below) are also issued on various topics.

Other Census Bureau publications include the *Current Housing Reports* series, which comprises the quarterly *Housing Vacancies*, the quarterly *Market Absorption of Apartments*, the American Housing Survey (formerly Annual Housing Survey) and reports of the censuses of housing and of construction industries. *Construction Review*, published quarterly by the International Trade Administration, U.S. Department of Commerce, contains many of the census series and other construction statistics series from the Federal Government and private agencies.

In Brief

Value of new construction in constant (1992) dollars reached \$470 billion in 1995, its highest level since 1986.

Sales of existing one-family homes declined 3.6% between 1994 and 1995 to just over 3.8 million units.

The Nation's office vacancy rate declined to 14.3% at yearend 1995, the lowest rate since 1984.

Other sources include the monthly *Dodge Construction Potentials* of F. W. Dodge Division, McGraw-Hill Information Systems Company, New York, NY, which presents national and State data on construction contracts; the National Association of Home Builders with State-level data on housing starts; the NATIONAL ASSOCIATION OF REALTORS, which presents data on existing home sales; the Society of Industrial and Office Realtors and Oncor International on commercial 2nd industrial office space; the Bureau of Economic Analysis, which presents data on residential capital and gross housing product; and the U.S. Energy Information Administration, which provides data on commercial buildings through its periodic sample surveys.

Censuses and surveys—Censuses of the construction industry were first conducted by the Bureau of the Census for 1929, 1935, and 1939; beginning in 1967, a census has been taken every five years (for years ending in “2” and “7”). The latest reports are for 1992.

The 1992 Census of Construction Industries, in accordance with the 1987 *Standard Industrial Classification Manual* (see text, section 13), covers all employer establishments primarily engaged in (1) building construction by general contractors or operative builders; (2) heavy (nonbuilding) construction by general contractors; and (3) construction by special trade contractors.

From 1850 through 1930, the Bureau of the Census collected some housing data as part of its censuses of population and agriculture. Beginning in 1940, separate censuses of housing have been taken at 10-year intervals. For the 1970 and 1980 censuses, data on year-round housing units were collected and issued on occupancy and structural characteristics, plumbing facilities, value, and rent; for 1990 such characteristics were presented for all housing units.

The American Housing Survey (*Current Housing Reports* series H-150 and H-170), which began in 1973, provided an annual and ongoing series of data on selected housing and demographic characteristics until 1983. In 1984 the name of the survey was changed from the Annual Housing Survey. It is currently based on a biennial national sample and on 11 annual MSA samples. All samples represent a cross section of the housing stock in their respective areas. Estimates are subject to both sampling and non-sampling errors; caution should therefore, be used in making comparisons with 1970 and 1980 census data.

Data on residential mortgages were collected continuously from 1890 to 1970,

except 1930, as part of the decennial census by the Bureau of the Census. Since 1973, mortgage status data, limited to single family homes on less than ten acres with no business on the property, have been presented in the American Housing Survey. Data on mortgage activity are covered in section 16.

Housing units—In general, a housing unit is a group of rooms or a single room occupied or intended for occupancy as separate living quarters; that is, the occupants do not live and eat with any other persons in the structure and there is direct access from the outside or through a common hall. Transient accommodations, barracks for workers, and institutional-type quarters are not counted as housing units.

Statistical reliability—For a discussion of statistical collection and estimation, sampling procedures, and measures of statistical reliability applicable to Census Bureau data, see Appendix III.

Historical statistics—Tabular headnotes provide cross-references, where applicable, to *Historical Statistics of the United States, Colonial Times to 1970*. See Appendix IV.

No. 1169. Construction Industries—Summary, by Industry: 1992

[Based on a probability sample of about 160,000 construction establishments with payroll in 1987; see Appendix III.
N.e.c. = Not elsewhere classified]

INDUSTRY	SIC ¹ code	Estab- lish- ments with payroll (1,000)	EMPLOYEES (1,000)		PAYROLL (mil. dol.)		VALUE OF CONSTRUCTION WORK (mil. dol.)		Value added ³ (mil. dol.)
			Total	Con- struction workers	Total	Con- struction workers	Total	Net ²	
All industries, total	(X)	572.9	4,668	3,596	117,730	83,408	528,106	391,190	234,618
General building contractors	15	168.4	1,097	759	27,078	16,125	215,629	114,722	63,117
Single-family houses	1521	107.5	404	296	7,278	4,869	48,633	33,660	17,183
Other residential buildings	1522	6.5	49	35	1,161	718	7,835	4,338	2,454
Operative builders	1531	17.0	114	50	3,359	1,045	44,588	26,843	15,289
Industrial buildings and warehouses	1541	7.7	123	92	3,476	2,310	20,586	10,967	6,438
Nonresidential buildings, n.e.c	1542	29.7	407	286	11,804	7,183	93,987	38,913	21,754
Heavy construction contractors	16	37.2	799	647	23,728	17,622	95,571	77,526	49,165
Highway and street construction	1611	10.1	257	211	7,358	5,457	35,332	27,863	15,711
Bridge, tunnel, and elevated highway	1622	1.0	44	36	1,485	1,125	7,198	5,316	3,078
Water, sewer, and utility lines	1623	10.2	194	160	5,624	4,252	20,205	17,587	11,734
Heavy construction, n.e.c	1629	15.8	304	240	9,261	6,788	32,837	26,760	18,642
Special trade contractors	17	367.3	2,772	2,190	66,924	49,302	216,905	198,942	122,336
Plumbing, heating, air-conditioning	1711	75.4	613	455	16,613	11,781	56,902	50,756	29,432
Painting and paperhanging	1721	32.0	163	136	3,164	2,470	8,690	8,095	5,855
Electrical work	1731	54.0	487	379	13,624	10,039	40,259	38,541	23,548
Masonry and other stonework	1741	22.6	148	130	2,883	2,366	8,458	7,956	5,146
Plastering, drywall, insulation	1742	18.6	207	173	4,910	3,826	14,056	12,824	8,143
Terrazzo, tile, marble, and mosaic work	1743	6.5	34	27	775	568	2,439	2,323	1,358
Carpentry	1751	38.2	178	145	3,489	2,683	12,852	11,334	6,760
Flooring and other floor work	1752	10.2	49	36	1,065	724	4,428	4,032	2,166
Roofing, siding, and sheet metal work	1761	27.6	216	169	4,623	3,230	16,788	15,590	8,906
Concrete work	1771	26.1	193	161	4,038	3,093	14,423	13,179	7,703
Water well drilling	1781	3.6	19	15	444	323	1,727	1,676	995
Structural steel erection	1791	3.8	58	47	1,629	1,227	4,952	4,487	3,021
Glass and glazing work	1793	4.6	32	21	796	495	2,724	2,634	1,424
Excavation work	1794	13.9	77	62	1,817	1,401	6,870	6,129	4,340
Wrecking and demolition work	1795	1.0	13	10	296	215	1,059	928	775
Installing building equipment, n.e.c	1796	3.9	83	64	2,324	1,742	6,611	6,132	4,494
Special trade contractors, n.e.c	1799	25.3	204	157	4,435	3,120	13,667	12,325	8,270

X Not applicable. ¹ Standard Industrial Classification; see, text, section 13. ² Value of construction work less payments for construction work subcontracted to others, not shown separately. ³ Dollar value of business done less (a) payments for materials, components, and supplies, and (b) payments for construction work subcontracted to others, not shown separately.

Source: U.S. Bureau of the Census, *Census of Construction Industries, 1992*, series CC92-1(P) through CC92-17(P).

No. 1170. Construction Materials—Producer Price Indexes: 1980 to 1995

[1982=100, except as noted. For discussion of producer price index, see text, section 15. This index, more formally known as the special commodity grouping index for construction materials, covers materials incorporated as integral part of a building or normally installed during construction and not readily removable. Excludes consumer durables such as kitchen ranges, refrigerators, etc. This index is not the same as the stage-of-processing index of intermediate materials and components for construction. See *Historical Statistics, Colonial Times to 1970*, series N 140-155 for similar data]

COMMODITY	1980	1985	1988	1989	1990	1991	1992	1993	1994	1995
Construction materials	92.5	107.6	115.7	119.5	119.6	120.4	122.5	128.6	133.8	(NA)
Interior solvent based paint	91.3	107.3	120.3	128.8	133.0	140.2	141.7	142.9	148.1	164.5
Plastic construction products	103.9	108.6	121.1	120.1	117.2	115.1	112.7	116.6	122.7	133.8
Douglas fir, dressed	132.6	126.5	135.7	151.6	138.4	139.6	169.5	237.6	236.4	198.8
Southern pine, dressed	104.0	105.2	112.4	108.0	111.2	111.0	130.6	168.8	182.5	166.9
Milkwork	93.2	111.7	121.9	127.3	130.4	135.5	143.3	156.6	162.4	163.8
Softwood plywood	109.5	107.4	109.1	124.2	116.6	120.8	147.2	169.7	176.8	188.1
Hardwood plywood and related products	97.5	89.9	94.2	99.8	102.7	102.8	106.9	115.4	123.3	122.2
Softwood plywood veneer, exc. reinforced/backed	126.0	100.1	117.3	142.1	142.3	138.5	168.3	216.0	207.8	203.5
Building paper and building board mill products	86.1	107.4	113.3	115.6	112.2	111.8	119.6	132.9	144.1	144.9
Tube, drawn, 6000 alloy series	85.6	109.7	128.9	131.0	127.1	124.1	123.4	(NA)	(NA)	(NA)
Builders hardware	84.9	113.5	122.5	127.8	133.0	138.1	141.4	144.9	147.9	153.2
Plumbing fixtures and brass fittings	88.5	111.9	128.7	137.7	144.3	149.7	153.1	155.9	159.7	166.0
Heating equipment	87.0	109.5	119.2	125.1	131.6	134.1	137.3	140.4	142.5	147.5
Metal doors, sash, and trim	87.8	107.3	122.4	130.0	131.4	134.6	135.0	136.6	142.0	156.5
Incandescent outdoor lighting fixtures	82.7	109.2	122.4	128.0	137.3	136.5	139.1	138.5	141.0	151.8
Blight nails	90.9	100.2	104.7	110.4	(NA)	(NA)	115.1	115.9	118.0	119.8
Welded steel wire fabric for concrete reinforcing	98.9	101.3	109.2	108.6	109.7	100.0	101.3	104.5	108.7	109.0
Elevators, escalators, and other lifts	87.3	97.7	103.6	107.1	110.1	108.7	109.4	110.7	112.4	113.0
Stamped metal outlet box	82.7	119.7	168.7	171.7	179.4	179.7	187.2	195.7	(NA)	(NA)
Concrete ingredients and related products	88.4	108.5	112.0	113.2	115.3	118.4	119.4	123.4	128.7	134.7
Concrete products	92.0	107.5	110.0	111.2	113.5	116.6	117.2	120.2	124.6	129.4
Clay construction products exc. refractories	88.8	113.5	124.9	127.0	129.9	130.2	132.0	135.1	138.3	141.3
Prep. asphalt and tar roofing and siding products	105.5	100.5	94.4	95.6	95.8	96.2	94.3	94.9	92.9	97.8
Gypsum products	100.1	132.3	112.9	110.0	105.2	99.3	99.9	108.3	136.1	154.5
Insulation materials	80.7	105.2	105.8	106.7	108.4	110.8	102.3	105.8	111.9	118.8
Paving mixtures and blocks	83.7	111.6	102.7	101.0	101.2	103.2	100.2	102.0	103.2	105.8

NA Not available.

Source: U.S. Bureau of Labor Statistics, *Producer Price Indexes*, monthly and annual.

No. 1171. Price and Cost Indexes for Construction: 1980 to 1995

[1992=100. Excludes Alaska and Hawaii. Indexes of certain sources are published on bases different from those shown here. See *Historical Statistics, Colonial Times to 1970*, series N 118-137, for construction cost indexes on a 1947-49 base]

NAME OF INDEX	1980	1985	1989	1990	1991	1992	1993	1994	1995
Bureau of the Census:									
Composite fixed-weighted ¹	68.8	83.0	95.9	98.5	99.3	100.0	103.7	107.9	112.1
Implicit price deflator ²	69.7	83.4	96.0	98.6	99.3	100.0	103.7	108.1	112.0
Bureau of the Census houses under construction: ³									
Fixed-weighted	67.6	81.4	95.8	98.6	98.9	100.0	104.9	109.4	113.7
Price deflator	69.4	82.2	95.9	98.5	99.0	100.0	104.8	109.5	113.4
Federal Highway Administration, composite ⁴	92.5	97.1	102.5	103.2	102.3	100.0	103.0	109.5	116.5
Bureau of Reclamation composite ⁵	70	84	92	96	99	100	103	106	110
Turner Construction Co., Building construction ⁶	61	83	95	98	100	100	102	105	109
E. H. Boeckh, building cost index: ⁷									
Residences	(NA)	82.4	91.1	94.2	96.8	100.0	104.5	107.4	(NA)
Apartments, hotels, and office buildings	(NA)	83.8	92.4	94.9	97.5	100.0	102.8	105.6	(NA)
Commercial and factory buildings	(NA)	82.3	91.3	94.4	97.3	100.0	102.6	105.7	(NA)
Engineering News-Record: ⁸									
Buildings	68.5	85.7	93.0	95.4	97.1	100.0	105.7	109.8	109.8
Construction	64.9	84.2	92.6	94.9	97.0	100.0	104.5	108.5	109.8
Handy-Whitman public utility: ⁹									
Buildings	78	90	100	101	98	100	105	112	114
Electric ¹⁰	68	83	94	97	99	100	103	107	110
Gas	67	85	94	96	98	100	103	108	111
Water ¹¹	73	88	97	98	98	100	104	109	111
C. A. Turner Telephone Plant ¹²	90	89	97	99	100	100	102	103	109

NA Not available. ¹ Weighted average of the various indexes used to deflate the Construction Put in Place series. In calculating the index, the weights (i.e., the composition of current dollar estimates in 1987 by category) are held constant. ² Derived ratio of total current to constant dollar Construction Put in Place (multiplied by 100). ³ Excludes value of site. ⁴ Based on average contract unit bid prices for composite mile (involving specific average amounts of excavation, paving, reinforcing steel, structural steel, and structural concrete). ⁵ Derived from the four quarterly indexes which are weighted averages of costs of labor, materials, and equipment for the construction of dams and reclamation projects. ⁶ Based on firm's cost experience with respect to labor rates, materials prices, competitive conditions, efficiency of plant and management, and productivity. ⁷ Average of 20 cities for types shown. Weights based on surveys of building costs. ⁸ Building index computed on the basis of a hypothetical unit of construction requiring 6 bbl. of portland cement, 1,088 M bd. ft. of 2" x 4" lumber, 2,500 lb. of structural steel, and 68.38 hours of skilled labor. Construction index based on same materials components combined with 200 hours of common labor. ⁹ Based on data covering public utility construction costs in six geographic regions. Covers skilled and common labor. ¹⁰ As derived by U.S. Bureau of the Census. Covers steam generation plants only. ¹¹ As derived by U.S. Bureau of the Census. Reflects costs for structures and improvements at water pumping and treatment plants. ¹² Computed by the Census Bureau by averaging the weighted component indexes published for six geographic regions.

Source: U.S. Bureau of the Census. In U.S. Department of Commerce, International Trade Administration, *Construction Review*, bimonthly.

No. 1172. Value of New Construction Put in Place in Current and Constant (1992) Dollars: 1964 to 1995

[In millions of dollars. Represents value of construction put in place during year; differs from building permit and construction contract data in timing and coverage. Includes installed cost of normal building service equipment and selected types of industrial production equipment (largely site fabricated). Excludes cost of shipbuilding, land, and most types of machinery and equipment. For methodology, see Appendix III. See also *Historical Statistics, Colonial Times to 1970*, series N 1-29 and N 66-69]

YEAR	CURRENT DOLLARS					CURRENT (1992) DOLLARS				
	Total	Private			Public	Total	Private			Public
		Total	Residential buildings	Nonresidential buildings			Total	Residential buildings	Nonresidential buildings	
1964	72,124	51,921	30,526	14,412	20,203	330,986	239,924	141,223	68,831	91,062
1970	100,727	72,819	35,863	23,008	27,908	347,988	255,546	129,217	81,126	92,443
1971	117,311	87,612	48,514	24,204	29,699	379,941	288,737	164,820	78,602	91,203
1972	133,318	103,288	60,693	26,568	30,030	406,561	319,510	192,738	80,731	87,051
1973	146,826	114,477	65,085	30,683	32,348	411,534	324,531	188,309	86,162	87,004
1974	147,476	109,344	55,967	32,195	38,132	365,614	275,357	147,346	79,099	90,257
1975	145,623	102,330	51,581	28,397	43,293	329,751	237,442	124,429	66,628	92,309
1976	165,441	121,462	68,273	27,936	43,979	355,947	267,307	154,775	62,824	89,641
1977	193,126	150,044	92,004	30,871	43,083	385,186	302,002	187,573	84,453	83,184
1978	230,178	180,032	109,838	39,135	50,146	412,385	324,036	197,295	73,721	88,349
1979	259,839	203,194	116,444	51,732	56,646	415,092	327,150	186,242	87,239	87,943
1980	259,746	196,100	100,381	58,290	63,646	372,868	285,544	144,867	88,847	87,325
1981	271,950	207,259	99,241	68,450	64,691	360,614	278,633	132,364	95,497	81,981
1982	260,594	197,531	84,676	73,953	63,064	332,485	254,418	108,738	98,006	78,067
1983	294,945	231,494	125,521	70,438	63,450	371,969	293,573	159,839	90,741	78,396
1984	348,838	278,600	153,849	87,493	70,238	428,833	343,795	190,762	108,429	85,038
1985	377,358	299,543	158,474	103,455	77,815	452,317	361,534	192,633	124,868	90,783
1986	407,682	323,100	187,148	98,674	84,582	472,889	377,346	218,648	115,183	95,543
1987	419,386	328,738	194,656	100,933	90,648	470,180	369,847	218,391	113,413	100,332
1988	432,251	337,516	198,101	106,994	94,735	467,175	365,750	214,021	115,973	101,426
1989	443,651	345,477	196,551	113,988	98,174	462,185	360,501	204,789	119,238	101,684
1990	442,161	334,683	182,856	117,971	107,478	448,478	339,888	185,592	119,775	108,591
1991	403,404	293,295	157,835	97,841	110,109	406,351	296,245	159,527	98,808	110,107
1992	435,021	315,696	187,869	87,241	119,326	435,198	315,826	187,915	87,266	119,372
1993	464,501	339,160	210,455	90,065	125,341	447,798	325,401	200,729	86,912	122,396
1994	506,904	376,566	238,883	97,704	130,338	469,005	346,099	217,886	90,465	122,906
1995	526,598	383,886	236,111	109,721	142,711	470,202	341,020	208,081	98,441	129,182

Source: U.S. Bureau of the Census, *Current Construction Reports*, series C30.

No. 1173. Value of New Construction Put in Place in Current and Constant (1992) Dollars: 1990 to 1995

[In millions of dollars. Represents value of construction put in place during year; differs from building permit and construction contract data in timing and coverage. Includes installed cost of normal building service equipment and selected types of industrial production equipment (largely site fabricated). Excludes cost of shipbuilding, land, and most types of machinery and equipment. For details on derivation of constant values and description of revised series, see source. For description of nature of revisions and deflators used, see *Construction Reports*, series C30-9005. For methodology, see Appendix III. See also *Historical Statistics, Colonial Times to 1970*, series N 1-29 and N 66-69]

TYPE OF CONSTRUCTION	CURRENT DOLLARS					CONSTANT (1992) DOLLARS				
	1990	1992	1993	1994	1995	1990	1992	1993	1994	1995
Total new construction	442,161	435,021	464,501	506,904	526,598	448,478	435,198	447,798	469,005	470,202
Private construction	334,683	315,696	339,160	376,566	383,886	339,888	315,826	325,401	346,099	341,020
Residential buildings	182,856	187,869	210,455	238,883	236,111	185,592	187,915	200,729	217,886	208,081
New housing units	127,987	129,600	144,071	167,928	162,412	129,912	129,640	137,397	153,177	143,131
1 unit	108,737	116,505	133,282	153,838	143,992	110,371	116,529	127,102	140,339	126,897
2 or more units	19,250	13,094	10,788	14,090	18,420	19,540	13,112	10,295	12,838	16,234
Improvements	54,869	58,269	66,384	70,955	(NA)	55,681	58,275	63,332	64,708	(NA)
Nonresidential buildings	117,971	87,241	90,065	97,704	109,721	119,775	87,266	86,912	90,465	98,441
Industrial	23,848	20,719	19,531	21,122	24,154	24,212	20,728	18,855	19,552	21,673
Office	28,722	17,241	15,414	17,074	19,422	29,168	17,255	14,882	15,810	17,430
Hotels, motels	9,673	3,507	4,286	4,121	6,424	9,824	3,506	4,136	3,821	5,760
Other commercial	34,140	24,283	27,211	31,478	35,735	34,660	24,280	26,246	29,131	32,054
Religious	3,390	3,382	3,636	3,648	3,877	3,440	3,381	3,509	3,377	3,478
Educational	4,219	4,254	4,229	4,418	5,003	4,282	4,257	4,080	4,095	4,489
Hospital and institutional	9,450	10,110	11,001	10,332	9,775	9,592	10,111	10,620	9,571	8,774
Miscellaneous ²	4,528	3,746	4,756	5,511	5,332	4,598	3,746	4,586	5,108	4,782
Farm nonresidential	2,670	2,391	3,191	3,287	(NA)	2,710	2,391	3,078	3,044	(NA)
Public utilities	28,228	34,626	32,169	33,801	(NA)	28,813	34,685	31,452	31,942	(NA)
Telecommunications	9,803	8,993	9,619	10,771	10,775	9,891	9,005	9,468	10,471	9828
Other public utilities	18,425	25,633	22,550	23,030	(NA)	18,922	25,680	21,985	21,471	(NA)
Railroads	2,600	2,928	3,108	3,905	(NA)	2,633	2,926	3,056	3,731	(NA)
Electric light and power	10,594	14,955	12,811	12,256	(NA)	10,848	15,010	12,428	11,411	(NA)
Gas	4,820	6,901	5,645	5,871	(NA)	5,013	6,895	5,536	5,410	(NA)
Petroleum pipelines	411	849	986	998	(NA)	428	849	965	919	(NA)
All other private ³	2,957	3,570	3,281	2,890	2,829	2,997	3,569	3,229	2,763	2,658
Public construction	107,478	119,326	125,341	130,338	142,711	108,591	119,372	122,396	122,906	129,182
Buildings	43,615	50,281	51,457	52,308	58,009	44,269	50,303	49,610	48,370	51,967
Housing and development	3,808	3,825	4,036	4,616	5,182	3,864	3,828	3,851	4,211	4,568
Industrial	1,433	1,876	1,718	1,465	1,506	1,455	1,875	1,658	1,357	1,352
Educational	16,055	20,736	22,065	23,194	25,913	16,292	20,742	21,288	21,477	23,244
Hospital	2,860	3,271	3,684	3,856	4,262	2,905	3,272	3,556	3,573	3,825
Other ⁴	19,458	20,574	19,954	19,176	21,146	19,752	20,584	19,258	17,752	18,978
Highways and streets	32,104	34,899	37,432	39,883	42,219	31,777	34,933	37,284	38,602	38,640
Military facilities	2,665	2,502	2,453	2,318	2,904	2,674	2,502	2,406	2,195	2,635
Conservation and development	4,686	6,021	5,977	6,228	6,317	4,870	6,015	5,811	5,869	5,743
Sewer systems	10,276	10,180	10,433	11,334	12,161	10,670	10,171	10,145	10,678	11,046
Water supply facilities	4,909	5,171	6,022	6,164	7,110	4,987	5,179	5,765	5,630	6,380
Miscellaneous public ⁵	9,223	10,272	11,568	12,104	13,992	9,344	10,270	11,375	11,563	12,770

NA Not available. ¹ Includes estimates for types of construction indicated as (NA). ² Includes amusement and recreational buildings, bus and airline terminals, animal hospitals and shelters, etc. ³ Includes privately owned streets and bridges, parking areas, sewer and water facilities, parks and playgrounds, golf courses, airfields, etc. ⁴ Includes federal administrative buildings, prisons, police and fire stations, courthouses, civic centers, passenger terminals, space facilities, postal facilities, etc. ⁵ Includes open amusement and recreational facilities, power generating facilities, transit systems, airfields, open parking facilities, etc.

Source: U.S. Bureau of the Census, *Current Construction Reports*, series C30, monthly.

No. 1174. Value of Privately Owned Nonresidential Building Projects, by Construction Status, 1987 to 1995, and by Type of Project, 1995

[In billions of dollars]

CONSTRUCTION STATUS	1987	1988	1989	1990	1991	1992	1993	1994	1995						
									Total	Industrial	Office building	Other commercial	Other ¹		
Value of projects—															
Started	95.7	107.7	109.9	89.5	72.9	81.3	81.3	98.7	113.2	19.5	19.8	40.0	33.9		
Completed	91.4	101.6	107.7	114.0	109.5	100.1	94.8	104.7	102.5	23.4	18.1	32.7	28.4		

¹ Privately owned hotels and motels, religious, educational, hospital and institutional, and miscellaneous nonresidential building projects.

Source: U.S. Bureau of the Census, *Current Construction Reports*, series C30.

No. 1175. Construction Contracts—Value of Construction and Floor Space of Buildings, by Class of Construction: 1980 to 1995

[Includes new structures and additions, and major alterations to existing structures which affect only valuation, since no additional floor area is created by "alteration". See also *Historical Statistics, Colonial Times to 1970*, series N 78-100]

YEAR	Total	Residential buildings	NONRESIDENTIAL BUILDINGS									Non-building construction	
			Total	Commercial ¹	Manufacturing	Educational ²	Hospital	Public buildings	Religious	Social and recreational	Miscellaneous		
VALUE (bil. dol.)													
1980	151.8	60.4	56.9	27.7	9.2	7.4	5.4	1.6	1.2	2.7	1.7	34.5	
1981	157.3	56.3	65.5	35.2	9.3	6.6	6.4	1.4	1.2	3.4	2.0	35.4	
1982	157.1	55.0	64.6	32.3	9.6	6.8	8.0	1.9	1.2	2.8	2.0	37.5	
1983	194.1	88.4	67.9	38.3	5.4	7.1	8.5	2.1	1.5	2.9	2.1	37.8	
1984	214.3	95.3	82.1	48.2	7.9	8.5	7.4	2.7	1.7	3.3	2.4	36.9	
1985	235.6	102.1	92.1	54.6	8.1	10.0	7.8	3.1	2.0	4.0	2.5	41.4	
1986	249.3	115.6	91.6	52.4	7.3	11.7	7.9	3.2	2.1	4.2	2.8	42.1	
1987	259.0	114.1	98.8	53.7	8.6	13.2	9.0	4.7	2.1	4.3	3.2	46.1	
1988	262.2	116.2	97.9	51.6	9.5	14.1	8.2	4.4	2.2	4.7	3.2	48.1	
1989	271.3	116.2	106.1	53.6	12.7	15.9	8.8	5.2	2.0	5.0	2.9	49.0	
1990	246.0	100.9	95.4	44.8	8.4	16.6	9.2	5.7	2.2	5.3	3.1	49.7	
1991	230.8	94.4	86.2	32.7	8.3	19.0	9.6	6.2	2.4	5.1	3.0	50.2	
1992	252.2	110.6	87.0	32.8	8.9	17.6	10.9	5.8	2.5	5.5	3.1	54.6	
1993	271.5	123.9	88.8	34.2	9.0	19.3	10.5	3.9	2.4	6.8	2.6	58.9	
1994	296.2	133.6	101.0	40.9	10.7	21.0	10.5	6.1	2.5	6.5	3.0	61.6	
1995	303.8	127.9	112.4	46.5	12.4	22.9	10.7	6.1	2.9	7.1	3.8	63.5	
FLOOR SPACE (mil. sq. ft.)													
1980	3,102	1,839	1,263	738	220	103	55	18	28	49	52	(X)	
1981	2,805	1,562	1,243	787	188	83	60	14	25	46	41	(X)	
1982	2,455	1,440	1,015	631	119	82	71	19	25	38	30	(X)	
1983	3,387	2,276	1,111	716	112	84	84	20	29	36	31	(X)	
1984	3,661	2,311	1,350	901	157	100	70	23	29	37	34	(X)	
1985	3,853	2,324	1,529	1,039	165	111	73	28	32	44	38	(X)	
1986	3,935	2,481	1,454	960	148	129	73	30	32	44	39	(X)	
1987	3,756	2,288	1,469	933	160	139	78	42	32	46	38	(X)	
1988	3,594	2,181	1,413	883	162	142	71	38	32	49	37	(X)	
1989	3,516	2,115	1,400	867	158	151	72	41	27	48	35	(X)	
1990	3,020	1,817	1,203	694	128	152	69	47	29	51	32	(X)	
1991	2,634	1,653	981	476	100	177	72	50	29	45	33	(X)	
1992	2,799	1,864	936	462	95	156	77	41	30	42	32	(X)	
1993	3,062	2,091	971	481	110	165	75	30	30	51	29	(X)	
1994	3,410	2,266	1,144	601	142	172	72	45	30	51	31	(X)	
1995	3,448	2,172	1,276	700	160	185	69	39	33	56	33	(X)	

X Not applicable. ¹ Includes nonindustrial warehouses. ² Includes science.

No. 1176. Construction Contracts—Value, by State: 1990 to 1995

[In millions of dollars. See headnote, table 1175. Represents value of construction in States in which work was actually done]

STATE	1990	1993	1994	1995			STATE	1990	1993	1994	1995		
				Total (incl. non-bldg.)	Residential	Non-residential					Total (incl. non-bldg.)	Residential	Non-residential
U.S.	246,022	271,529	296,212	303,790	127,890	112,395	MO	3,833	5,151	5,554	6,429	2,381	2,747
AL	2,939	3,831	4,278	4,140	1,841	1,381	MT	332	765	760	842	350	204
AK	1,919	927	882	1,659	339	438	NE	1,318	1,593	1,831	1,679	582	591
AZ	4,553	6,491	8,004	8,764	5,262	2,413	NV	3,334	3,828	4,784	5,545	2,714	1,891
AR	1,438	2,171	2,757	2,897	1,193	915	NH	1,021	923	1,110	1,027	443	390
CA	37,318	28,215	30,572	28,677	10,916	9,993	NJ	6,141	6,277	6,539	6,448	2,260	2,754
CO	3,235	6,081	6,494	6,461	3,626	1,958	NM	1,124	1,666	1,966	2,103	755	690
CT	3,058	3,236	2,941	3,124	1,057	1,605	NY	14,137	12,778	13,527	13,271	3,257	5,893
DC	787	709	726	863	321	330	NC	6,614	8,959	10,097	10,541	5,409	3,654
DE	795	1,132	789	664	50	553	ND	506	641	850	791	229	314
FL	16,975	19,117	22,140	21,570	10,868	6,938	OH	9,885	11,185	12,067	12,364	4,828	5,391
GA	7,120	9,458	10,682	12,170	6,304	4,340	OK	2,164	2,427	2,981	2,975	1,248	1,035
HI	2,831	2,243	2,234	2,273	868	1,010	OR	3,101	3,581	4,197	4,944	2,280	1,839
ID	986	1,746	1,790	1,681	931	507	PA	10,117	10,367	9,678	9,292	3,214	4,407
IL	10,796	11,337	12,009	11,682	4,625	4,435	RI	594	1,289	661	464	244	133
IN	6,350	7,152	7,666	7,908	3,825	2,762	SC	3,664	4,157	4,171	4,570	2,167	1,747
IA	2,034	2,364	2,744	2,874	892	1,159	SD	468	758	846	701	225	232
KS	2,193	2,685	3,144	3,274	1,212	1,221	TN	4,388	5,604	6,392	7,161	3,453	2,450
KY	3,174	4,319	4,247	4,452	1,913	1,538	TX	13,197	19,155	20,900	22,583	9,538	8,040
LA	3,191	3,701	4,085	4,287	1,256	1,881	UT	1,884	3,149	3,436	3,701	1,812	1,382
ME	897	959	1,055	1,077	401	373	VT	515	512	558	482	216	181
MD	6,056	5,271	6,369	6,276	2,738	1,989	VA	7,180	7,575	8,471	8,800	3,821	3,276
MA	5,135	6,330	6,446	7,391	2,270	2,843	WA	6,185	6,998	7,850	7,275	3,340	2,896
MI	7,646	7,994	9,656	9,933	4,400	3,807	WV	1,253	1,167	1,199	1,213	227	405
MN	4,953	5,329	5,504	5,593	2,371	2,113	WI	4,654	5,169	5,453	5,653	2,398	2,042
MS	1,569	2,379	2,555	2,714	867	1,154	WY	462	679	561	532	152	153

Source of tables 1175 and 1176: F. W. Dodge, McGraw-Hill, Inc., New York, NY. Figures reported currently in *Dodge Construction Potentials* (copyright).

No. 1177. New Privately-Owned Housing Units Authorized, by State: 1994 and 1995

[Based on about 19,000 places in United States having building permit systems]

STATE	HOUSING UNITS (1,000)			VALUATION (mil. dol.)			STATE	HOUSING UNITS (1,000)			VALUATION (mil. dol.)		
	1994	1995		1994	1995			1994	1995		1994	1995	
		Total	1 unit		Total	1 unit			Total	1 unit		Total	1 unit
U.S.	1,371.6	1,332.5	997.3	123,278	120,811	104,739	MO . . .	26.4	24.3	19.0	2,149	2,033	1,818
AL . . .	19.1	20.1	13.4	1,357	1,429	1,142	MT . . .	3.0	3.1	1.7	233	224	160
AK . . .	2.1	2.2	1.7	230	257	213	NE . . .	7.9	8.2	5.2	574	570	471
AZ . . .	51.8	52.7	39.9	5,075	5,133	4,431	NV . . .	31.1	32.8	22.5	2,185	2,738	2,246
AR . . .	12.4	11.7	7.3	795	766	614	NH . . .	4.7	4.4	4.1	454	464	446
CA . . .	97.0	83.9	68.1	11,937	10,836	9,687	NJ . . .	25.4	21.5	18.3	2,318	1,947	1,815
CO . . .	37.2	38.6	28.4	3,906	3,859	3,302	NM . . .	11.5	11.0	8.6	969	899	800
CT . . .	9.5	8.6	7.6	1,030	956	909	NY . . .	31.1	28.1	19.9	2,787	2,616	2,189
DE . . .	5.0	4.6	4.3	337	332	321	NC . . .	62.9	60.9	47.7	5,277	5,275	4,774
DC . . .	0.2	(Z)	(Z)	18	5	5	ND . . .	3.4	3.2	1.5	211	201	141
FL . . .	128.6	122.9	84.1	11,076	10,827	8,403	OH . . .	47.2	44.8	32.6	4,799	4,375	3,901
GA . . .	64.9	72.2	55.0	5,095	5,581	4,904	OK . . .	9.5	10.1	7.8	903	878	794
HI . . .	7.3	6.6	3.9	801	752	498	OR . . .	24.1	26.2	15.4	2,276	2,492	1,945
ID . . .	12.6	10.7	8.4	1,043	944	840	PA . . .	40.2	36.3	32.0	3,728	3,318	3,124
IL . . .	49.3	47.5	35.4	5,012	4,844	4,220	RI . . .	2.5	2.3	2.1	233	214	203
IN . . .	34.4	35.7	27.9	3,324	3,378	3,056	SC . . .	24.6	24.0	19.3	2,019	1,984	1,784
IA . . .	12.5	11.3	7.3	998	976	799	SD . . .	4.6	3.8	2.2	288	258	189
KS . . .	13.0	12.7	8.7	1,177	1,175	1,008	TN . . .	31.9	35.1	27.7	2,539	2,838	2,581
KY . . .	18.6	17.6	12.8	1,370	1,276	1,121	TX . . .	102.6	105.1	70.4	8,098	8,324	7,066
LA . . .	14.8	14.7	12.5	1,141	1,141	1,056	UT . . .	18.6	20.9	15.2	1,717	1,870	1,564
ME . . .	4.6	4.4	4.2	377	391	376	VT . . .	2.4	2.3	2.0	220	205	190
MD . . .	29.0	26.6	23.2	2,395	2,293	2,142	VA . . .	46.8	43.1	34.7	3,965	3,658	3,354
MA . . .	18.1	16.4	14.4	2,046	1,895	1,752	WA . . .	44.0	38.2	26.8	4,018	3,578	2,918
MI . . .	46.5	47.2	39.3	4,149	4,411	4,065	WV . . .	3.9	3.7	2.9	283	261	232
MN . . .	25.6	25.5	20.7	2,558	2,590	2,304	WI . . .	34.6	32.4	20.7	2,917	2,727	2,177
MS . . .	10.9	10.8	7.3	660	651	538	WY . . .	2.0	1.7	1.4	210	168	155

Z Less than 50 units.

Source: U.S. Bureau of the Census, *Construction Reports*, series C40, annual.

No. 1178. New Privately-Owned Housing Units Started—Selected Characteristics: 1970 to 1995

[In thousands. For composition of regions, see table 27. See also *Historical Statistics, Colonial Times to 1970*, series N 156-163 and 170]

YEAR	Total units	STRUCTURES WITH—			REGION				CONDOMINIUM UNITS ¹		
		One unit	2 to 4 units	5 or more units	North-east	Mid-west	South	West	Total	Single-family	Multi-family
1970	1,434	813	85	536	218	294	612	311	(NA)	(NA)	(NA)
1971	2,052	1,151	120	781	264	434	869	486	(NA)	(NA)	(NA)
1972	2,357	1,309	141	906	330	443	1,057	527	(NA)	(NA)	(NA)
1973	2,045	1,132	118	795	277	440	899	429	241	69	172
1974	1,338	888	68	382	183	317	553	285	175	46	130
1975	1,160	892	64	204	149	294	442	275	65	20	45
1976	1,538	1,162	86	289	169	400	569	400	95	30	64
1977	1,987	1,451	122	414	202	465	783	538	118	41	77
1978	2,020	1,433	125	462	200	451	824	545	156	42	114
1979	1,745	1,194	122	429	178	349	748	470	198	43	156
1980	1,292	852	110	331	125	218	643	306	186	35	150
1981	1,084	705	91	288	117	165	562	240	181	36	145
1982	1,062	663	80	320	117	149	591	205	170	40	130
1983	1,703	1,068	113	522	168	218	935	382	276	77	199
1984	1,750	1,084	121	544	204	243	866	436	291	96	194
1985	1,742	1,072	93	576	252	240	782	468	225	79	146
1986	1,805	1,179	84	542	294	296	733	483	214	80	134
1987	1,620	1,146	65	409	269	298	634	420	196	73	123
1988	1,488	1,081	59	348	235	274	575	404	148	53	95
1989	1,376	1,003	55	318	179	266	536	396	118	37	82
1990	1,193	895	37	260	131	253	479	329	75	22	53
1991	1,014	840	36	138	113	233	414	254	60	21	39
1992	1,200	1,030	31	139	127	288	497	288	74	35	40
1993	1,288	1,126	29	133	126	298	562	302	86	45	41
1994	1,457	1,198	35	224	138	329	639	351	96	48	48
1995	1,354	1,076	38	244	118	290	615	331	93	47	47

NA Not available. ¹ Type of ownership under which the owners of the individual housing units are also joint owners of the common areas of the building or community. Includes a small number of cooperatively-owned units.

Source: U.S. Bureau of the Census, *Current Construction Reports*, series C20, monthly.

No. 1179. New Privately-Owned Housing Units Started, by State: 1992 to 1995

[In thousands of units]

REGION, DIVISION, AND STATE	1992	1993	1994	1995		REGION, DIVISION, AND STATE	1992	1993	1994	1995	
				Total units	Single- family units					Total units	Single- family units
U.S.	1,201.0	1,288.0	1,457.0	1,348.0	1,068.0	DC	0.2	0.3	0.2	0.2	0.1
Northeast	126.7	125.0	137.4	129.0	107.3	VA	40.9	46.9	49.4	40.2	32.8
N.E.	39.5	38.9	42.1	42.3	36.8	WV	4.0	4.4	5.6	5.2	4.7
ME	5.0	4.4	4.8	4.7	4.4	NC	53.5	60.8	69.6	62.3	52.5
NH	4.2	4.2	4.6	5.1	4.2	SC	22.0	23.4	26.8	27.2	22.3
VT	2.5	2.5	2.5	2.7	2.2	GA	49.9	57.3	65.5	63.0	48.0
MA	16.2	16.7	18.1	17.5	15.6	FL	106.1	115.1	131.8	129.7	94.4
RI	2.6	2.5	2.5	2.6	2.3	E.S.C.	74.2	87.2	97.5	93.7	76.7
CT	8.8	8.5	9.5	9.7	8.1	KY	18.1	20.7	22.5	20.7	17.0
M.A.	87.2	86.1	95.3	86.7	70.5	TN	29.0	33.6	37.2	36.8	31.6
NY	29.1	24.9	29.9	25.7	18.5	AL	18.5	21.9	24.4	23.5	18.3
NJ	19.3	22.5	25.1	24.6	20.2	MS	8.6	11.1	13.4	12.7	9.8
PA	38.9	38.7	40.2	36.4	31.8	W.S.C.	108.6	130.1	155.4	144.0	111.1
Midwest	290.6	297.9	328.2	289.2	228.2	AR	10.6	13.0	15.6	14.3	10.3
E.N.C.	202.2	205.2	228.9	205.2	165.0	LA	12.1	14.3	16.3	15.0	12.7
OH	47.8	48.8	52.4	46.6	37.5	OK	11.0	12.9	13.1	11.0	9.9
IN	35.5	35.7	40.2	36.0	31.4	TX	74.9	89.9	110.4	103.7	78.2
IL	42.3	45.9	51.4	42.9	33.2	West	288.2	301.8	352.6	334.5	264.3
MI	43.1	41.6	49.4	47.3	40.0	Mountain	114.9	140.7	173.8	166.1	130.4
WI	33.6	32.7	35.4	32.4	22.9	MT	3.3	3.7	4.0	3.1	2.5
W.N.C.	88.4	92.7	99.3	84.0	63.2	ID	11.8	13.1	14.0	10.0	8.4
MN	26.9	26.6	25.8	22.5	18.7	WY	1.6	2.1	2.2	2.0	1.9
IA	12.3	12.2	13.8	10.6	7.3	CO	25.6	32.4	39.4	39.0	29.5
MO	22.7	24.9	28.3	24.2	19.3	NM	6.3	7.8	10.1	10.5	8.9
ND	2.9	3.3	3.8	3.7	1.7	AZ	32.9	38.7	52.8	49.4	40.4
SD	3.8	4.3	4.8	4.1	2.5	UT	15.2	19.3	20.5	20.1	15.9
NE	8.3	8.8	9.0	8.6	5.2	NV	17.7	23.6	30.1	31.9	22.9
KS	11.6	12.5	13.7	10.3	8.5	Pacific	173.3	161.1	178.7	168.4	133.9
South	495.6	562.8	639.2	594.8	468.1	WA	40.4	41.1	44.4	43.4	32.0
S.A.	312.7	345.5	386.2	357.1	280.3	OR	19.7	21.6	24.6	24.7	18.3
DE	5.5	5.8	6.0	6.0	5.4	CA	105.1	90.3	100.9	91.7	77.5
MD	30.5	31.3	31.3	23.3	20.1	AK	1.6	2.1	2.2	2.0	1.4
						HI	6.6	6.0	6.7	6.6	4.4

Source: National Association of Home Builders, Economics, Mortgage Finance, and Housing Policy Division, *Forecast of Housing Activity*.

No. 1180. Characteristics of New Privately Owned One-Family Houses Completed: 1970 to 1995

[Percent distribution, except as indicated. Data beginning 1980 show percent distribution characteristics for all houses completed (includes new houses completed, houses built for sale completed, contractor-built and owner-built houses completed, and houses completed for rent). Data for 1970 cover contractor-built, owner-built, and houses for rent for year construction started and houses sold for year of sale. Percents exclude houses for which characteristics specified were not reported]

CHARACTERISTIC	1970	1980	1990	1994	1995	CHARACTERISTIC	1970	1980	1990	1994	1995
Total houses (1,000)	793	957	966	1,160	1,066	Bedrooms	100	100	100	100	100
Financing	100	100	100	100	100	2 or less	13	17	15	12	13
Mortgage	84	82	82	89	88	3	63	63	57	58	57
FHA-insured	30	16	14	8	8	4 or more	24	20	29	30	30
VA-guaranteed	7	8	4	5	5	Bathrooms	100	100	100	100	100
Conventional	47	55	62	74	74	1 1/2 or less	52	27	13	11	11
Farmers Home Administration	(¹)	3	2	1	1	2	32	48	42	40	41
Cash or equivalent	16	18	18	11	12	2 1/2 or more	16	25	45	49	48
Floor area	100	100	100	100	100	Heating fuel	100	100	100	100	100
Under 1,200 sq. ft.	36	21	11	9	10	Electricity	28	50	33	29	28
1,200 to 1,599 sq. ft.	28	29	22	21	22	Gas	62	41	59	67	67
1,600 to 1,999 sq. ft.	16	22	22	24	23	Oil	8	3	5	3	3
2,000 to 2,399 sq. ft.	21	13	17	18	17	Other	1	5	3	1	1
2,400 sq. ft. and over	(²)	15	29	29	28	Heating system	100	100	100	100	100
Average (sq. ft.)	1,500	1,740	2,080	2,100	2,095	Warm air furnace	71	57	65	67	67
Median (sq. ft.)	1,385	1,595	1,905	1,940	1,920	Electric heat pump	(NA)	24	23	24	25
Number of stories	100	100	100	100	100	Other	29	19	12	9	9
1	74	60	46	49	49	Central air-conditioning	100	100	100	100	100
2 or more	17	31	49	47	48	With	34	63	76	79	80
Split level	10	8	4	3	3	Without	66	37	24	21	20
Foundation	100	100	100	100	100	Fireplaces	100	100	100	100	100
Full or partial basement	37	36	38	39	39	No fireplace	65	43	34	36	37
Slab	36	45	40	41	42	1 or more	35	56	66	64	63
Crawl space	27	19	21	20	19	Parking facilities	100	100	100	100	100
						Garage	58	69	82	86	84
						Carport	17	7	2	2	2
						No garage or carport	25	24	16	13	14

NA Not available. ¹ Included with "Conventional" financing. ² Included with floor area of 2,000 to 2,399 square feet.

Source: U.S. Bureau of the Census and U.S. Dept. of Housing and Urban Development, *Current Construction Reports*, series C25, *Characteristics of New Housing*, annual.

No. 1181. Characteristics of New One-Family Houses Sold, by Metropolitan Area: 1992 to 1994

METROPOLITAN AREA	MEDIAN SALES PRICE (dollars)			AVERAGE SALES PRICE (dollars)			FINISHED FLOOR AREA						NUMBER OF HOUSES SOLD (1,000)					
							Average square footage (square feet)			Median square footage (square feet)			1992	1993	1994	Detached housing		
	1992	1993	1994	1992	1993	1994	1992	1993	1994	1992	1993	1994	1992	1993	1994	1992	1993	1994
Atlanta, GA MSA ¹	101,600	118,200	123,900	129,100	140,700	146,300	2,180	2,260	2,250	1,940	2,120	2,115	23.8	27.8	27.9	23.4	27.5	27.5
Charlotte, Gastonia-Rock Hill, NC-SC MSA	98,600	115,100	117,100	116,400	132,900	135,500	1,960	2,150	2,065	1,740	1,945	2,000	6.7	7.8	7.5	6.7	7.7	7.2
Chicago-Gary-Kenosha, IL-IN-WI CMSA ²	200,700	159,500	171,900	216,900	183,400	203,200	2,445	2,155	2,170	2,425	2,020	2,025	14.1	18.9	20.0	11.6	14.4	16.6
Colorado Springs, CO MSA	129,700	138,600	139,300	143,500	147,500	149,900	2,605	2,390	2,210	2,210	2,210	2,085	2.6	3.0	2.7	2.5	2.7	2.5
Dallas-Fort Worth, TX MSA ¹	121,300	123,000	121,400	137,900	137,000	145,300	2,500	2,425	2,440	2,380	2,325	2,265	18.9	19.2	19.7	18.8	19.2	19.6
Denver-Boulder-Greeley, CO CMSA ¹	148,900	174,600	186,500	168,800	187,800	208,200	2,270	2,250	2,290	2,110	2,225	2,165	9.8	11.9	11.7	9.6	11.3	11.0
Houston-Galveston-Brazoria, TX CMSA ¹	111,600	114,200	116,600	125,700	133,800	145,200	2,705	2,800	2,675	2,560	2,680	2,535	9.7	10.2	10.9	9.7	10.1	10.8
Jacksonville, FL MSA	89,800	95,000	92,100	106,500	111,700	116,500	1,885	2,025	1,955	1,840	1,995	1,850	4.6	5.0	4.6	4.6	5.0	4.5
Kansas City, MO-KS MSA ¹	87,500	99,300	111,900	103,400	118,400	126,900	1,825	1,965	1,910	1,585	1,720	1,815	7.1	6.5	7.3	6.8	6.4	7.2
Las Vegas, NV-AZ MSA ¹	118,100	121,700	128,300	129,200	133,400	138,100	1,945	1,930	2,015	1,745	1,770	1,915	11.3	18.5	17.4	10.7	16.8	15.8
Los Angeles-Riverside-Orange County, CA CMSA	135,100	139,800	146,400	187,500	196,100	211,200	2,025	2,050	2,060	1,760	1,820	1,875	25.2	23.4	24.3	24.0	22.5	22.6
Miami-Fort Lauderdale, FL CMSA ¹	122,000	131,500	127,600	138,800	142,300	143,000	2,455	2,475	2,195	2,260	2,185	2,085	10.8	11.2	9.6	9.5	10.4	7.7
Minneapolis-St. Paul, MN-WI MSA ¹	133,500	155,600	152,600	155,100	173,800	173,900	1,945	2,000	1,920	1,880	2,030	1,820	11.9	10.6	9.6	10.4	8.8	8.7
New Orleans, LA MSA ¹	92,000	99,200	131,200	92,600	123,600	149,900	2,020	2,215	2,330	1,865	2,045	2,210	1.3	1.6	1.7	1.3	1.5	1.6
New York-Northern NJ-Long Island, NY-NJ-CT-PA, CMSA ¹	194,200	191,400	192,300	247,400	226,700	252,300	2,245	2,290	2,450	2,060	2,140	2,165	17.1	17.9	18.1	9.3	9.5	11.3
Norfolk-Virginia Beach- Newport News, VA-NC MSA ¹	113,800	120,200	127,200	128,800	129,600	140,900	2,220	2,195	2,275	2,165	2,245	2,260	6.7	6.0	5.2	5.7	4.9	4.3
Orlando, FL MSA ¹	105,800	107,500	108,000	129,300	122,800	127,100	2,165	1,925	1,965	1,935	1,725	1,795	8.2	10.5	10.2	8.0	10.5	9.7
Phoenix-Mesa, AZ MSA ¹	114,800	113,900	125,500	128,700	136,700	149,200	2,445	2,260	2,190	2,275	2,180	2,015	17.8	21.9	23.8	17.5	21.7	22.7
Sacramento-Yolo, CA CMSA	152,100	144,000	143,300	167,400	158,100	160,200	1,685	1,640	1,650	1,610	1,540	1,560	5.9	6.5	6.8	5.4	6.2	6.5
St. Louis, MO-IL MSA ¹	129,100	144,500	144,400	155,500	153,900	166,500	2,195	2,080	2,175	1,995	2,090	2,090	4.5	6.9	6.0	4.5	6.7	5.6
Salt Lake City-Ogden, UT MSA	83,800	100,300	113,300	114,300	119,500	129,100	1,740	1,765	1,695	1,400	1,545	1,545	5.2	6.5	5.0	5.2	6.5	5.0
San Antonio, TX MSA ¹	96,300	117,900	119,800	109,200	119,900	131,200	2,225	2,345	2,320	2,145	2,375	2,300	2.0	3.0	3.8	2.0	2.9	3.7
San Diego, CA MSA ¹	234,400	225,000	212,800	239,700	246,000	237,600	2,335	2,410	2,320	2,200	2,375	2,245	4.1	3.8	5.1	4.1	3.5	4.8
Seattle-Tacoma-Bremerton, WA CMSA ¹	167,800	159,700	165,300	182,200	181,700	191,300	2,150	2,050	2,055	2,060	1,885	1,960	8.7	10.8	10.3	8.2	10.1	9.3
Tampa-St. Petersburg-Clearwater, FL MSA	109,600	113,700	126,300	120,100	126,100	132,700	2,250	2,325	2,400	2,135	2,240	2,260	7.2	8.4	8.2	6.2	7.6	7.2
Tucson, AZ MSA	106,800	106,600	131,900	125,200	123,400	152,800	1,990	1,900	2,000	1,875	1,810	1,870	3.3	3.8	4.2	3.0	3.5	3.9
Washington-Baltimore, DC-MD-VA CMSA ²	(NA)	184,400	182,600	(NA)	205,500	207,800	(NA)	2,470	2,435	(NA)	2,305	2,270	26.0	31.1	28.3	15.9	19.3	16.7
Baltimore, MD PMSA	152,500	161,400	157,400	169,200	202,200	207,400	2,305	2,440	2,435	2,115	2,080	2,060	7.3	9.5	8.4	4.4	5.7	4.9
Washington, DC-MD-VA-WV PMSA ¹	185,100	196,500	197,500	211,300	207,000	207,900	2,425	2,480	2,435	2,285	2,395	2,365	18.7	21.2	19.5	11.5	13.4	11.6
West Palm Beach-Boca Raton, FL MSA	144,900	158,400	137,000	(S)	178,300	165,200	2,500	2,305	2,205	2,210	2,150	2,050	4.4	5.6	3.5	3.8	4.6	3.3

NA Not available. S Withheld because estimate did not meet publication standards. ¹ Beginning 1993, data reflect the new metropolitan area definition. ² This is a newly created CMSA. Data prior to 1993 are not available.

Source: U.S. Bureau of the Census, *Current Construction Reports*, series C21.

No. 1182. New Privately Owned One-Family Houses Sold, by Region and Type of Financing, 1980 to 1995, and by Sales-Price Group, 1995

[In thousands. Based on a national probability sample of monthly interviews with builders or owners of one-family houses for which building permits have been issued or, for nonpermit areas, on which construction has started. For details, see source. For composition of regions, see table 27]

YEAR AND SALES-PRICE GROUP	Total sales	REGION				FINANCING TYPE			
		North-east	Midwest	South	West	Conventional	FHA and VA	Farmers Home Admin.	Cash
1980	545	50	81	267	145	302	196	14	32
1981	436	46	60	219	112	244	142	14	36
1982	412	47	48	219	99	193	173	11	34
1983	623	76	71	323	152	350	217	8	49
1984	639	94	76	309	160	423	149	9	58
1985	688	112	82	323	170	403	208	11	64
1986	750	136	96	322	196	411	268	12	59
1987	671	117	97	271	186	408	190	8	64
1988	676	101	97	276	202	437	171	6	62
1989	650	86	102	260	202	416	162	14	58
1990	534	71	89	225	149	337	138	10	50
1991	509	57	93	215	144	329	128	9	43
1992	610	65	116	259	170	428	134	7	41
1993	666	60	123	295	188	476	147	6	37
1994	670	61	123	295	191	490	130	9	41
1995	667	55	125	300	187	490	128	9	39
Under \$80,000	58	2	6	42	8	24	25	6	3
\$80,000 to \$119,999	200	8	41	98	53	114	69	2	14
\$120,000 to \$149,999	144	9	27	63	44	111	24	(B)	8
\$150,000 to \$199,999	127	13	25	49	40	110	9	(B)	8
\$200,000 and over	138	23	26	47	42	131	(B)	(B)	6

B Withheld because estimate did not meet publication standards on the basis of sample size.

Source: U.S. Bureau of the Census and U.S. Dept. of Housing and Urban Development, *Current Construction Reports*, series C25, *Characteristics of New Housing*, annual; and *New One-Family Houses Sold*, monthly.

No. 1183. Median Sales Price of New Privately Owned One-Family Houses Sold, by Region: 1980 to 1995

[In dollars. For definition of median, see Guide to Tabular Presentation. For composition of regions, see table 27]

YEAR	U.S.	North-east	Midwest	South	West	YEAR	U.S.	North-east	Midwest	South	West
1980	64,600	69,500	63,400	59,600	72,300	1988	112,500	149,000	101,600	92,000	126,500
1981	68,900	76,000	65,900	64,400	77,800	1989	120,000	159,600	108,800	96,400	139,000
1982	69,300	78,200	68,900	66,100	75,000	1990	122,900	159,000	107,900	99,000	147,500
1983	75,300	82,200	79,500	70,900	80,100	1991	120,000	155,900	110,000	100,000	141,100
1984	79,900	88,600	85,400	72,000	87,300	1992	121,500	169,000	115,600	105,500	130,400
1985	84,300	103,300	80,300	75,000	92,600	1993	126,500	162,600	125,000	115,000	135,000
1986	92,000	125,000	88,300	80,200	95,700	1994	130,000	169,000	132,900	116,900	140,400
1987	104,500	140,000	95,000	88,000	111,000	1995	133,900	180,000	134,000	124,500	141,400

Source: U.S. Bureau of the Census and U.S. Dept. of Housing and Urban Development, *Current Construction Reports*, series C25, *Characteristics of New Housing*, annual; and *New One-Family Houses Sold*, monthly.

No. 1184. New Mobile Homes Placed for Residential Use and Average Sales Price, by Region: 1980 to 1995

[A mobile home is a moveable dwelling, 10 feet or more wide and 35 feet or more long, designed to be towed on its own chassis and without need of a permanent foundation. Excluded are travel trailers, motor homes, and modular housing. Data are based on a probability sample and subject to sampling variability; see source. For composition of regions, see table 27]

YEAR	UNITS PLACED (1,000)					AVERAGE SALES PRICE (dol.)				
	Total	North-east	Mid-west	South	West	U.S.	North-east	Mid-west	South	West
1980	233.7	12.3	32.3	140.3	48.7	19,800	18,500	18,600	18,200	25,400
1981	229.2	12.0	30.1	143.5	43.6	19,900	19,000	18,900	18,400	25,600
1982	234.1	12.4	25.6	161.1	35.0	19,700	19,800	20,000	18,500	24,700
1983	278.1	16.3	34.3	186.0	41.4	21,000	21,400	20,400	19,700	27,000
1984	287.9	19.8	35.2	193.4	39.4	21,500	22,200	21,100	20,200	27,400
1985	283.4	20.2	38.6	187.6	36.9	21,800	22,700	21,500	20,400	28,700
1986	256.1	21.2	37.2	162.3	35.4	22,400	24,400	21,800	20,700	29,900
1987	239.2	23.6	40.0	145.5	30.1	23,700	25,600	23,700	21,900	31,000
1988	224.3	22.7	39.1	130.7	31.8	25,100	27,000	24,600	22,700	33,900
1989	202.8	20.2	39.1	112.8	30.6	27,200	30,200	26,700	24,100	37,800
1990	195.4	18.8	37.7	108.4	30.6	27,800	30,000	27,000	24,500	39,300
1991	174.3	14.3	35.4	97.6	27.0	27,700	30,400	27,600	24,500	38,600
1992	212.0	15.0	42.2	124.4	30.4	28,400	30,900	28,800	25,400	39,000
1993	242.5	15.4	44.5	146.7	35.9	30,500	32,000	31,400	27,700	40,500
1994	286.1	16.2	53.0	174.4	42.5	33,500	33,900	34,600	30,500	44,600
1995	306.1	14.4	55.5	195.2	41.0	36,300	37,500	36,700	33,900	46,900

Source: U.S. Bureau of the Census, *Current Construction Reports*, series C20.

No. 1185. Existing One-Family Houses Sold and Price, by Region: 1970 to 1995

[Based on data (adjusted and aggregated to regional and national totals) reported by participating real estate multiple listing service. For definition of median, see Guide to Tabular Presentation. For composition of regions, see table 27]

YEAR	HOUSES SOLD (1,000)					MEDIAN SALES PRICE (dol.)				
	Total	North-east	Mid-west	South	West	Total	North-east	Mid-west	South	West
1970	1,612	251	501	568	292	23,000	25,200	20,100	22,200	24,300
1971	2,018	311	583	735	389	24,800	27,100	22,100	24,300	26,500
1972	2,252	361	630	788	473	26,700	29,800	23,900	26,400	28,400
1973	2,334	367	674	847	446	28,900	32,800	25,300	29,000	31,000
1974	2,272	354	645	839	434	32,000	35,800	27,700	32,300	34,800
1975	2,476	370	701	862	543	35,300	39,300	30,100	34,800	39,600
1976	3,064	439	881	1,033	712	38,100	41,800	32,900	36,500	46,100
1977	3,650	515	1,101	1,231	803	42,900	44,400	36,700	39,800	57,300
1978	3,986	516	1,144	1,416	911	48,700	47,900	42,200	45,100	66,700
1979	3,827	526	1,061	1,353	887	55,700	53,600	47,800	51,300	77,400
1980	2,973	403	806	1,092	672	62,200	60,800	51,900	58,300	89,300
1981	2,419	353	632	917	516	66,400	63,700	54,300	64,400	96,200
1982	1,990	354	490	780	366	67,800	63,500	55,100	67,100	98,900
1983	2,697	477	692	1,004	524	70,300	72,200	56,600	69,200	94,900
1984	2,829	478	720	1,006	624	72,400	78,700	57,100	71,300	95,800
1985	3,134	561	806	1,063	704	75,500	88,900	58,900	75,200	95,400
1986	3,474	635	922	1,145	773	80,300	104,800	63,500	78,200	100,900
1987	3,436	618	892	1,163	763	85,600	133,300	66,000	80,400	113,200
1988	3,513	606	865	1,224	817	89,300	143,000	68,400	82,200	124,900
1989	3,346	531	855	1,185	775	93,100	145,200	71,300	84,500	139,900
1990	3,211	469	831	1,202	709	95,500	141,200	74,000	85,900	139,600
1991	3,220	479	840	1,199	702	100,300	141,900	77,800	88,900	147,200
1992	3,520	534	939	1,292	755	103,700	140,000	81,700	92,100	143,800
1993	3,802	571	1,007	1,416	808	106,800	139,500	85,200	95,000	142,600
1994	3,946	592	1,027	1,464	863	109,800	139,100	87,900	96,000	146,700
1995	3,802	575	992	1,429	806	112,900	136,900	93,600	97,700	147,200

Source: National Association of REALTORS, Washington, DC, *Real Estate Outlook: Market Trends & Insights* (copyright).

No. 1186. Median Sales Price of Existing One-Family Homes, by Selected Metropolitan Area: 1990 to 1995

[In thousands of dollars. Areas are metropolitan statistical areas (MSA's) except as indicated; for definitions and components, see Appendix II]

METROPOLITAN AREA	1990	1993	1994	1995	METROPOLITAN AREA	1990	1993	1994	1995
U.S., all areas	95.5	106.8	109.8	112.9	Memphis, TN-AR-MS	78.1	87.0	86.3	86.5
Albany-Schenectady-Troy, NY	106.9	112.3	112.0	105.9	Miami-Hialeah, FL PMSA	89.3	98.8	103.2	107.1
Anaheim-Santa Ana, CA MSA	242.4	217.2	211.0	208.8	Milwaukee, WI PMSA	84.4	104.1	109.0	114.7
Atlanta, GA	(NA)	91.8	93.6	97.5	Minneapolis-St. Paul, MN-WI	88.7	98.2	101.5	106.8
Baltimore, MD	105.9	115.7	115.4	111.3	Nashville, TN	81.8	90.4	96.5	107.3
Birmingham, AL	80.8	96.5	100.2	103.6	New Orleans, LA	67.8	76.8	76.9	78.0
Boston, MA PMSA	174.1	173.2	179.3	179.0	New York-Northern New Jersey-Long Island, NY-NJ-CT MSA	174.9	173.2	173.2	169.7
Buffalo-Niagara Falls, NY CMSA	77.2	83.5	82.3	81.3	Oklahoma City, OK	53.2	64.9	66.7	70.4
Charlotte-Gastonia-Rock Hill, NC-SC	93.1	106.1	106.5	107.8	Orlando, FL	82.8	90.1	90.7	89.2
Chicago, IL PMSA	116.8	142.0	144.1	147.9	Philadelphia, PA-NJ PMSA	108.7	118.0	119.5	118.7
Cincinnati, OH-KY-IN PMSA	79.8	91.4	96.5	100.4	Phoenix, AZ	84.0	89.1	91.4	96.8
Cleveland, OH PMSA	80.6	95.0	98.5	104.7	Pittsburgh, PA PMSA	70.1	82.2	80.7	82.1
Columbus, OH	81.6	91.8	94.8	99.1	Portland, OR PMSA	79.5	106.0	116.9	128.4
Dallas, TX PMSA	89.5	94.5	95.0	96.4	Richmond-Petersburg VA	87.5	94.1	95.4	103.1
Denver, CO PMSA	86.4	104.7	116.8	127.3	Riverside/San Bernardino, CA PMSA	132.1	134.4	129.1	120.9
Detroit, MI PMSA	76.7	86.0	87.0	98.2	Rochester, NY	79.8	84.8	85.6	85.0
Ft. Lauderdale-Hollywood-Pompano Beach, FL PMSA	92.6	103.1	103.1	105.9	St. Louis, MO-IL	76.7	84.8	85.0	87.7
Ft. Worth-Arlington TX PMSA	76.7	82.9	82.5	83.7	Sacramento, CA	137.5	129.2	124.5	120.2
Hartford, CT PMSA	157.3	135.3	133.4	133.4	Salt Lake City-Ogden, UT	69.4	84.9	96.0	113.7
Honolulu, HI	352.0	358.5	360.0	349.0	San Antonio, TX	83.6	77.0	78.2	80.8
Houston, TX PMSA	70.7	80.9	80.5	79.2	San Diego, CA	163.2	176.9	176.0	171.6
Indianapolis, IN	74.8	86.6	90.7	94.6	San Francisco, CA PMSA	259.3	254.4	255.6	254.4
Jacksonville, FL	72.4	77.1	81.9	83.1	Seattle-Tacoma, WA CMSA	142.0	150.2	155.9	159.0
Kansas City, MO-KS	74.1	83.6	87.1	91.7	Tampa-St. Petersburg-Clearwater, FL	71.4	75.0	76.2	78.3
Las Vegas, NV	93.0	108.2	110.5	113.5	Washington, DC-MD-VA	150.5	158.3	157.9	156.5
Los Angeles-Long Beach, CA PMSA	212.1	195.4	189.1	179.9	West Palm Beach-Boca Raton-DeLray Beach, FL	108.0	114.6	117.6	121.3
Louisville, KY-IN	60.8	74.5	80.5	86.4					

NA Not available.

Source: National Association of REALTORS, Washington, DC, *Real Estate Outlook: Market Trends & Insights* (copyright).

No. 1187. Existing Home Sales, by State: 1990 to 1995

[In thousands]

STATE	1990	1992	1993	1994	1995	STATE	1990	1992	1993	1994	1995
United States ¹	3,211	3,520	4,203	4,383	4,230	Missouri	84.1	98.8	106.4	110.2	108.3
Alabama	61.1	72.5	77.9	77.4	74.6	Montana	12.7	16.6	16.2	15.6	14.8
Alaska	(NA)	(NA)	(NA)	(NA)	(NA)	Nebraska	19.3	22.4	23.2	23.3	21.0
Arizona	86.3	89.8	107.9	123.8	122.0	Nevada	26.2	25.6	30.5	32.9	31.9
Arkansas	44.8	47.8	52.8	52.3	55.3	New Hampshire	7.9	12.0	13.6	16.2	0.0
California	452.1	427.3	435.0	482.6	425.4	New Jersey	114.8	132.1	139.0	145.4	138.3
Colorado	54.2	71.4	82.1	80.6	76.9	New Mexico	23.6	29.2	31.0	30.4	28.9
Connecticut	34.3	40.0	45.9	49.8	51.4	New York	125.5	136.3	143.0	156.3	150.4
Delaware	9.7	10.0	9.4	10.4	10.3	North Carolina	135.9	160.2	185.0	204.1	200.1
District of Columbia	13.1	12.4	12.3	12.3	11.7	North Dakota	10.4	11.9	11.8	10.9	10.6
Florida	183.3	179.2	208.9	229.7	220.8	Ohio	151.6	167.4	179.1	186.4	181.4
Georgia	73.2	(NA)	(NA)	(NA)	(NA)	Oklahoma	53.4	57.6	61.5	59.7	58.1
Hawaii	19.2	11.6	12.5	13.1	10.0	Oregon	56.6	52.5	58.8	58.1	57.7
Idaho	18.1	21.6	23.4	23.1	22.8	Pennsylvania	182.7	204.4	216.1	216.4	217.2
Illinois	160.9	186.2	193.9	188.4	181.2	Rhode Island	7.8	10.0	11.0	11.6	11.1
Indiana	80.1	84.8	100.8	103.3	100.3	South Carolina	57.8	58.9	62.2	67.3	69.1
Iowa	51.9	53.1	53.5	54.3	51.3	South Dakota	11.6	12.7	13.7	13.2	13.2
Kansas	38.8	46.2	53.7	55.7	54.2	Tennessee	92.7	102.2	120.5	129.8	133.2
Kentucky	66.4	78.7	83.3	81.1	78.2	Texas	240.0	242.7	258.8	266.9	260.2
Louisiana	41.6	47.0	49.3	51.4	50.1	Utah	22.1	31.5	31.2	32.4	33.8
Maine	(NA)	10.3	11.6	13.0	0.0	Vermont	6.1	9.5	11.0	10.9	9.0
Maryland	67.1	69.0	73.4	69.5	59.2	Virginia	96.9	101.3	104.2	99.5	94.0
Massachusetts	44.0	57.6	66.0	68.7	68.1	Washington	87.7	91.3	97.0	101.2	95.5
Michigan	145.0	157.3	170.6	184.2	176.3	West Virginia	42.0	46.8	45.7	45.8	44.5
Minnesota	64.8	75.7	81.8	82.1	78.5	Wisconsin	71.7	91.5	94.6	94.3	93.2
Mississippi	34.7	39.2	43.6	43.5	43.8	Wyoming	7.4	9.9	10.9	11.0	10.5

NA Not available. ¹ U.S. totals are derived independently and therefore are not equal to the sum of the States. ² Provided by the California Association of Realtors.

Source: National Association of REALTORS, Washington, DC, *Real Estate Outlook: Market Trends & Insights* (copyright).

No. 1188. New Apartments Completed and Rented in 3 Months, by Region: 1980 to 1994

[Structures with five or more units, privately financed, nonsubsidized, unfurnished apartments. Based on sample and subject to sampling variability. For composition of regions, see table 27]

YEAR AND RENT	NUMBER (1,000)					PERCENT RENTED IN 3 MONTHS				
	U.S.	North-east	Mid-west	South	West	U.S.	North-east	Mid-west	South	West
1980	196.1	14.2	43.8	91.5	46.6	75	77	77	74	75
1981	135.3	4.9	36.9	68.4	25.1	80	85	86	78	75
1982	117.0	4.6	21.9	66.8	23.7	72	74	79	70	72
1983	191.5	3.5	41.1	115.1	31.8	69	73	86	63	69
1984	313.2	3.8	41.2	194.4	73.9	67	64	79	63	70
1985	365.2	8.1	54.0	166.1	137.0	65	69	72	59	68
1986	407.6	16.9	64.5	171.7	154.5	66	70	70	62	67
1987	345.6	11.3	66.0	124.5	143.9	63	73	65	59	64
1988	284.5	8.7	60.4	91.7	123.8	66	52	73	58	69
1989	247.8	13.4	45.8	86.3	102.3	70	74	74	68	69
1990	214.3	12.7	44.3	77.2	80.0	67	66	75	64	65
1991	165.3	6.8	37.9	63.6	57.0	70	83	78	65	68
1992	110.2	10.9	34.0	37.4	28.0	74	75	80	72	70
1993	77.2	3.7	25.3	27.7	20.5	75	37	81	76	73
1994	104.0	3.7	32.2	44.5	23.6	80	96	78	78	85
Less than \$350	6.7	0.1	2.0	3.6	1.0	81	95	90	74	89
\$350-\$549	39.5	0.7	14.5	16.2	8.1	79	95	75	78	86
\$550-\$749	14.5	0.7	3.8	6.1	3.9	83	99	78	83	87
\$750-\$949	25.1	(Z)	10.7	10.1	4.2	76	(Z)	74	75	85
\$950-\$1,149	37.1	2.6	14.2	12.5	7.8	83	97	80	82	87
\$1,150-\$1,349	21.9	1.6	8.9	7.6	3.7	83	100	80	81	84
\$1,350-\$1,549	15.2	1.0	5.3	4.8	4.1	84	93	80	82	90
\$1,550 or more	20.7	0.2	1.5	12.3	6.7	79	90	70	78	82
Median asking rent	\$576	\$614	\$546	\$582	\$621	(X)	(X)	(X)	(X)	(X)

X Not applicable. Z Less than 50 units.

Source: U.S. Bureau of the Census, *Current Housing Reports*, series H130 and H131, and unpublished data.

No. 1189. Housing Units—Historical Trends for Selected Characteristics: 1950 to 1993

[As of April 1, except 1993, as of fall. Based on the Census of Population and Housing and American Housing Survey; see Appendix III]

CHARACTERISTIC	NUMBER OF UNITS						PERCENT DISTRIBUTION					
	1950	1960	1970	1980	1990	1993	1950	1960	1970	1980	1990	1993
UNITS IN STRUCTURE												
All housing units¹	45,983	58,315	67,699	86,759	102,264	106,611	100.0	100.0	100.0	100.0	100.0	100.0
1 detached	29,116	40,103	44,801	53,596	60,383	64,283	63.3	68.8	66.2	61.8	59.0	60.3
1 attached	2,799	3,655	1,990	3,587	5,378	6,079	6.1	6.3	2.9	4.1	5.3	5.7
2	5,302	4,464	5,444	5,309	4,948	3,928	11.5	7.7	8.0	6.1	4.8	3.7
3 or 4	3,374	3,088	3,563	4,373	4,928	10,732	7.3	5.3	5.3	5.0	4.8	10.1
5 or more	5,078	6,238	9,829	15,478	18,105	18,444	11.0	10.7	14.5	17.8	17.7	17.3
Mobile home or trailer	315	767	2,073	4,416	7,400	7,072	0.7	1.3	3.1	5.1	7.2	6.6
Other	(NA)	(NA)	(NA)	(NA)	1,121	(NA)	(NA)	(NA)	(NA)	(NA)	1.1	(NA)
PLUMBING FACILITIES												
All housing units¹	44,502	58,315	67,657	86,693	102,264	106,611	100.0	100.0	100.0	100.0	100.0	100.0
Complete plumbing facilities	28,729	48,537	62,984	84,359	101,162	104,302	64.6	83.2	93.1	97.3	98.9	97.8
Lacking complete plumbing facilities	15,773	9,778	4,672	2,334	1,102	1,854	35.4	16.8	6.9	2.7	1.1	1.7
Not reported	1,481	(NA)	(NA)	(NA)	(NA)	(NA)	(X)	(NA)	(NA)	(NA)	(NA)	(NA)
TELEPHONE IN HOUSING UNIT⁴												
Occupied housing units	41,829	53,024	63,450	80,390	91,947	94,724	(NA)	100.0	100.0	100.0	100.0	100.0
With telephone	(NA)	41,618	55,177	74,720	87,130	88,442	(NA)	78.5	87.0	92.9	94.8	93.4
No telephone	(NA)	11,406	8,273	5,670	4,817	6,282	(NA)	21.5	13.0	7.1	5.2	6.6

NA Not available. X Not applicable. ¹ Data for 1970 and 1980 are "Year-round housing units," which exclude seasonal and migratory vacant units. ² Includes 1,588,902 units classified as "1 and 2 dwelling unit." ³ Structures with "2 units" included with units of "3 or 4." ⁴ Beginning 1980, data are not completely comparable with earlier years due to change in question asked.

Source: U.S. Bureau of the Census, *1990 Census of Housing*, series CH-1, and earlier census reports; and *Current Housing Reports*, series H150/93, American Housing Survey in the United States.

No. 1190. Occupied Housing Units—Tenure, by Race of Householder: 1920 to 1993

[In thousands, except as indicated. As of April 1, except 1991, as of fall. Prior to 1960, excludes Alaska and Hawaii. Statistics on the number of occupied units are essentially comparable although identified by various terms. See also *Historical Statistics, Colonial Times to 1970*, series N 238-245]

RACE AND TENURE	1920	1930	1940	1950	1960	1970	1980	1990	1993
ALL RACES									
Occupied units, total	24,352	29,905	34,855	42,826	53,024	63,445	80,390	91,947	94,724
Owner occupied	11,114	14,280	15,196	23,560	32,797	39,886	51,795	59,025	61,252
Percent of occupied	45.6	47.8	43.6	55.0	61.9	62.9	64.4	64.2	64.7
Renter occupied	13,238	15,624	19,659	19,266	20,227	23,560	28,595	32,923	33,472
WHITE									
Occupied units, total	21,826	26,983	31,561	39,044	47,880	56,606	68,810	76,880	80,029
Owner occupied	10,511	13,544	14,418	22,241	30,823	37,005	46,671	52,433	54,878
Percent of occupied	48.2	50.2	45.7	57.0	64.4	65.4	67.8	68.2	68.6
Renter occupied	11,315	13,439	17,143	16,803	17,057	19,601	22,139	24,447	25,151
BLACK AND OTHER									
Occupied units, total	2,526	2,922	3,293	3,783	5,144	6,839	11,580	15,067	14,695
Owner occupied	603	737	778	1,319	1,974	2,881	5,124	6,592	6,374
Percent of occupied	23.9	25.2	23.6	34.9	38.4	42.1	44.2	43.8	43.4
Renter occupied	1,923	2,185	2,516	2,464	3,170	3,959	6,456	8,475	8,321

Source: U.S. Bureau of the Census, *Census of Housing: 1960*, vol. 1; *1970*, vol. 1; *1980 Census of Housing*, vol. 1, chapter A (HC80-1-A); and *1990 Census of Housing, General Housing Characteristics*, series CH-90-1; 1993 data, *Current Housing Reports*, series H150/93, American Housing Survey in the United States.

No. 1191. Occupied Housing Units—Tenure, by Race and Hispanic Origin of Householder: 1980 and 1990

[As of April 1. Based on the Census of Population and Housing; see Appendix III]

RACE AND HISPANIC ORIGIN OF HOUSEHOLDER	ALL HOUSEHOLDS			OWNER OCCUPIED		PERCENT OWNER OCCUPIED		RENTER OCCUPIED	
	1980	1990	Percent change, 1980-1990	1980	1990	1980	1990	1980	1990
Total units	80,389,673	91,947,410	14.4	51,794,545	59,024,811	64.4	64.2	28,595,128	32,922,599
White	68,810,123	76,880,105	11.7	46,670,775	52,432,648	67.8	68.2	22,139,348	24,447,457
Black	8,381,668	9,976,161	19.0	3,724,251	4,327,265	44.4	43.4	4,657,417	5,648,896
American Indian, Eskimo, or Aleut	397,252	591,372	48.9	212,209	318,001	53.4	53.8	185,043	273,371
Asian or Pacific Islander	993,458	2,013,735	102.7	521,230	1,050,182	52.5	52.2	472,228	963,553
Other race	1,807,172	2,486,037	37.6	666,080	896,715	36.9	36.1	1,141,092	1,589,322
Hispanic origin ¹	4,007,896	6,001,718	49.7	1,738,920	2,545,584	43.4	42.4	2,268,976	3,456,134

¹ Persons of Hispanic origin may be of any race.

U.S. Bureau of the Census, *1980 Census of Housing*, vol. 1, chapter A (HC80-1-A); and *1990 Census of Housing, General Housing Characteristics*, series CH-90-1.

No. 1192. Homeownership Rates, by Age of Householder: 1985 to 1995

[In percent. Represents the proportion of households that are owners or the number of owner occupied households divided by the total number of households]

AGE	1985	1986	1987	1988	1989	1990	1991	1992	1993 ¹	1994	1995
United States	63.9	63.8	64.0	63.8	63.9	63.9	64.1	64.1	64.0	64.0	64.7
Less than 25 yrs. old	17.2	17.2	16.0	15.8	16.6	15.7	15.3	14.9	14.8	14.9	15.9
25 to 29 yrs. old	37.7	36.7	36.4	35.9	35.3	35.2	33.8	33.6	33.6	34.1	34.4
30 to 34 yrs. old	54.0	53.6	53.5	53.2	53.2	51.8	51.2	50.5	50.8	50.6	53.1
35 to 39 yrs. old	65.4	64.8	64.1	63.6	63.4	63.0	62.2	61.4	61.8	61.2	62.1
40 to 44 yrs. old	71.4	70.5	70.8	70.7	70.2	69.8	69.5	69.1	68.6	68.2	68.6
45 to 49 yrs. old	74.3	74.1	74.6	74.4	74.1	73.9	73.7	74.2	73.7	73.8	73.7
50 to 54 yrs. old	77.5	78.1	77.8	77.1	77.2	76.8	76.1	76.2	77.2	76.8	77.0
55 to 59 yrs. old	79.2	80.0	80.0	79.3	79.1	78.8	79.5	79.3	78.9	78.4	78.8
60 to 64 yrs. old	79.9	79.8	80.4	79.8	80.1	79.8	80.5	81.2	80.9	80.1	80.3
65 to 69 yrs. old	79.5	79.4	79.5	80.0	80.0	80.0	81.4	80.8	80.7	80.6	81.0
70 to 74 yrs. old	76.8	77.2	77.7	77.7	77.8	78.4	78.8	79.0	79.9	80.1	80.9
75 yrs. old and over	69.8	70.0	70.8	70.8	71.2	72.3	73.1	73.3	73.4	73.5	74.6

¹ Based on 1990 census controls.

Source: Bureau of the Census, *Current Housing Reports*, series H111/95.

No. 1193. Homeownership Rates, by State: 1984 to 1995

[In percent. See headnote, table 1192]

STATE	1984	1990	1993	1994	1995	STATE	1984	1990	1993	1994	1995
United States	64.5	64.1	64.0	64.0	64.7	Missouri	69.5	64.2	66.4	68.4	69.4
Alabama	73.7	69.9	70.2	68.5	70.1	Montana	66.4	69.6	69.7	68.8	68.7
Alaska	57.6	57.1	55.4	58.8	60.9	Nebraska	69.3	67.5	67.7	68.0	67.1
Arizona	65.2	66.3	69.1	67.7	62.9	Nevada	58.9	55.8	55.8	55.8	58.6
Arkansas	65.9	68.6	70.5	68.1	67.2	New Hampshire	67.1	66.8	65.4	65.1	66.0
California	53.7	54.5	56.0	55.5	55.4	New Jersey	63.4	64.8	64.5	64.1	64.9
Colorado	64.7	59.8	61.8	62.9	64.6	New Mexico	68.0	69.5	69.1	66.8	67.0
Connecticut	67.8	65.5	64.5	63.8	68.2	New York	51.1	52.6	52.8	52.5	52.7
Delaware	70.4	70.2	74.1	70.5	71.7	North Carolina	68.8	69.3	68.8	68.7	70.1
Dist. of Columbia	37.3	35.1	35.7	37.8	38.2	North Dakota	70.1	65.4	62.7	63.3	67.3
Florida	66.5	66.1	65.5	65.7	66.6	Ohio	67.7	68.7	68.5	67.4	67.9
Georgia	63.6	65.7	66.5	63.4	66.6	Oklahoma	71.0	69.2	70.3	68.5	69.8
Hawaii	50.7	55.2	52.8	52.3	50.2	Oregon	61.9	65.2	63.8	63.9	63.2
Idaho	69.7	68.4	72.1	70.7	72.0	Pennsylvania	71.1	74.0	72.0	71.8	71.5
Illinois	62.4	63.0	61.8	64.2	66.4	Rhode Island	60.9	58.2	57.6	56.5	57.9
Indiana	69.9	66.1	68.7	68.4	71.0	South Carolina	69.1	73.1	71.1	72.0	71.3
Iowa	71.3	68.4	68.2	70.1	71.4	South Dakota	69.6	66.1	65.6	66.4	67.5
Kansas	72.7	69.7	68.9	69.0	67.5	Tennessee	67.6	68.0	64.1	65.2	67.0
Kentucky	70.2	67.2	68.8	70.6	71.2	Texas	62.5	59.0	58.7	59.7	61.4
Louisiana	70.1	68.9	65.4	65.8	65.3	Utah	69.9	70.7	68.9	69.3	71.5
Maine	74.1	72.0	71.9	72.6	76.7	Vermont	66.9	70.8	68.5	69.4	70.4
Maryland	67.8	63.8	65.5	64.1	65.8	Virginia	68.3	68.9	68.5	69.3	68.1
Massachusetts	61.7	60.2	60.7	60.6	60.2	Washington	65.7	61.8	63.1	62.4	61.6
Michigan	72.7	70.6	72.3	72.0	72.2	West Virginia	72.0	72.4	73.3	73.7	73.1
Minnesota	72.6	68.9	65.8	68.9	73.3	Wisconsin	65.2	68.9	65.7	64.2	67.5
Mississippi	72.3	71.8	69.7	69.2	71.1	Wyoming	68.8	68.7	67.1	65.8	69.0

Source: U.S. Bureau of the Census, *Current Housing Reports*, series H111/95-A.

No. 1194. Housing Units—Summary of Characteristics and Equipment, by Tenure and Region: 1993

[In thousands of units, except as indicated. Based on the American Housing Survey; see Appendix III. For composition of regions, see table 27]

ITEM	Total housing units	Seasonal	YEAR-ROUND UNITS							Vacant
			Occupied							
			Total	Owner	Renter	North-east	Mid-west	South	West	
Total units	106,611	3,088	94,724	61,252	33,472	18,906	23,031	32,936	19,850	8,799
Percent distribution	100.0	2.9	88.9	57.5	31.4	17.7	21.6	30.9	18.6	8.3
Units in structure:										
Single family detached	64,283	1,808	58,918	50,490	8,428	9,749	15,411	21,668	12,091	3,557
Single family attached	6,079	114	5,375	2,824	2,550	1,535	970	1,779	1,091	591
2 to 4 units	10,732	127	9,279	1,774	7,505	3,099	2,353	2,073	1,754	1,327
5 to 9 units	5,521	76	4,724	409	4,315	923	1,054	1,605	1,142	721
10 to 19 units	5,025	102	4,190	359	3,831	735	846	1,597	1,011	733
20 to 49 units	3,826	107	3,154	335	2,819	886	611	755	902	566
50 or more units	4,072	93	3,429	579	2,850	1,432	676	692	628	551
Mobile home or trailer	7,072	663	5,655	4,482	1,173	547	1,110	2,766	1,232	754
Stories in structure: ¹										
One story	2,807	32	2,424	266	2,158	82	387	1,156	799	350
2 stories	10,742	173	9,101	976	8,125	1,009	1,328	3,627	3,137	1,469
3 stories	8,373	166	7,137	1,204	5,934	2,432	2,564	1,204	937	1,070
4 to 6 stories	4,543	61	3,829	595	3,234	2,125	895	407	402	652
7 or more stories	2,721	72	2,294	420	1,873	1,429	366	330	169	356
Foundation: ²										
Full or partial basement	31,516	344	29,910	26,280	3,630	9,662	12,478	4,902	2,869	1,262
Crawlspace	18,774	741	16,564	13,026	3,538	625	2,218	8,946	4,775	1,449
Concrete slab	18,453	498	16,697	13,196	3,501	894	1,492	8,982	5,329	1,257
Other	1,619	319	1,121	811	310	102	193	618	208	179
Year structure built: ³										
1939 and earlier	22,676	502	19,886	11,290	8,596	7,357	6,406	3,766	2,358	2,290
1940 to 1949	8,529	252	7,539	4,696	2,843	1,635	1,791	2,554	1,559	737
1950 to 1959	13,633	406	12,360	8,855	3,505	2,521	3,212	3,959	2,667	867
1960 to 1969	16,070	538	14,405	9,482	4,923	2,421	3,389	5,266	3,329	1,127
1970 to 1979	23,474	859	20,818	13,290	7,528	2,629	4,622	8,475	5,092	1,797
1980 or later	22,228	532	19,716	13,637	6,079	2,342	3,612	8,916	4,846	1,979
Median year	1965	1967	1965	1966	1964	1952	1960	1971	1970	1964
Main heating equipment:										
Warm-air furnace	55,763	818	51,248	36,603	14,645	6,525	17,074	16,918	10,730	3,697
Electric heat pump	9,697	348	8,422	6,078	2,344	422	593	6,190	1,218	927
Steam or hot water system	14,896	75	13,657	7,338	6,320	9,548	2,549	830	729	1,164
Floor, wall, or pipeless furnace	5,625	214	4,746	2,070	2,676	184	435	1,533	2,594	665
Built-in electric units	8,084	460	6,722	2,891	3,831	1,325	1,327	1,934	2,136	903
Room heaters with flue	2,163	168	1,766	984	782	249	219	965	333	229
Room heaters without flue	1,893	53	1,597	919	677	42	52	1,422	81	244
Stoves	3,477	354	2,831	2,091	740	412	425	1,298	697	292
Fireplaces	1,076	138	884	740	143	36	97	419	332	54
None	1,644	361	911	366	545	38	46	355	472	372
Portable elec. heaters	833	61	682	330	352	4	14	431	233	90
Other	1,459	38	1,257	840	417	121	200	641	295	163
Air conditioning:										
Central	46,277	762	42,183	30,560	11,622	3,397	10,430	21,764	6,592	3,332
Percent of total units	43.4	24.7	44.5	49.9	34.7	18.0	45.3	66.1	33.2	37.9
One or more room units	27,968	434	26,090	15,620	10,470	8,251	6,540	8,543	2,756	1,444
Source of water:										
Public system or private company	90,327	1,659	81,028	50,064	30,963	15,990	19,110	28,007	17,921	7,640
Percent of total units	84.7	53.7	85.5	81.7	92.5	84.6	83.0	85.0	90.3	86.8
Well serving 1 to 5 units	13,880	936	11,967	10,140	1,826	2,698	3,674	4,396	1,198	978
Other	2,404	494	1,730	1,047	683	218	247	534	732	181
Means of sewage disposal:										
Public sewer	80,830	1,226	72,797	42,722	30,075	14,684	18,088	23,175	16,849	6,807
Percent of total units	75.8	39.7	76.9	69.7	89.9	77.7	78.5	70.4	84.9	77.4
Septic tank, cesspool, chemical toilet	25,221	1,550	21,807	18,444	3,362	4,214	4,927	9,672	2,994	1,864
Other	559	312	121	85	35	8	16	90	7	127

¹ Limited to multiunit structures. ² Limited to single-family units. ³ For mobile home, oldest category is 1939 or earlier.

Source: U.S. Bureau of the Census, *Current Housing Reports*, series H-150/93, American Housing Survey in the United States.

No. 1195. Occupied Housing Units—Housing Value and Gross Rent, by Region: 1993

[Based on the American Housing Survey; see Appendix III. For composition of regions, see table 27]

CATEGORY	NUMBER (1,000)					PERCENT DISTRIBUTION				
	Total units	North-east	Midwest	South	West	Total units	North-east	Midwest	South	West
VALUE										
Owner occupied units.	61,252	11,751	15,617	21,841	12,043	100.0	100.0	100.0	100.0	100.0
Less than \$10,000	1,856	192	445	969	251	3.0	1.6	2.8	4.4	2.1
\$10,000 to \$19,999	2,391	282	704	1,102	303	3.9	2.4	4.5	5.0	2.5
\$20,000 to \$29,999	2,685	348	810	1,236	292	4.4	3.0	5.2	5.7	2.4
\$30,000 to \$39,999	3,353	355	1,173	1,613	212	5.5	3.0	7.5	7.4	1.8
\$40,000 to \$49,999	4,148	394	1,517	1,895	342	6.8	3.4	9.7	8.7	2.8
\$50,000 to \$59,999	4,101	471	1,331	1,915	384	6.7	4.0	8.5	8.8	3.2
\$60,000 to \$69,999	4,802	590	1,564	2,117	532	7.8	5.0	10.0	9.7	4.4
\$70,000 to \$79,999	4,666	730	1,393	1,971	572	7.6	6.2	8.9	9.0	4.7
\$80,000 to \$99,999	8,034	1,582	2,256	2,840	1,356	13.1	13.5	14.4	13.0	11.3
\$100,000 to \$119,999	5,171	1,158	1,316	1,622	1,075	8.4	9.9	8.4	7.4	8.9
\$120,000 to \$149,999	5,922	1,586	1,253	1,619	1,463	9.7	13.5	8.0	7.4	12.1
\$150,000 to \$199,999	6,284	1,943	939	1,440	1,963	10.3	16.5	6.0	6.6	16.3
\$200,000 to \$249,999	2,999	899	405	551	1,144	4.9	7.7	2.6	2.5	9.5
\$250,000 to \$299,999	1,734	474	195	365	700	2.8	4.0	1.2	1.7	5.8
\$300,000 or more	3,104	748	315	586	1,455	5.1	6.4	2.0	2.7	12.1
Median value (dol.)	86,529	116,102	71,898	70,376	134,430	(X)	(X)	(X)	(X)	(X)
GROSS RENT										
Renter occupied units.	33,472	7,155	7,415	11,096	7,808	100.0	100.0	100.0	100.0	100.0
Less than \$100	551	82	165	242	63	1.6	1.1	2.2	2.2	0.8
\$100 to \$199	2,079	465	552	764	298	6.2	6.5	7.4	6.9	3.8
\$200 to \$249	1,424	258	426	530	210	4.3	3.6	5.7	4.8	2.7
\$250 to \$299	1,728	293	527	685	223	5.2	4.1	7.1	6.2	2.9
\$300 to \$349	2,071	335	616	758	363	6.2	4.7	8.3	6.8	4.6
\$350 to \$399	2,741	420	769	1,102	451	8.2	5.9	10.4	9.9	5.8
\$400 to \$449	2,850	453	833	1,048	516	8.5	6.3	11.2	9.4	6.6
\$450 to \$499	2,851	513	694	1,026	618	8.5	7.2	9.4	9.2	7.9
\$500 to \$599	4,817	1,084	1,040	1,499	1,194	14.4	15.2	14.0	13.5	15.3
\$600 to \$699	3,683	1,036	668	947	1,032	11.0	14.5	9.0	8.5	13.2
\$700 to \$799	2,382	678	287	607	810	7.1	9.5	3.9	5.5	10.4
\$800 to \$999	2,257	692	208	514	843	6.7	9.7	2.8	4.6	10.8
\$1,000 to \$1,249	971	251	72	201	447	2.9	3.5	1.0	1.8	5.7
\$1,250 to \$1,499	379	91	32	65	191	1.1	1.3	0.4	0.6	2.4
\$1,500 or more	275	95	14	46	120	0.8	1.3	0.2	0.4	1.5
No cash rent	2,414	408	514	1,062	430	7.2	5.7	6.9	9.6	5.5
Median gross rent (dol.)	487	551	424	445	579	(X)	(X)	(X)	(X)	(X)

X Not applicable.

Source: U.S. Bureau of the Census, *Current Housing Reports*, series H-150/93, American Housing Survey in the United States.

No. 1196. Heating Equipment and Fuels for Occupied Units: 1950 to 1993

[As of April 1, except 1993, as of fall. Based on the Census of Population and Housing and American Housing Survey; see Appendix III]

ITEM	NUMBER (1,000)					PERCENT DISTRIBUTION				
	1950	1960	1970	1980	1993	1950	1960	1970	1980	1993
Occupied units, total	42,826	53,024	63,445	80,390	94,724	100.0	100.0	100.0	100.0	100.0
Heating equipment:										
Warm air furnace	¹ 11,508	17,378	27,515	39,279	51,248	¹ 26.9	32.8	43.4	48.9	54.1
Heat pumps	(NA)	(NA)	(NA)	2,835	8,422	(NA)	(NA)	(NA)	3.5	8.9
Steam or hot water	10,071	11,990	13,211	13,859	13,657	23.5	22.6	20.8	17.2	14.4
Floor, wall, or pipeless furnace	(¹)	6,088	5,552	4,693	4,746	(¹)	11.5	8.8	5.8	5.0
Built-in electric units	-	664	3,236	6,370	6,722	-	1.3	5.1	7.9	7.1
Room heaters with flue	² 15,399	² 11,183	7,209	6,098	1,766	² 36.0	² 21.1	11.4	7.6	1.9
Room heaters without flue	5,268	5,218	3,558	2,736	1,597	12.3	9.8	5.6	3.4	1.7
Fireplaces, stoves, portable heaters or other	(²)	(²)	2,766	3,977	5,654	(²)	(²)	4.4	4.9	6.0
None	581	503	398	541	911	1.4	0.9	0.6	0.7	1.0
House heating fuel:										
Utility gas	11,387	22,851	35,014	42,658	47,669	26.6	43.1	55.2	53.1	50.3
Fuel oil, kerosene, etc	9,686	17,158	16,473	14,655	12,189	22.6	32.4	26.0	18.2	12.9
Electricity	283	933	4,876	14,768	25,107	0.7	1.8	7.7	18.3	26.5
Bottled, tank, or LP gas	787	2,686	3,807	4,535	3,922	1.8	5.1	6.0	5.6	4.1
Wood and other fuel	4,855	2,460	1,060	2,729	4,630	11.3	4.6	1.7	3.4	4.9
Coal or coke	14,828	6,456	1,821	504	297	34.6	12.2	2.9	0.6	0.3
None	999	478	395	541	910	2.3	0.9	0.6	0.7	1.0
Cooking fuel:										
Electricity	6,403	16,351	25,768	41,906	55,887	15.0	30.8	40.6	52.1	59.0
Gas	25,501	33,787	36,558	37,944	37,996	59.6	63.7	57.6	47.2	40.1
Other fuel	10,796	2,603	908	398	479	25.2	4.9	1.4	0.5	0.5
None	124	280	213	142	362	0.3	0.5	0.3	0.2	0.4

- Represents zero. NA Not available. ¹ "Floor, wall, or pipeless furnace" included in "Warm air furnace." ² "Fireplaces, stoves, or portable heaters" included in "Room heaters with flue." ³ Includes utility, bottled, tank, and LP gas.

Source: U.S. Bureau of the Census, *Census of Housing, 1960*, vol. 1; *1970 and 1980*, vol. 1; and *1990 Census of Housing, Detailed Housing Characteristics*, series CH-2, and *Current Housing Reports*, series H-150/93, American Housing Survey in the United States.

No. 1197. Appliances Used by Households, by Region and Family Income: 1993

[In millions, except percent. As of November. Represents appliances possessed and generally used by the household. Based on the Residential Energy Consumption Survey; see Appendix III. For composition of regions, see table 27]

TYPE OF APPLIANCE	HOUSEHOLDS USING APPLIANCE		REGION				FAMILY INCOME IN 1993			
	Number	Percent of total	North-east	Midwest	South	West	Under \$25,000	\$25,000-\$34,999	\$35,000-\$49,999	\$50,000 and over
Total households	96.6	100.0	19.5	23.3	33.5	20.4	35.4	22.8	10.8	27.6
Air conditioners	66.1	68.4	11.3	17.1	29.9	7.8	21.7	15.7	7.9	20.8
Room	25.7	26.6	7.6	6.6	9.0	2.6	11.4	5.8	3.0	5.5
Central system ¹	42.1	43.5	3.9	10.8	21.8	5.5	10.6	10.5	5.1	15.9
Clothes washer	74.5	77.1	14.4	18.4	27.0	14.7	21.9	18.4	9.3	24.9
Clothes dryer	68.8	71.2	12.5	18.0	24.6	13.6	18.2	17.5	8.9	24.2
Dehumidifier	9.1	9.4	2.5	5.1	1.2	0.2	1.7	1.8	1.4	4.1
Dishwasher	43.7	45.2	8.1	9.4	15.7	10.5	7.7	10.2	6.5	19.4
Freezer	33.4	34.5	5.0	10.2	12.5	5.7	9.9	8.2	4.2	11.0
Microwave oven ²	81.3	84.1	15.1	20.8	27.8	17.5	25.6	20.3	9.8	25.5
Office equipment	23.3	24.2	4.8	5.5	7.2	5.8	3.2	4.7	3.8	11.7
Facsimile machine	2.9	3.0	0.6	0.4	1.0	0.8	(B)	0.5	0.5	1.6
Laser printer	5.3	5.5	0.9	1.0	1.8	1.6	0.5	0.9	0.7	3.0
Personal computer	22.6	23.3	4.7	5.3	6.9	5.7	3.2	4.4	3.6	11.4
Outdoor gas grill	27.5	28.5	7.0	7.4	8.5	4.7	4.0	6.9	4.3	12.4
Oven: Electric	59.4	61.5	9.2	13.5	23.8	12.9	19.0	14.5	7.2	18.9
Gas	30.7	31.8	8.6	8.4	6.9	6.7	13.0	6.6	3.2	7.9
Range: Electric	59.3	61.4	9.3	13.6	23.9	12.6	19.1	14.5	7.2	18.6
Gas	32.2	33.3	9.0	8.7	7.2	7.2	13.7	6.8	3.3	8.4
Refrigerator: Frost-free	81.8	84.6	16.1	19.3	29.4	17.0	26.4	19.9	9.8	25.6
Nonfrost-free ³	14.7	15.2	3.4	4.0	4.0	3.4	8.9	2.8	1.0	2.0
Television set: Color	94.4	97.7	19.1	22.8	32.7	19.9	33.7	22.6	10.7	27.4
Black and white	19.0	19.6	3.9	5.5	6.5	3.1	6.7	4.3	2.0	6.0
Toaster oven	27.5	28.5	7.2	4.5	10.1	5.7	9.2	5.8	3.5	9.0
Water heater: ⁴ Gas	51.2	53.0	10.1	15.3	12.6	13.2	18.4	11.0	5.8	16.0
Electric	37.1	38.4	4.5	6.9	19.2	6.5	14.1	9.8	4.1	9.3
Ceiling fan	51.8	53.6	8.6	13.2	22.1	8.0	15.2	12.6	7.0	17.1

B Base figure too small to meet statistical standards for reliability. ¹ Includes the .9 million households with both central air conditioning and window or wall air conditioning units. ² Microwave is first or second most used oven. ³ Includes refrigerators without freezer compartments. ⁴ Excludes water heaters that serve more than one household.

Source: U.S. Energy Information Administration, *Housing Characteristics: 1993*.

No. 1198. Expenditures by Residential Property Owners for Improvements and Maintenance and Repairs, by Type of Property and Activity: 1980 to 1994

[In millions of dollars]

YEAR AND TYPE OF EXPENDITURE	Total	1-unit properties with owner occupant	Other properties	ADDITIONS AND ALTERATIONS				Major replacements	Maintenance and repairs
				Total	To structures		To property outside of structures		
					Additions	Alterations			
1980	46,338	31,481	14,857	21,336	4,183	11,193	5,960	9,816	15,187
1981	46,351	30,201	16,150	20,414	3,164	11,947	5,303	9,915	16,022
1982	45,291	29,779	15,512	18,774	2,641	10,711	5,423	9,707	16,810
1983	49,295	32,524	16,771	20,271	4,739	11,673	3,859	10,895	18,128
1984	69,784	43,781	26,003	27,822	6,007	14,486	7,329	13,067	28,894
1985	80,267	47,742	32,525	28,775	3,966	17,599	7,211	16,134	35,358
1986	91,274	54,298	36,976	38,608	7,377	21,192	10,040	16,695	35,971
1987	94,082	54,791	39,291	39,978	9,557	21,641	8,779	15,875	38,229
1988	101,117	60,822	40,295	43,339	11,333	22,703	9,303	16,893	40,885
1989	100,891	59,858	41,033	39,786	6,828	23,129	9,828	18,415	42,689
1990	106,773	59,683	47,090	37,253	8,561	21,920	6,771	18,215	51,305
1991	97,528	58,033	39,445	30,944	7,914	16,076	6,954	16,744	49,840
1992, total ¹	103,734	57,316	36,418	40,186	6,783	22,700	10,704	18,393	45,154
Heating and air conditioning ²	6,952	5,302	1,650	1,103	(NA)	1,103	(NA)	3,546	2,303
Plumbing	9,549	5,653	3,896	1,540	(NA)	1,540	(NA)	3,104	4,905
Roofing	10,714	5,327	5,387	(NA)	(NA)	(NA)	(NA)	6,257	4,457
Painting	11,147	5,867	5,280	(NA)	(NA)	(NA)	(NA)	(NA)	11,147
1993, total ¹	108,305	70,746	37,559	45,797	12,757	24,781	8,259	20,809	41,699
Heating and air conditioning ²	7,918	5,814	2,103	1,259	(NA)	1,259	(NA)	4,040	2,618
Plumbing	8,700	4,488	4,212	1,597	(NA)	1,597	(NA)	2,980	4,114
Roofing	8,943	5,559	3,365	(NA)	(NA)	(NA)	(NA)	4,821	4,122
Painting	12,566	6,567	5,998	(NA)	(NA)	(NA)	(NA)	(NA)	12,566
1994, total ¹	115,030	77,270	37,760	48,828	9,647	28,672	10,509	23,248	42,953
Heating and air conditioning ²	8,581	5,712	2,869	2,060	(NA)	2,060	(NA)	3,904	2,617
Plumbing	8,941	5,222	3,719	1,677	(NA)	1,677	(NA)	2,836	4,428
Roofing	11,406	6,371	5,034	(NA)	(NA)	(NA)	(NA)	7,008	4,398
Painting	11,446	6,439	5,007	(NA)	(NA)	(NA)	(NA)	(NA)	11,446

NA Not available. ¹ Includes types of expenditures not separately specified. ² Central air-conditioning.

Source: U.S. Bureau of the Census, *Current Construction Reports*, series C50.

No. 1199. Gross Housing Product in Real (1992) Dollars: 1990 to 1994

[In billions of dollars. For definition of chained dollars, see text, section 14]

ITEM	CURRENT DOLLARS					CHAINED (1992) DOLLARS				
	1990	1991	1992	1993	1994	1990	1991	1992	1993	1994
Housing output ¹	565.9	595.2	623.7	649.0	680.7	603.1	612.6	623.7	631.5	644.0
Less: Intermediate goods and services consumed	78.5	81.0	76.2	86.8	83.1	82.5	81.3	76.2	84.8	78.8
Equals: Gross housing product	487.4	514.1	547.5	562.2	597.6	520.4	531.2	547.5	546.8	565.1
Less: Indirect business tax and nontax liability plus business transfer payments	91.0	98.2	104.2	114.0	120.6	(NA)	(NA)	(NA)	(NA)	(NA)
Plus: Subsidies less current surplus of government enterprises	15.0	16.0	17.0	18.8	20.6	(NA)	(NA)	(NA)	(NA)	(NA)
Equals: Housing national income	320.7	337.1	352.1	362.9	385.2	(NA)	(NA)	(NA)	(NA)	(NA)

NA Not available. ¹ Equals personal consumption expenditures (see text, section 14) for housing, less expenditures for transient hotels, motels, clubs, schools, and other group housing.

Source: U.S. Bureau of Economic Analysis, *National Income and Product Accounts of the United States* to be published in late 1996, and *Survey of Current Business*, January/February 1996.

No. 1200. Residential Capital—Year-End Stocks and Average Age: 1970 to 1994

[As of Dec. 31. Data based on fixed residential capital formation components of the gross national product. For definition of current and constant dollars, see Guide to Tabular Presentation]

ITEM	CURRENT DOLLARS (bil. dol.)				CONSTANT (1987) DOLLARS (bil. dol.)				AVERAGE AGE ¹ (years)			
	1970	1980	1990	1994	1970	1980	1990	1994	1970	1980	1990	1994
Gross stocks ²	1,244	4,391	7,563	9,339	3,961	5,443	6,916	7,477	24.8	23.2	23.6	24.0
Private nonfarm:												
1 to 4 units	1,001	3,502	6,074	7,636	3,208	4,356	5,556	6,066	25.3	23.9	24.2	24.4
5 or more units	131	522	933	1,059	421	647	853	887	17.7	17.8	19.8	21.8
Farm (1 to 4 units)	55	136	163	176	176	170	150	140	43.9	42.8	43.2	43.2
Other nonfarm structures ³	10	24	32	35	32	29	29	27	14.6	19.3	23.7	22.5
Mobile homes	15	79	124	152	31	88	112	112	5.1	7.7	10.7	11.0
Public: Federal, State and local	25	99	176	208	80	122	162	177	14.9	17.2	19.5	20.5
Net stocks ^{2,4}	813	2,910	4,913	5,992	2,590	3,607	4,491	4,795	16.2	15.8	16.8	17.4
Private nonfarm:												
1 to 4 units	656	2,334	3,991	4,979	2,102	2,902	3,649	3,953	16.8	16.3	17.2	17.6
5 or more units	93	371	629	676	301	459	575	566	11.0	12.8	15.2	17.4
Farm (1 to 4 units)	24	58	68	73	76	73	62	58	28.7	26.4	26.6	26.7
Other nonfarm structures ³	6	12	14	14	21	15	12	11	9.0	16.0	18.4	19.1
Mobile homes	11	48	62	75	23	54	55	55	3.8	6.0	7.5	7.3
Public: Federal, State and local	18	70	117	135	60	87	107	115	12.7	13.5	14.6	14.9

¹ Constant-dollar stocks. ² Includes equipment, not shown separately. ³ Consists of dormitories, fraternity and sorority houses, nurses' homes, etc.

⁴ Based on straight-line depreciation.

Source: U.S. Bureau of Economic Analysis, *Fixed Reproducible Tangible Wealth in the United States, 1925-89*, and *Survey of Current Business*, and August 1994; and unpublished data.

No. 1201. Vacancy Rates for Housing Units—Characteristics: 1990 to 1995

[In percent. Annual averages. Based on Current Population Survey and Quarterly Household Survey. Rate is relationship between vacant housing for rent or for sale and the total rental and homeowner supply, which comprises occupied units, units rented or sold and awaiting occupancy, and vacant units available for rent or sale. For composition of regions, see table 27. See also *Historical Statistics, Colonial Times to 1970*, series N 249-2]

CHARACTERISTIC	RENTAL UNITS					HOMEOWNER UNITS				
	1990	1992	1993 ¹	1994	1995	1990	1992	1993 ¹	1994	1995
Total units	7.2	7.4	7.3	7.4	7.6	1.7	1.5	1.4	1.5	1.5
Inside MSA's	7.1	7.4	7.5	7.3	7.6	1.7	1.6	1.4	1.5	1.5
Outside MSA's	7.6	7.0	6.5	7.7	7.9	1.8	1.5	1.5	1.5	1.6
Northeast	6.1	6.9	7.0	7.1	7.2	1.6	1.3	1.3	1.5	1.5
Midwest	6.4	6.7	6.6	6.8	7.2	1.3	1.2	1.1	1.1	1.3
South	8.8	8.2	7.9	8.0	8.3	2.1	1.7	1.7	1.7	1.7
West	6.6	7.1	7.4	7.1	7.5	1.8	1.9	1.4	1.6	1.7
Units in structure:										
1 unit	4.0	3.8	3.7	4.5	5.4	1.4	1.3	1.2	1.3	1.4
2 units or more	9.0	9.4	9.4	9.0	9.0	7.1	5.8	5.3	5.1	4.8
5 units or more	9.6	10.0	10.2	9.7	9.5	8.4	7.4	6.8	5.3	5.1
Units with—										
3 rooms or less	10.3	11.4	10.7	11.1	11.4	10.2	8.6	6.9	9.7	9.2
4 rooms	8.0	7.9	8.1	7.9	8.2	3.2	2.6	2.5	3.0	2.8
5 rooms	5.7	5.3	5.7	5.7	5.8	2.0	1.9	1.7	1.8	1.8
6 rooms or more	3.0	3.1	3.2	3.4	3.8	1.1	1.1	1.0	0.9	1.1

¹ Beginning 1993, based on 1990 population census controls.

Source: U.S. Bureau of the Census, *Current Housing Reports*, series H111/95 and prior reports.

No. 1202. Recent Home Buyers—General Characteristics: 1976 to 1995

[As of October. Based on a sample survey; subject to sampling variability]

ITEM	Unit	1976	1980	1985	1990	1991	1992	1993	1994	1995
Median purchase price . . .	Dollars . . .	43,340	68,714	90,400	131,200	134,300	141,000	141,900	145,400	147,700
First-time buyers	Dollars . . .	37,670	61,450	75,100	106,000	118,700	122,400	121,100	125,000	128,300
Repeat buyers ¹	Dollars . . .	50,090	75,750	106,200	149,400	152,500	158,000	159,600	163,500	164,300
Average monthly mortgage payment	Dollars . . .	329	599	896	1,127	1,144	1,064	1,015	1,028	1,062
Percent of income	Percent . . .	24.0	32.4	30.0	33.8	34.0	33.2	31.5	31.4	32.6
Percent buying—										
New houses	Percent . . .	15.1	22.4	23.8	21.2	19.7	20.5	22.3	22.0	21.5
Existing houses	Percent . . .	84.9	77.6	76.2	78.8	80.3	79.5	77.7	78.0	78.5
Single-family houses	Percent . . .	88.8	82.4	87.0	83.8	85.3	85.0	84.2	83.9	83.1
Condominiums ²	Percent . . .	11.2	17.6	10.6	13.1	11.5	13.1	12.8	12.1	14.0
For the first time	Percent . . .	44.8	32.9	36.6	41.9	45.1	47.7	46.0	47.1	46.2
Average age:										
First-time buyers	Years	28.1	28.3	28.4	30.5	30.7	31.0	31.6	31.6	32.1
Repeat buyers ¹	Years	35.9	36.4	38.4	39.1	39.8	40.8	41.0	41.7	40.7
Downpayment/sales price . .	Percent . . .	25.2	28.0	24.8	23.3	22.6	21.4	20.2	20.2	20.4
First-time buyers	Percent . . .	18.0	20.5	11.4	15.7	14.7	14.3	14.0	13.7	13.3
Repeat buyers ¹	Percent . . .	30.8	32.7	32.7	28.9	29.1	28.0	25.4	26.1	26.8

¹ Buyers who previously owned a home. ² Includes multiple-family houses.
Source: Chicago Title Insurance Company, Chicago, IL, *The Guarantor*, quarterly (copyright).

No. 1203. Low-Income Public Housing Units, by Progress Stage: 1970 to 1993

[In thousands. As of Dec. 31. Housing for the elderly intended for persons 62 disabled, or handicapped. Includes Puerto Rico and Virgin Islands. Covers units subsidized by HUD under annual contributions contracts. See also *Historical Statistics, Colonial Times to 1970*.

YEAR	Total ¹	Occupied units ²	Under construction	YEAR	Total ¹	Occupied units ²	Under construction
1970	1,155.3	893.5	126.8	1990	1,305.3	1,028.1	7.6
Elderly	249.4	143.4	65.7	Elderly	(NA)	342.2	(NA)
1980	1,321.1	1,195.6	20.9	1992	1,323.3	1,199.4	7.2
Elderly	358.3	317.7	11.5	Elderly	(NA)	513.5	(NA)
1985	1,378.0	1,344.6	9.6	1993	1,324.7	1,207.6	(NA)
Elderly	373.5	361.1	2.1	Elderly	(NA)	507.5	(NA)

NA Not available. ¹ Includes units to be constructed or to go directly "under management" because no rehabilitation need ² Under management or available for occupancy.
Source: U.S. Dept. of Housing and Urban Development, unpublished data based on the Field Office Report Monitoring System.

No. 1204. Office Buildings—Vacancy Rates for Major Cities, 1980 to 1995, and Status of Supply, 1995

[As of December. Excludes government owned and occupied, owner-occupied, and medical office buildings]

CITY	VACANCY RATE FOR EXISTING SPACE (percent)									SUPPLY STATUS, December 1995 (mil. sq. ft.)		
	1980	1985	1989	1990	1991	1992	1993	1994	1995	Existing space		Space under construction
										Total	Available for lease	
Total¹	4.6	16.9	19.5	20.0	20.5	20.5	19.4	16.2	14.3	2,834.1	441.2	12.2
Atlanta, GA	10.0	21.0	19.9	19.1	19.5	19.4	16.8	13.0	10.4	88.8	9.2	2.1
Baltimore, MD	7.2	11.5	16.4	20.0	21.0	20.6	17.3	15.5	17.0	41.0	7.0	0.2
Boston, MA	3.8	13.1	15.3	19.6	19.1	17.5	17.7	13.3	10.4	136.3	14.2	0.1
Charlotte, NC	(NA)	16.7	14.3	16.5	19.4	(NA)	(NA)	10.0	8.9	21.2	1.9	0.7
Chicago, IL	7.0	16.5	17.0	18.6	20.0	22.1	21.4	18.7	15.5	188.8	29.3	0.0
Dallas, TX	8.6	23.0	26.9	25.8	26.0	31.3	29.5	21.7	18.7	116.4	21.8	0.2
Denver, CO	6.6	24.7	26.1	24.8	23.0	21.5	15.9	12.8	12.1	68.5	8.3	0.4
Detroit, MI	(NA)	(NA)	(NA)	(NA)	(NA)	(NA)	21.4	19.7	16.9	67.2	11.4	0.0
Houston, TX	4.0	27.6	27.5	24.9	27.3	27.0	25.1	24.7	21.9	157.6	34.5	0.0
Indianapolis, IN	(NA)	(NA)	20.0	21.2	21.4	22.4	18.8	18.4	14.3	26.0	3.7	0.2
Kansas City, MO	4.2	16.2	15.8	14.1	16.9	15.2	13.9	11.5	9.1	30.7	2.8	0.1
Los Angeles, CA	0.9	15.3	19.7	16.8	20.2	21.2	21.0	19.6	23.2	220.5	51.2	0.5
Miami, FL	2.4	20.9	22.0	23.4	22.6	18.5	19.0	15.4	13.8	40.6	5.6	0.7
Milwaukee, WI	(NA)	(NA)	20.4	22.9	19.5	18.4	21.0	17.6	16.3	24.0	3.9	0.3
New Orleans, LA	(NA)	21.8	25.7	29.0	25.0	(NA)	(NA)	(NA)	(NA)	(NA)	(NA)	(NA)
New York, NY ²	3.1	7.9	15.1	16.0	18.8	18.3	17.9	16.3	17.0	319.2	54.2	0.0
Philadelphia, PA	6.3	14.5	16.3	18.2	17.3	19.0	17.8	16.3	16.2	70.9	11.5	0.1
Pittsburgh, PA	1.2	(NA)	16.3	16.3	14.2	(NA)	17.0	15.8	14.5	36.6	5.3	0.1
San Diego, CA	(NA)	24.7	17.6	19.5	23.7	23.8	22.1	18.8	17.4	37.5	6.5	0.3
San Francisco, CA	0.4	13.7	15.7	14.7	13.3	12.5	13.7	11.7	10.2	53.4	5.4	0.0
Seattle, WA	(NA)	(NA)	12.4	12.3	12.8	15.9	17.6	14.7	7.1	24.8	1.8	0.0
St. Louis, MO	(NA)	(NA)	22.6	21.0	20.5	21.8	19.1	18.1	12.7	32.3	4.1	0.1
Washington, DC	2.5	9.0	14.4	19.0	17.6	15.4	14.1	13.4	10.8	220.8	23.9	1.7

NA Not available. ¹ Includes other cities not shown separately. In 1993, 51 cities were covered. ² Refers to Manhattan.
Source: ONCOR International, Houston, TX, 1980-1985, *National Office Market Report*, semi-annual; 1986-1990, *International Office Market Report*, semi-annual; thereafter, *Market Data Book* (copyright).

No. 1206. Commercial Buildings—Selected Characteristics, by Square Footage of Floorspace: 1992

[Excludes buildings 1,000 square feet or smaller. Building type based on predominant activity in which the occupants were engaged. Based on a sample survey of building representatives conducted between August and December 1992; therefore, subject to sampling variability. For composition of regions, see table 27]

CHARACTERISTIC	Number of buildings (1,000)	FLOORSPACE (mil. sq. ft.)							Mean sq. ft. per building (1,000)	Median sq. ft. per building (1,000)
		Total	Within all buildings having square footage of—							
			5,000 or less	5,001 to 10,000	10,001 to 25,000	25,001 to 50,000	50,001 to 100,000	100,001 and over		
All buildings	4,806	67,876	7,327	7,199	10,375	10,069	8,062	24,845	14.1	4.5
Region:										
Northeast	771	13,400	1,074	1,337	1,663	1,976	1,752	5,597	17.4	5.2
Midwest	1,202	17,280	1,889	1,763	2,689	2,353	2,097	6,488	14.4	4.5
South	1,963	24,577	3,155	2,723	3,782	3,696	2,842	8,379	12.5	4.0
West	870	12,619	1,208	1,376	2,241	2,043	1,371	4,380	14.5	5.0
Year constructed:										
1899 or before	169	1,721	251	397	297	431	(S)	(S)	10.2	5.5
1900 to 1919	255	3,608	336	523	503	522	319	(S)	14.1	5.0
1920 to 1945	724	8,712	1,150	1,106	1,507	1,267	927	1,934	12.0	4.2
1946 to 1959	880	10,421	1,352	1,255	1,775	1,792	1,236	2,531	11.8	4.2
1960 to 1969	783	12,612	1,167	986	1,892	1,856	1,625	5,085	16.1	4.5
1970 to 1979	982	14,014	1,536	1,505	1,902	2,216	1,776	5,079	14.3	4.5
1980 to 1989	884	14,287	1,339	1,251	2,189	1,658	1,717	6,132	16.2	4.8
1990 to 1992	128	2,502	197	176	309	327	268	1,224	19.6	4.8
Principal activity within building:										
Public assembly ¹	644	8,303	1,002	1,056	1,742	1,278	378	418	12.9	(NA)
Education	301	8,470	292	307	997	1,551	2,045	3,262	28.2	9.0
Food sales	130	757	286	(S)	(S)	(S)	(S)	(S)	5.8	2.6
Food service	260	1,491	485	343	325	(S)	(S)	(S)	5.7	3.4
Health care	63	1,763	108	(S)	(S)	(S)	(S)	1,286	27.9	4.3
Lodging	154	2,891	159	294	412	711	420	758	18.8	8.0
Mercantile/services	1,272	12,402	2,203	1,987	2,003	1,369	1,268	3,570	9.7	4.0
Office	749	12,319	1,018	1,248	1,656	1,823	1,355	5,218	16.4	5.0
Parking garage	24	1,652	(S)	(S)	(S)	(S)	(S)	694	69.9	6.0
Public order and safety	60	820	91	(S)	(S)	(S)	(S)	(S)	13.7	5.0
Warehouse	761	11,484	1,089	1,106	2,066	1,631	1,250	4,343	15.1	5.0
Other	69	1,130	99	(S)	110	(S)	(S)	(S)	16.4	4.0
Vacant	319	4,396	473	459	635	768	503	821	13.8	4.2
Government owned	599	15,124	689	848	1,735	1,953	2,241	7,659	25.2	6.7
Nongovernment owned	4,206	52,752	6,638	6,351	8,640	8,116	5,821	17,186	12.5	4.3
Fuels used alone or in combination:										
Electricity	4,616	66,549	6,996	7,057	10,097	9,856	7,936	24,607	14.4	4.7
Natural gas	2,665	45,097	3,761	4,266	6,865	6,510	5,735	17,959	16.9	5.1
Fuel oil	559	13,218	829	925	978	1,377	1,539	7,570	23.7	5.0
Propane	337	3,393	573	466	456	501	411	500	10.1	3.5
District heat	95	5,339	56	73	450	545	653	3,562	56.0	17.0
District chilled water	28	2,066	(S)	(S)	115	311	(S)	1,504	72.6	26.5
Any other	163	1,551	250	311	(S)	(S)	(S)	(S)	9.5	3.6
Workers:										
Fewer than 5	2,718	17,944	5,095	3,329	3,053	2,107	910	(S)	6.6	3.0
5 to 9	895	7,524	1,554	1,612	1,801	1,348	595	(S)	8.4	4.8
10 to 19	561	8,077	537	1,446	2,323	1,538	643	(S)	14.4	8.0
20 to 49	405	10,556	120	757	2,608	3,049	1,899	(S)	26.1	16.3
50 to 99	130	7,763	(S)	(S)	450	1,445	2,151	(S)	59.7	38.5
100 to 249	64	7,378	(S)	(S)	(S)	517	1,303	5,433	114.6	79.0
250 or more	31	8,633	(S)	(S)	(S)	(S)	561	7,992	274.4	150.0
Weekly operating hours:										
39 or less	1,039	8,246	1,797	1,341	1,592	1,309	1,007	(S)	7.9	3.5
40 to 48	1,278	14,998	1,904	2,186	2,994	2,553	1,698	3,662	11.7	4.9
49 to 60	1,004	14,046	1,430	1,610	2,549	2,536	1,440	4,482	14.0	5.0
61 to 84	645	12,062	926	1,098	1,408	1,443	1,769	5,418	18.7	5.0
85 to 167	478	8,467	772	492	1,022	1,151	1,132	3,897	17.7	4.0
168 (open continuously)	362	10,057	498	472	810	1,077	1,015	6,185	27.8	5.0

NA Not available. S Figure does not meet publication standards. ¹ Includes religious worship.

Source: U.S. Energy Information Administration, *Commercial Buildings Characteristics, 1992*.

No. 1207. Commercial Buildings—Number and Square Footage of Floorspace, by Type of Building and Characteristic: 1992

[For composition of regions, see table 27]

BUILDING CHARACTERISTICS	All buildings ¹	Public assembly ²	Education	Food sales	Food service	Health care	Lodging	Merchandise/services	Offices	Public order and safety	Warehouse
NUMBER (1,000)											
All buildings	4,806	644	301	130	260	63	154	1,272	749	60	761
Region:											
Northeast	771	70	38	(S)	54	12	31	246	126	16	109
Midwest	1,202	162	46	29	73	14	26	329	170	(S)	233
South	1,963	314	112	57	83	15	56	510	299	24	316
West.	870	99	104	32	50	23	41	187	154	(S)	103
Year constructed:											
1899 or before	169	(S)	(S)	(S)	(S)	(S)	(S)	34	31	(NA)	(S)
1900 to 1919	255	48	12	(S)	(S)	(S)	(S)	59	38	(S)	27
1920 to 1945	724	98	28	(S)	43	7	14	210	108	(S)	112
1946 to 1959	880	131	76	(S)	51	10	24	235	136	(S)	117
1960 to 1969	783	111	72	(S)	33	15	38	208	102	(S)	107
1970 to 1979	982	107	46	28	73	14	27	247	163	16	185
1980 to 1986	671	69	37	(S)	23	9	22	200	113	(S)	125
1987 to 1989	212	(S)	12	(S)	(S)	(S)	(S)	47	42	(S)	50
1990 to 1992	128	(S)	17	(S)	(S)	(S)	4	32	15	(S)	21
Government owned	599	65	201	(NA)	10	13	15	63	69	49	59
Nongovernment owned	4,206	578	99	130	250	51	139	1,210	680	(S)	702
FLOORSPACE (mil. sq. ft.)											
All buildings	67,876	8,303	8,470	757	1,491	1,763	2,891	12,402	12,319	820	11,484
Region:											
Northeast	13,400	1,229	1,968	(S)	445	386	616	2,798	2,525	269	1,763
Midwest	17,280	1,998	2,386	182	432	487	577	3,156	2,804	(S)	3,108
South	24,577	3,635	2,620	245	407	597	1,043	4,233	4,152	238	4,964
West.	12,619	1,441	1,496	209	208	292	654	2,214	2,838	(S)	1,649
Year constructed:											
1899 or before	1,721	(S)	(S)	(S)	(S)	(S)	(S)	239	435	(NA)	(S)
1900 to 1919	3,608	575	441	(S)	(S)	(S)	(S)	422	716	(S)	269
1920 to 1945	8,712	850	1,077	(S)	246	227	410	1,381	1,389	(S)	1,853
1946 to 1959	10,421	1,434	1,903	(S)	283	152	328	1,883	1,400	(S)	1,805
1960 to 1969	12,612	1,180	2,405	(S)	187	492	482	2,680	2,187	(S)	1,815
1970 to 1979	14,014	1,601	1,728	155	365	544	579	2,607	2,283	168	2,397
1980 to 1986	10,149	819	480	(S)	103	240	550	2,109	2,419	(S)	2,233
1987 to 1989	4,138	(S)	173	(S)	(S)	(S)	(S)	535	899	(S)	610
1990 to 1992	2,502	(S)	253	(S)	(S)	(S)	97	545	590	(S)	377
Government owned	15,124	(S)	6,961	(NA)	157	521	370	1,082	1,654	767	599
Nongovernment owned	52,752	6,945	1,508	757	1,334	1,242	2,520	11,319	10,665	(S)	10,885

NA Not available. S Figure does not meet publication standards. ¹ Includes parking garages, vacant, and other commercial buildings, not shown separately. ² Includes religious worship.

Source: U.S. Energy Information Administration, *Commercial Building Characteristics, 1992*.

No. 1208. Industrial Buildings—Floorspace and Vacancy Rates for Major Cities: 1995

CITY	FLOORSPACE (sq. ft.)			VACANCY RATES (percent)		
	Total	General warehouse	Office warehouse ¹	Total	General warehouse	Office warehouse ¹
Atlanta, GA	(NA)	138,327,298	111,040,435	(NA)	4.5	5.6
Baltimore, MD	(NA)	96,071,812	24,442,980	(NA)	11.3	14.6
Boston, MA	46,907,777	(NA)	(NA)	21.2	(NA)	(NA)
Charlotte, NC	(NA)	15,629,816	5,047,755	(NA)	14.2	8.5
Dallas, TX	(NA)	284,922,831	65,379,388	(NA)	7.5	8.3
Denver, CO	(NA)	108,102,500	14,986,800	(NA)	4.0	13.0
Detroit, MI	263,643,540	(NA)	(NA)	8.6	(NA)	(NA)
Houston, TX	(NA)	127,126,065	20,665,401	(NA)	14.0	19.0
Indianapolis, IN	(NA)	43,500,000	25,100,000	(NA)	2.5	10.0
Kansas City, MO	(NA)	123,212,825	(NA)	(NA)	13.4	(NA)
Los Angeles, CA	775,000,000	(NA)	(NA)	12.0	(NA)	(NA)
Miami, FL	(NA)	130,000,000	10,000,000	(NA)	7.5	9.5
Milwaukee, WI	(NA)	(NA)	191,244,500	(NA)	(NA)	4.2
New Orleans, LA	(NA)	(NA)	(NA)	(NA)	(NA)	(NA)
New York, NY	(NA)	(NA)	(NA)	(NA)	(NA)	(NA)
Philadelphia, PA	(NA)	99,000,000	37,000,000	(NA)	18.0	6.0
Pittsburgh, PA	(NA)	12,600,000	6,700,000	(NA)	18.7	11.1
San Diego, CA	(NA)	17,776,729	(NA)	(NA)	11.0	(NA)
San Francisco, CA	(NA)	(NA)	(NA)	(NA)	(NA)	(NA)
Seattle, WA	(NA)	62,350,096	9,453,841	(NA)	4.3	2.8
St. Louis, MO	198,918,000	(NA)	(NA)	4.0	(NA)	(NA)
Washington, DC	70,242,369	(NA)	(NA)	13.4	(NA)	(NA)

NA Not available. ¹ Space is between 10 - 50 percent used for office.

Source: ONCOR International, Houston, TX, *Market Data Book, 1995* (copyright).