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**Joint Release**  
**U.S. Department of Housing and Urban Development**

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**NEW RESIDENTIAL CONSTRUCTION IN APRIL 2011**

The U.S. Census Bureau and the Department of Housing and Urban Development jointly announced the following new residential construction statistics for April 2011:

**BUILDING PERMITS**

Privately-owned housing units authorized by building permits in April were at a seasonally adjusted annual rate of 551,000. This is 4.0 percent ( $\pm 1.1\%$ ) below the revised March rate of 574,000 and is 12.8 percent ( $\pm 1.2\%$ ) below the revised April 2010 estimate of 632,000.

Single-family authorizations in April were at a rate of 385,000; this is 1.8 percent ( $\pm 1.0\%$ ) below the revised March figure of 392,000. Authorizations of units in buildings with five units or more were at a rate of 143,000 in April.

**HOUSING STARTS**

Privately-owned housing starts in April were at a seasonally adjusted annual rate of 523,000. This is 10.6 percent ( $\pm 13.0\%$ )\* below the revised March estimate of 585,000 and is 23.9 percent ( $\pm 7.0\%$ ) below the revised April 2010 rate of 687,000.

Single-family housing starts in April were at a rate of 394,000; this is 5.1 percent ( $\pm 10.2\%$ )\* below the revised March figure of 415,000. The April rate for units in buildings with five units or more was 114,000.

**HOUSING COMPLETIONS**

Privately-owned housing completions in April were at a seasonally adjusted annual rate of 554,000. This is 4.1 percent ( $\pm 15.2\%$ )\* above the revised March estimate of 532,000, but is 25.5 percent ( $\pm 8.6\%$ ) below the revised April 2010 rate of 744,000.

Single-family housing completions in April were at a rate of 420,000; this is 14.4 percent ( $\pm 12.8\%$ ) above the revised March figure of 367,000. The April rate for units in buildings with five units or more was 118,000.

*New Residential Construction data for May 2011 will be released on Thursday, June 16, 2011, at 8:30 A.M. EDT.*

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

**EXPLANATORY NOTES**

In interpreting changes in the statistics in this release, note that month-to-month changes in seasonally adjusted statistics often show movements which may be irregular. It may take 2 months to establish an underlying trend for building permit authorizations, 4 months for total starts, and 5 months for total completions. The statistics in this release are estimated from sample surveys and are subject to sampling variability as well as nonsampling error including bias and variance from response, nonreporting, and undercoverage. Estimated relative standard errors of the most recent data are shown in the tables. Whenever a statement such as "2.5 percent ( 3.2%) above" appears in the text, this indicates the range (-0.7 to +5.7 percent) in which the actual percent change is likely to have occurred. All ranges given for percent changes are 90-percent confidence intervals and account only for sampling variability. If a range does not contain zero, the change is statistically significant. If it does contain zero, the change is not statistically significant; that is, it is uncertain whether there was an increase or decrease. The same policies apply to the confidence intervals for percent changes shown in the tables. On average, the preliminary seasonally adjusted estimates of total building permits, housing starts and housing completions are revised about two percent or less. Explanations of confidence intervals and sampling variability can be found on our web site listed above.

*Unadjusted estimates of housing units authorized by building permits for January through December 2010 have been revised. Also, seasonally adjusted estimates of housing units authorized by building permits, started, under construction, and completed for January 2009 through March 2011 have been revised.*

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

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

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

Period	United States				Northeast		Midwest		South		West	
	Total	In structures with --			Total	1 unit	Total	1 unit	Total	1 unit	Total	1 unit
		1 unit	2 to 4 units	5 units or more								
Seasonally adjusted annual rate												
2009: <sup>f</sup> January	545	337	23	185	59	41	89	53	282	179	115	64
February	558	377	20	161	74	38	89	61	296	213	99	65
March	513	361	21	131	61	38	86	55	262	201	104	67
April	521	391	21	109	58	41	83	61	270	206	110	83
May	556	431	21	104	64	44	95	78	285	220	112	89
June	601	458	25	118	63	45	100	78	320	243	118	92
July	595	489	19	87	64	48	109	85	292	255	130	101
August	616	491	20	105	70	48	106	90	316	253	124	100
September	609	477	19	113	70	49	105	81	309	249	125	98
October	583	472	16	95	67	51	104	80	299	246	113	95
November	623	483	26	114	74	50	114	82	318	253	117	98
December	664	508	18	138	101	53	116	82	319	267	128	106
2010: <sup>f</sup> January	636	508	20	108	74	50	98	86	319	261	145	111
February	655	514	22	119	87	66	109	82	311	258	148	108
March	688	533	23	132	71	51	117	86	355	288	145	108
April	632	473	19	140	72	47	116	78	316	253	128	95
May	582	435	20	127	66	47	103	73	300	230	113	85
June	585	423	21	141	79	47	96	74	293	218	117	84
July	575	409	22	144	63	43	102	71	297	213	113	82
August	575	405	21	149	70	43	98	71	280	210	127	81
September	562	403	25	134	68	44	96	70	287	208	111	81
October	555	407	24	124	65	44	111	74	269	207	110	82
November	564	420	20	124	64	48	94	78	283	215	123	79
December	630	445	25	160	114	70	97	66	257	211	162	98
2011: January <sup>f</sup>	568	419	20	129	77	49	94	65	286	216	111	89
February <sup>f</sup>	534	382	15	137	63	39	86	59	288	209	97	75
March <sup>f</sup>	574	392	16	166	60	37	94	64	296	215	124	76
<b>April<sup>p</sup></b>	<b>551</b>	<b>385</b>	<b>23</b>	<b>143</b>	<b>60</b>	<b>36</b>	<b>89</b>	<b>64</b>	<b>279</b>	<b>205</b>	<b>123</b>	<b>80</b>
Average RSE (%) <sup>1</sup>	1	1	8	4	5	4	2	2	1	1	3	2
<b>Percent Change:</b>												
<i>April 2011 from March 2011</i>	<b>-4.0%</b>	<b>-1.8%</b>	<b>43.8%</b>	<b>-13.9%</b>	<b>0.0%</b>	<b>-2.7%</b>	<b>-5.3%</b>	<b>0.0%</b>	<b>-5.7%</b>	<b>-4.7%</b>	<b>-0.8%</b>	<b>5.3%</b>
<i>90% Confidence Interval<sup>2</sup></i>	± 1.1	± 1.0	± 3.8	± 3.7	± 2.7	± 3.5	± 3.4	± 3.8	± 1.4	± 1.6	± 3.1	± 3.8
<i>April 2011 from April 2010</i>	<b>-12.8%</b>	<b>-18.6%</b>	<b>21.1%</b>	<b>2.1%</b>	<b>-16.7%</b>	<b>-23.4%</b>	<b>-23.3%</b>	<b>-17.9%</b>	<b>-11.7%</b>	<b>-19.0%</b>	<b>-3.9%</b>	<b>-15.8%</b>
<i>90% Confidence Interval<sup>2</sup></i>	± 1.2	± 0.9	± 6.6	± 2.5	± 4.1	± 5.3	± 2.9	± 3.2	± 1.1	± 1.3	± 2.8	± 3.4

See footnotes at end of table.

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

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

Period	United States				Northeast		Midwest		South		West	
	Total	In structures with --			Total	1 unit	Total	1 unit	Total	1 unit	Total	1 unit
		1 unit	2 to 4 units	5 units or more								
Not seasonally adjusted												
2009	583.0	441.1	20.7	121.1	68.5	45.8	100.3	74.9	297.4	231.8	116.7	88.7
2010 <sup>f</sup>	604.6	447.3	22.0	135.3	73.8	49.1	103.5	75.4	299.1	232.3	128.2	90.6
RSE (%)	(X)	(X)	(X)	(X)	(X)	(X)	(X)	(X)	(X)	(X)	(X)	(X)
2010: First 4 months <sup>3</sup>	205.0	162.5	6.2	36.3	21.3	15.0	30.6	24.3	107.6	89.3	45.5	33.8
2011: First 4 months <sup>3</sup>	176.1	126.4	5.6	44.1	18.0	11.2	25.2	18.7	96.1	71.2	36.8	25.3
RSE (%)	1	1	3	(Z)	4	4	1	1	1	1	2	2
<b>Year to Date Percent Change<sup>4</sup></b>	<b>-14.1%</b>	<b>-22.2%</b>	<b>-9.7%</b>	<b>21.4%</b>	<b>-15.2%</b>	<b>-25.5%</b>	<b>-17.5%</b>	<b>-23.0%</b>	<b>-10.7%</b>	<b>-20.3%</b>	<b>-19.2%</b>	<b>-25.3%</b>
<i>90% Confidence Interval<sup>2</sup></i>	<i>± 1.3</i>	<i>± 1.1</i>	<i>± 9.5</i>	<i>± 3.5</i>	<i>± 5.8</i>	<i>± 7.4</i>	<i>± 1.9</i>	<i>± 2.2</i>	<i>± 1.3</i>	<i>± 1.5</i>	<i>± 2.2</i>	<i>± 2.7</i>
2009: January	37.6	22.1	1.5	14.0	3.6	2.5	4.5	2.3	21.3	13.1	8.1	4.1
February	39.2	26.3	1.3	11.6	4.2	2.0	4.7	3.5	22.9	16.3	7.4	4.5
March	45.4	32.7	2.0	10.7	4.6	3.0	6.9	4.8	24.7	18.9	9.1	6.0
April	47.8	37.8	1.7	8.3	5.3	3.7	8.0	6.6	24.5	19.5	10.0	8.0
May	49.5	39.5	1.7	8.3	5.4	4.0	9.0	7.7	24.9	19.5	10.1	8.2
June	61.3	47.0	2.4	11.9	7.0	4.6	10.6	8.4	31.6	24.1	12.1	9.9
July	56.1	46.9	1.7	7.5	6.3	4.8	11.0	8.5	26.7	23.9	12.2	9.8
August	54.0	42.9	1.7	9.3	6.3	4.3	9.6	8.0	27.5	21.9	10.6	8.7
September	52.9	40.7	1.8	10.4	6.4	4.5	10.2	7.5	25.6	20.4	10.8	8.3
October	47.9	38.6	1.3	8.0	6.2	4.5	10.0	7.4	22.3	18.9	9.4	7.6
November	42.1	31.9	2.1	8.1	5.6	3.7	8.2	5.7	20.9	16.4	7.4	6.2
December	49.2	34.7	1.4	13.1	7.8	4.0	7.6	4.6	24.4	18.7	9.4	7.4
2010: <sup>f</sup> January	40.4	31.4	1.3	7.6	4.2	3.0	4.6	3.5	22.2	18.1	9.4	6.8
February	45.3	35.4	1.4	8.5	4.9	3.5	5.7	4.6	23.8	19.7	10.9	7.5
March	64.1	50.9	2.2	11.0	5.7	4.2	9.8	7.9	34.8	28.4	13.8	10.4
April	58.9	46.1	1.6	11.2	6.5	4.3	11.4	8.6	29.3	24.2	11.7	9.0
May	51.1	39.9	1.7	9.5	5.8	4.4	9.7	7.3	25.8	20.5	9.9	7.8
June	59.2	42.9	2.1	14.2	8.6	4.8	10.0	7.9	28.6	21.3	12.0	8.9
July	51.6	37.5	1.8	12.2	5.8	4.0	9.8	6.8	26.0	19.2	10.0	7.6
August	53.7	37.2	1.9	14.5	6.4	4.1	9.7	6.6	26.2	19.2	11.4	7.3
September	48.5	34.3	2.3	11.9	6.3	4.1	9.0	6.4	23.6	17.0	9.6	6.9
October	43.5	31.5	1.9	10.1	5.6	3.7	10.2	6.5	19.0	15.0	8.6	6.2
November	40.9	29.6	1.7	9.6	5.1	3.8	7.4	5.8	19.9	14.8	8.4	5.3
December	47.6	30.6	2.0	15.0	8.9	5.3	6.3	3.6	19.9	14.8	12.5	6.9
2011: January	36.0	26.3	1.2	8.5	4.6	2.9	4.4	2.7	19.9	15.1	7.2	5.5
February	37.2	26.5	1.0	9.7	3.6	2.0	4.5	3.3	22.0	15.9	7.1	5.2
March <sup>f</sup>	53.7	37.6	1.4	14.7	4.7	3.0	8.0	6.0	29.4	21.3	11.6	7.3
<b>April<sup>p</sup></b>	<b>48.8</b>	<b>36.0</b>	<b>1.9</b>	<b>10.9</b>	<b>5.1</b>	<b>3.1</b>	<b>8.4</b>	<b>6.8</b>	<b>24.3</b>	<b>18.8</b>	<b>11.0</b>	<b>7.4</b>
Average RSE (%) <sup>1</sup>	1	1	8	4	5	4	2	2	1	1	3	2

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

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

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

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

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

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

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

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

Period	United States				Northeast		Midwest		South		West	
	Total	In structures with --			Total	1 unit	Total	1 unit	Total	1 unit	Total	1 unit
		1 unit	2 to 4 units	5 units or more								
2009: January	118.1	62.2	5.6	50.2	13.4	7.2	14.3	6.2	58.1	33.9	32.4	14.9
February	112.9	61.5	5.9	45.6	13.7	7.5	13.4	6.9	54.5	33.0	31.4	14.0
March	106.4	60.7	4.2	41.5	12.1	6.3	11.4	7.1	51.1	33.3	31.8	14.1
April	109.1	64.0	4.1	41.0	12.4	6.5	12.3	8.0	53.7	34.5	30.8	15.1
May	102.9	63.1	4.2	35.6	11.6	6.4	13.2	8.3	51.4	34.2	26.7	14.3
June	103.2	61.9	4.8	36.5	10.6	6.0	12.5	7.6	53.7	34.6	26.3	13.8
July	99.9	60.9	3.4	35.6	9.6	5.3	12.0	7.7	52.8	35.5	25.6	12.5
August	97.1	59.1	3.4	34.5	8.7	5.0	10.8	7.1	53.5	36.0	24.0	11.0
September	91.6	55.1	3.4	33.1	8.8	5.0	10.3	6.4	50.8	33.4	21.7	10.3
October	90.9	53.2	4.4	33.4	8.8	5.1	10.7	6.3	50.1	32.1	21.3	9.7
November	87.7	49.2	4.4	34.1	8.7	5.2	9.6	5.3	48.7	29.7	20.6	9.0
December	95.4	55.3	3.3	36.7	10.4	6.5	10.1	5.1	52.9	33.7	22.0	10.1
2010: January	93.6	55.1	3.6	34.9	9.8	6.3	9.8	5.2	51.4	33.5	22.6	10.2
February	96.2	55.3	3.3	37.7	10.5	6.8	9.1	4.8	53.9	33.7	22.8	10.0
March	100.8	58.6	3.6	38.6	11.0	7.1	11.4	7.1	54.8	33.8	23.5	10.6
April	93.3	53.0	3.6	36.7	9.9	6.3	10.9	6.8	49.7	29.2	22.8	10.7
May	87.7	50.7	3.7	33.4	9.0	5.3	9.2	5.6	48.0	29.7	21.5	10.0
June	92.5	51.3	4.2	37.0	11.5	5.8	9.7	6.2	49.2	29.5	22.1	9.8
July	90.1	50.3	3.5	36.3	10.0	5.5	9.1	6.0	49.0	28.6	22.0	10.1
August	87.0	48.8	3.7	34.4	10.2	6.0	8.0	5.2	48.3	28.3	20.5	9.3
September	80.8	49.3	3.2	28.2	9.9	6.0	7.6	5.3	44.5	29.1	18.7	9.0
October	78.8	47.3	3.0	28.5	8.6	5.1	8.3	5.6	42.6	26.9	19.3	9.6
November	75.0	43.6	2.5	28.9	7.9	5.1	7.0	4.9	40.5	24.0	19.7	9.6
December	84.8	47.2	2.3	35.2	11.9	7.0	7.6	5.3	42.2	24.5	23.1	10.5
2011: January	79.4	46.3	2.3	30.7	11.5	7.6	6.2	4.5	39.5	24.1	22.2	10.2
February <sup>f</sup>	79.3	46.3	2.0	30.9	11.0	7.6	6.9	4.8	38.8	23.7	22.6	10.3
March <sup>f</sup>	81.4	48.0	1.8	31.6	10.2	7.3	8.4	5.7	38.3	24.3	24.5	10.7
<b>April<sup>p</sup></b>	<b>81.2</b>	<b>48.1</b>	<b>2.1</b>	<b>30.9</b>	<b>9.8</b>	<b>6.7</b>	<b>8.6</b>	<b>6.7</b>	<b>38.1</b>	<b>23.8</b>	<b>24.7</b>	<b>10.9</b>
Average RSE (%) <sup>1</sup>	6	8	17	8	16	17	12	14	8	10	12	18
<b>Percent Change:<sup>2</sup></b>												
<i>April 2011 from March 2011</i>	<i>-0.3%</i>	<i>0.3%</i>	<i>18.4%</i>	<i>-2.2%</i>	<i>-4.0%</i>	<i>-8.9%</i>	<i>2.2%</i>	<i>17.3%</i>	<i>-0.5%</i>	<i>-1.8%</i>	<i>0.8%</i>	<i>2.3%</i>
<i>90% Confidence Interval<sup>3</sup></i>	<i>± 3.5</i>	<i>± 3.4</i>	<i>± 46.3</i>	<i>± 6.9</i>	<i>± 14.9</i>	<i>± 9.3</i>	<i>± 9.8</i>	<i>± 13.0</i>	<i>± 5.6</i>	<i>± 6.0</i>	<i>± 6.1</i>	<i>± 5.6</i>
<i>April 2011 from April 2010</i>	<i>-13.0%</i>	<i>-9.2%</i>	<i>-40.6%</i>	<i>-15.8%</i>	<i>-1.1%</i>	<i>6.3%</i>	<i>-21.8%</i>	<i>-2.0%</i>	<i>-23.3%</i>	<i>-18.4%</i>	<i>8.3%</i>	<i>2.4%</i>
<i>90% Confidence Interval<sup>3</sup></i>	<i>± 9.7</i>	<i>± 8.6</i>	<i>± 19.3</i>	<i>± 17.1</i>	<i>± 23.1</i>	<i>± 20.7</i>	<i>± 13.0</i>	<i>± 14.9</i>	<i>± 14.4</i>	<i>± 11.5</i>	<i>± 14.0</i>	<i>± 19.5</i>

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

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

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

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

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

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

Period	United States				Northeast		Midwest		South		West		
	Total	In structures with --			Total	1 unit	Total	1 unit	Total	1 unit	Total	1 unit	
		1 unit	2 to 4 units	5 units or more									
Seasonally adjusted annual rate													
2009: <sup>f</sup>	January	490	358	(S)	119	36	26	59	47	254	200	141	85
	February	582	358	(S)	210	63	37	95	55	311	207	113	59
	March	505	353	(S)	122	66	42	96	58	264	189	79	64
	April	478	387	(S)	80	50	40	86	68	230	197	112	82
	May	540	408	(S)	124	56	35	79	71	273	212	132	90
	June	585	482	(S)	93	80	49	104	87	277	242	124	104
	July	594	509	(S)	70	61	53	110	87	297	258	126	111
	August	586	487	(S)	93	69	45	104	85	286	244	127	113
	September	585	510	(S)	66	66	51	105	86	297	272	117	101
	October	534	476	(S)	53	54	46	103	83	266	249	111	98
	November	588	497	(S)	81	67	47	104	75	301	267	116	108
	December	581	484	(S)	84	63	49	97	83	313	259	108	93
2010: <sup>f</sup>	January	615	510	(S)	98	69	57	93	77	326	272	127	104
	February	603	522	(S)	64	73	55	108	97	280	256	142	114
	March	626	531	(S)	87	65	57	93	83	334	281	134	110
	April	687	566	(S)	108	85	57	119	93	374	317	109	99
	May	580	460	(S)	108	71	56	106	80	289	231	114	93
	June	539	451	(S)	83	60	49	85	71	286	237	108	94
	July	550	429	(S)	102	76	51	92	76	275	225	107	77
	August	606	427	(S)	165	72	33	107	83	287	222	140	89
	September	597	447	(S)	144	69	58	97	78	298	222	133	89
	October	539	434	(S)	93	82	57	95	74	265	227	97	76
	November	551	454	(S)	82	78	53	108	82	267	240	98	79
	December	526	421	(S)	97	58	49	65	55	269	225	134	92
2011:	January <sup>f</sup>	636	437	(S)	187	94	46	115	86	306	208	121	97
	February <sup>f</sup>	518	388	(S)	112	55	34	63	61	310	221	90	72
	March <sup>f</sup>	585	415	(S)	159	63	39	83	70	331	225	108	81
	<b>April<sup>p</sup></b>	<b>523</b>	<b>394</b>	<b>(S)</b>	<b>114</b>	<b>60</b>	<b>44</b>	<b>96</b>	<b>65</b>	<b>255</b>	<b>208</b>	<b>112</b>	<b>77</b>
Average RSE (%) <sup>1</sup>		6	5	(X)	18	17	17	12	12	9	7	12	10
<b>Percent Change:</b>													
	<i>April 2011 from March 2011</i>	<b>-10.6%</b>	<b>-5.1%</b>	<b>(S)</b>	<b>-28.3%</b>	<b>-4.8%</b>	<b>12.8%</b>	<b>15.7%</b>	<b>-7.1%</b>	<b>-23.0%</b>	<b>-7.6%</b>	<b>3.7%</b>	<b>-4.9%</b>
	<i>90% Confidence Interval<sup>2</sup></i>	± 13.0	± 10.2	(X)	± 35.6	± 35.7	± 35.0	± 31.6	± 30.3	± 16.5	± 14.6	± 37.8	± 29.0
	<i>April 2011 from April 2010</i>	<b>-23.9%</b>	<b>-30.4%</b>	<b>(S)</b>	<b>5.6%</b>	<b>-29.4%</b>	<b>-22.8%</b>	<b>-19.3%</b>	<b>-30.1%</b>	<b>-31.8%</b>	<b>-34.4%</b>	<b>2.8%</b>	<b>-22.2%</b>
	<i>90% Confidence Interval<sup>2</sup></i>	± 7.0	± 5.7	(X)	± 34.7	± 22.8	± 21.2	± 13.7	± 13.4	± 10.4	± 8.8	± 17.6	± 11.5

See footnotes at end of table.

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

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

Period	United States				Northeast		Midwest		South		West	
	Total	In structures with --			Total	1 unit	Total	1 unit	Total	1 unit	Total	1 unit
		1 unit	2 to 4 units	5 units or more								
Not seasonally adjusted												
2009	554.0	445.1	11.6	97.3	61.8	44.1	97.1	76.3	278.2	232.0	116.8	92.8
2010	586.9	471.2	11.4	104.3	71.6	52.3	97.9	79.2	297.5	247.1	119.9	92.6
RSE (%)	1	2	13	4	2	3	1	2	2	3	2	2
2010: First 4 months	196.3	166.6	3.3	26.4	20.7	15.8	27.6	22.8	108.4	94.4	39.7	33.6
2011: First 4 months	171.6	125.5	4.1	42.0	19.1	11.3	23.1	17.4	96.0	71.2	33.4	25.5
RSE (%)	3	2	26	8	6	5	5	5	4	3	5	4
<i>Year to Date Percent Change</i> <sup>3</sup>	<b>-12.6%</b>	<b>-24.7%</b>	<b>23.6%</b>	<b>58.9%</b>	<b>-7.8%</b>	<b>-28.2%</b>	<b>-16.2%</b>	<b>-23.6%</b>	<b>-11.4%</b>	<b>-24.5%</b>	<b>-15.9%</b>	<b>-24.0%</b>
<i>90% Confidence Interval</i> <sup>2</sup>	± 4.6	± 3.2	± 53.7	± 32.0	± 10.1	± 5.6	± 8.0	± 7.0	± 7.1	± 4.6	± 6.0	± 5.2
2009: January	31.9	22.7	0.9	8.3	2.2	1.5	2.8	2.0	17.7	13.9	9.2	5.3
February	39.8	24.6	0.9	14.3	3.6	1.8	5.4	2.7	22.8	15.8	8.0	4.3
March	42.7	31.0	2.3	9.5	5.3	3.4	7.3	4.4	23.4	17.6	6.7	5.5
April	42.5	35.0	0.9	6.6	4.5	3.7	7.5	6.0	20.5	17.8	10.0	7.5
May	52.2	39.5	0.8	11.9	5.7	3.6	8.2	7.5	25.2	19.4	13.1	9.1
June	59.1	49.2	1.0	8.9	8.1	5.1	11.7	10.1	27.1	23.8	12.2	10.2
July	56.8	49.3	1.3	6.2	6.1	5.4	11.2	9.2	27.0	23.6	12.4	11.1
August	52.9	43.4	0.6	8.9	6.5	4.2	9.9	8.1	24.9	20.8	11.7	10.3
September	52.6	45.6	0.8	6.2	5.8	4.4	9.9	8.2	26.8	24.4	10.1	8.6
October	44.5	39.4	0.4	4.7	4.9	4.2	9.4	7.7	21.4	20.0	8.7	7.6
November	42.3	35.2	0.8	6.4	4.8	3.2	8.1	5.8	21.5	18.8	7.9	7.3
December	36.6	30.1	0.9	5.7	4.4	3.4	5.6	4.6	19.8	16.2	6.9	5.9
2010: January	38.9	31.7	0.5	6.7	4.1	3.3	4.3	3.2	22.5	18.8	7.9	6.4
February	40.7	35.2	1.1	4.3	3.9	2.7	5.4	4.7	21.2	19.6	10.2	8.3
March	54.7	47.4	0.6	6.7	5.3	4.7	7.0	6.2	30.8	26.8	11.5	9.7
April	62.0	52.2	1.0	8.8	7.3	5.1	10.8	8.7	33.8	29.2	10.0	9.2
May	56.2	44.5	1.1	10.5	7.1	5.6	11.0	8.5	26.8	21.2	11.3	9.2
June	53.8	45.5	0.5	7.8	6.4	5.4	9.1	7.8	27.5	22.9	10.8	9.4
July	51.5	40.7	1.7	9.0	7.2	5.0	9.3	7.9	24.7	20.3	10.2	7.6
August	56.3	39.1	1.3	15.9	6.9	3.1	11.0	8.6	25.3	19.1	13.1	8.2
September	53.0	39.2	0.6	13.2	6.1	5.1	8.8	7.1	26.4	19.4	11.7	7.6
October	45.4	36.0	1.1	8.3	7.5	5.3	8.7	6.8	21.6	18.2	7.7	5.8
November	40.6	33.0	1.2	6.4	5.5	3.6	8.7	6.6	19.4	17.3	6.9	5.4
December	33.8	26.6	0.6	6.6	4.0	3.4	3.7	3.0	17.4	14.4	8.7	5.8
2011: January	40.2	26.6	0.8	12.8	5.8	2.6	5.6	3.6	21.2	14.5	7.6	5.9
February <sup>f</sup>	35.4	26.6	1.2	7.6	3.1	1.7	3.1	2.9	22.8	16.8	6.5	5.2
March <sup>f</sup>	49.2	36.0	0.8	12.3	5.1	3.3	6.1	5.0	28.7	20.5	9.3	7.2
<b>April<sup>p</sup></b>	<b>46.8</b>	<b>36.2</b>	<b>1.2</b>	<b>9.4</b>	<b>5.1</b>	<b>3.8</b>	<b>8.4</b>	<b>5.9</b>	<b>23.3</b>	<b>19.4</b>	<b>10.0</b>	<b>7.1</b>
Average RSE (%) <sup>1</sup>	6	5	41	18	17	17	12	12	9	7	12	10

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

X Not applicable.

<sup>1</sup>Average RSE for the latest 6-month period.<sup>2</sup>See the Explanatory Notes in the accompanying text for an explanation of 90% confidence intervals.<sup>3</sup>Computed using unrounded data.

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

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

Period	United States				Northeast		Midwest		South		West		
	Total	In structures with --			Total	1 unit	Total	1 unit	Total	1 unit	Total	1 unit	
		1 unit	2 to 4 units	5 units or more									
Seasonally adjusted													
2009: <sup>f</sup>	January	783	383	(S)	382	157	55	102	69	313	160	211	99
	February	756	366	(S)	372	153	54	100	66	303	153	200	93
	March	717	344	(S)	354	149	53	95	61	286	144	187	86
	April	677	327	(S)	332	140	51	90	58	269	136	178	82
	May	650	316	(S)	317	136	49	87	57	257	131	170	79
	June	627	314	(S)	296	131	49	86	57	245	130	165	78
	July	611	316	(S)	278	129	49	86	58	239	132	157	77
	August	588	311	(S)	262	127	48	84	57	225	130	152	76
	September	576	314	(S)	248	124	48	84	58	220	132	148	76
	October	554	308	(S)	232	122	47	84	58	208	130	140	73
	November	532	301	(S)	218	118	46	82	56	201	130	131	69
	December	517	300	(S)	205	115	45	79	55	194	131	129	69
2010: <sup>f</sup>	January	501	299	(S)	191	110	44	78	55	191	133	122	67
	February	494	303	(S)	180	109	45	79	57	187	134	119	67
	March	493	307	(S)	175	108	45	80	58	188	137	117	67
	April	489	308	(S)	171	108	45	81	59	186	138	114	66
	May	477	302	(S)	164	106	45	79	58	184	135	108	64
	June	447	282	(S)	155	103	42	71	52	176	128	97	60
	July	444	278	(S)	155	103	42	71	51	175	126	95	59
	August	443	274	(S)	158	102	41	71	51	174	123	96	59
	September	439	270	(S)	159	101	41	71	51	174	121	93	57
	October	434	264	(S)	160	99	40	70	49	172	119	93	56
	November	431	266	(S)	154	99	40	69	49	173	121	90	56
	December	430	262	(S)	157	100	40	67	48	171	118	92	56
2011:	January <sup>f</sup>	430	259	(S)	160	100	39	68	48	171	116	91	56
	February <sup>f</sup>	423	252	(S)	160	99	38	66	47	171	113	87	54
	March <sup>f</sup>	422	253	(S)	158	97	37	65	47	174	115	86	54
	<b>April<sup>p</sup></b>	<b>418</b>	<b>249</b>	<b>(S)</b>	<b>158</b>	<b>96</b>	<b>37</b>	<b>65</b>	<b>45</b>	<b>171</b>	<b>114</b>	<b>86</b>	<b>53</b>
Average RSE (%) <sup>1</sup>		3	4	(X)	5	7	8	8	11	3	4	7	9
<b>Percent Change:</b>													
	<i>April 2011 from March 2011</i>	<b>-0.9%</b>	<b>-1.6%</b>	<b>(S)</b>	<b>0.0%</b>	<b>-1.0%</b>	<b>0.0%</b>	<b>0.0%</b>	<b>-4.3%</b>	<b>-1.7%</b>	<b>-0.9%</b>	<b>0.0%</b>	<b>-1.9%</b>
	<i>90% Confidence Interval<sup>2</sup></i>	<b>± 1.1</b>	<b>± 1.4</b>	<b>(X)</b>	<b>± 2.5</b>	<b>± 1.4</b>	<b>± 3.2</b>	<b>± 5.0</b>	<b>± 3.1</b>	<b>± 2.1</b>	<b>± 2.6</b>	<b>± 1.8</b>	<b>± 2.0</b>
	<i>April 2011 from April 2010</i>	<b>-14.5%</b>	<b>-19.2%</b>	<b>(S)</b>	<b>-7.6%</b>	<b>-11.1%</b>	<b>-17.8%</b>	<b>-19.8%</b>	<b>-23.7%</b>	<b>-8.1%</b>	<b>-17.4%</b>	<b>-24.6%</b>	<b>-19.7%</b>
	<i>90% Confidence Interval<sup>2</sup></i>	<b>± 3.5</b>	<b>± 3.3</b>	<b>(X)</b>	<b>± 8.3</b>	<b>± 5.7</b>	<b>± 7.8</b>	<b>± 8.3</b>	<b>± 7.4</b>	<b>± 5.3</b>	<b>± 4.2</b>	<b>± 6.7</b>	<b>± 4.5</b>

See footnotes at end of table.

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

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

Period	United States				Northeast		Midwest		South		West	
	Total	In structures with --			Total	1 unit	Total	1 unit	Total	1 unit	Total	1 unit
		1 unit	2 to 4 units	5 units or more								
Not seasonally adjusted												
2009: January	754.9	360.4	18.2	376.3	152.8	52.4	97.2	64.5	301.2	150.8	203.7	92.8
February	731.3	346.3	18.1	367.0	149.1	51.1	94.3	60.4	293.7	146.0	194.2	88.7
March	701.6	331.4	18.8	351.4	145.6	50.6	89.7	56.2	283.4	141.8	182.7	82.7
April	672.9	323.6	17.7	331.5	138.2	49.5	87.9	55.6	269.8	137.1	177.0	81.4
May	654.2	320.0	17.2	317.0	136.6	49.0	85.7	56.1	259.9	133.9	172.0	81.0
June	640.2	323.7	17.1	299.4	133.7	50.5	88.4	58.8	249.7	134.0	168.5	80.4
July	626.6	330.4	16.6	279.7	130.8	50.6	90.1	61.8	243.9	136.9	161.8	81.0
August	605.7	327.3	15.1	263.3	129.8	50.5	88.0	60.9	230.1	134.8	157.7	81.2
September	592.8	327.9	14.4	250.4	126.8	49.7	88.0	61.7	225.9	137.3	152.1	79.3
October	563.9	315.7	13.6	234.6	123.3	47.6	87.4	61.6	211.2	132.4	141.9	74.1
November	534.8	300.8	13.2	220.8	119.9	46.7	84.0	57.7	199.3	127.8	131.6	68.5
December	495.4	283.1	11.9	200.4	112.2	43.7	76.4	53.0	183.6	121.7	123.2	64.6
2010: January	483.5	283.4	10.5	189.6	107.8	42.8	74.9	51.8	183.1	125.7	117.7	63.1
February	476.2	287.0	10.6	178.6	105.8	42.2	73.8	52.3	181.0	128.4	115.6	64.0
March	480.8	295.8	10.7	174.2	106.0	43.1	75.0	53.4	185.1	134.8	114.6	64.6
April	485.1	304.7	10.2	170.2	106.7	43.8	77.6	56.0	187.3	139.1	113.5	65.8
May	482.8	306.0	10.7	166.1	106.5	44.9	78.7	57.5	187.6	138.1	109.9	65.4
June	457.6	290.9	10.2	156.5	105.1	43.6	73.5	54.0	180.5	131.9	98.5	61.4
July	457.2	290.8	10.6	155.8	105.0	43.7	73.7	53.9	180.8	131.4	97.6	61.8
August	458.3	287.5	10.9	159.9	104.2	42.6	75.3	55.1	179.5	127.6	99.2	62.2
September	451.4	280.9	10.3	160.2	102.4	42.2	74.2	54.0	178.6	125.1	96.2	59.5
October	442.3	270.5	10.6	161.2	101.6	41.6	72.4	51.3	174.5	121.0	93.8	56.6
November	432.0	265.0	11.2	155.8	100.0	40.0	70.1	50.3	171.9	119.4	90.0	55.3
December	411.0	247.3	10.7	153.1	97.5	38.9	65.2	46.4	161.3	109.8	87.0	52.2
2011: January	413.8	245.3	10.9	157.6	98.1	37.8	64.8	45.2	164.2	109.7	86.7	52.6
February <sup>f</sup>	408.2	238.4	11.4	158.4	96.5	36.0	61.6	42.8	165.8	108.3	84.3	51.3
March <sup>f</sup>	414.1	245.4	11.5	157.3	96.2	36.2	61.2	43.1	172.2	113.6	84.5	52.5
<b>April<sup>p</sup></b>	<b>416.8</b>	<b>247.3</b>	<b>11.0</b>	<b>158.5</b>	<b>95.2</b>	<b>36.1</b>	<b>63.4</b>	<b>43.4</b>	<b>172.2</b>	<b>114.9</b>	<b>86.0</b>	<b>53.0</b>
Average RSE (%) <sup>1</sup>	3	4	12	5	7	8	8	11	3	4	7	9

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

X Not applicable.

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

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



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

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

Period	United States				Northeast		Midwest		South		West	
	Total	In structures with --			Total	1 unit	Total	1 unit	Total	1 unit	Total	1 unit
		1 unit	2 to 4 units	5 units or more								
Seasonally adjusted annual rate												
2009: <sup>f</sup> January	777	566	(S)	204	89	51	116	91	391	300	181	124
February	819	535	(S)	271	103	52	116	95	379	267	221	121
March	839	545	(S)	279	78	62	119	99	431	262	211	122
April	846	532	(S)	299	143	58	120	86	402	276	181	112
May	818	492	(S)	315	81	50	120	82	420	262	197	98
June	797	507	(S)	279	102	38	120	86	391	261	184	122
July	797	500	(S)	283	103	60	115	78	377	242	202	120
August	792	517	(S)	259	66	44	130	102	437	257	159	114
September	721	481	(S)	222	96	54	107	77	343	243	175	107
October	746	526	(S)	205	91	60	96	80	364	254	195	132
November	844	567	(S)	262	102	55	142	100	396	264	204	148
December	750	493	(S)	236	81	61	127	98	387	234	155	100
2010: <sup>f</sup> January	662	439	(S)	206	87	51	79	66	298	209	198	113
February	660	451	(S)	200	85	52	85	64	323	231	167	104
March	651	492	(S)	150	68	48	83	75	344	263	156	106
April	744	551	(S)	181	94	60	105	78	406	309	139	104
May	702	517	(S)	180	92	59	120	81	313	264	177	113
June	881	684	(S)	189	82	68	172	136	388	330	239	150
July	581	476	(S)	97	67	45	109	94	289	250	116	87
August	607	482	(S)	119	85	54	100	73	300	263	122	92
September	634	486	(S)	137	88	56	94	76	307	246	145	108
October	601	479	(S)	115	86	57	116	87	287	246	112	89
November	551	432	(S)	114	73	53	120	73	260	226	98	80
December	565	454	(S)	100	59	43	90	74	299	247	117	90
2011: January <sup>f</sup>	509	417	(S)	86	66	48	92	74	246	215	105	80
February <sup>f</sup>	611	482	(S)	121	69	52	96	79	325	250	121	101
March <sup>f</sup>	532	367	(S)	157	69	43	95	66	279	193	89	65
<b>April<sup>p</sup></b>	<b>554</b>	<b>420</b>	<b>(S)</b>	<b>118</b>	<b>74</b>	<b>45</b>	<b>95</b>	<b>70</b>	<b>284</b>	<b>224</b>	<b>101</b>	<b>81</b>
Average RSE (%) <sup>1</sup>	6	6	(X)	20	18	19	14	13	8	8	12	11
<b>Percent Change:</b>												
<i>April 2011 from March 2011</i>	<b>4.1%</b>	<b>14.4%</b>	(S)	<b>-24.8%</b>	<b>7.2%</b>	<b>4.7%</b>	<b>0.0%</b>	<b>6.1%</b>	<b>1.8%</b>	<b>16.1%</b>	<b>13.5%</b>	<b>24.6%</b>
<i>90% Confidence Interval<sup>2</sup></i>	<b>± 15.2</b>	<b>± 12.8</b>	(X)	<b>± 38.5</b>	<b>± 66.1</b>	<b>± 69.1</b>	<b>± 31.1</b>	<b>± 23.4</b>	<b>± 20.5</b>	<b>± 19.2</b>	<b>± 19.2</b>	<b>± 20.5</b>
<i>April 2011 from April 2010</i>	<b>-25.5%</b>	<b>-23.8%</b>	(S)	<b>-34.8%</b>	<b>-21.3%</b>	<b>-25.0%</b>	<b>-9.5%</b>	<b>-10.3%</b>	<b>-30.0%</b>	<b>-27.5%</b>	<b>-27.3%</b>	<b>-22.1%</b>
<i>90% Confidence Interval<sup>2</sup></i>	<b>± 8.6</b>	<b>± 9.0</b>	(X)	<b>± 26.1</b>	<b>± 29.0</b>	<b>± 31.9</b>	<b>± 33.6</b>	<b>± 30.0</b>	<b>± 13.8</b>	<b>± 10.6</b>	<b>± 22.5</b>	<b>± 27.4</b>

See footnotes at end of table.

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

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

Period	United States				Northeast		Midwest		South		West	
	Total	In structures with --			Total	1 unit	Total	1 unit	Total	1 unit	Total	1 unit
		1 unit	2 to 4 units	5 units or more								
Not seasonally adjusted												
2009	794.4	520.1	14.5	259.8	94.2	53.8	119.2	89.3	393.5	259.0	187.5	118.1
2010	651.7	496.3	8.9	146.5	80.4	54.0	106.9	81.9	316.7	257.6	147.7	102.8
RSE (%)	2	2	15	5	4	4	3	2	3	3	3	2
2010: First 4 months	198.1	141.2	3.5	53.4	23.0	14.0	24.8	19.8	102.3	76.2	48.0	31.2
2011: First 4 months	159.4	122.0	2.7	34.6	19.0	12.5	26.4	20.1	83.9	65.8	30.0	23.6
RSE (%)	3	3	23	9	9	8	6	7	5	4	5	5
<i>Year to Date Percent Change</i> <sup>3</sup>	<b>-19.5%</b>	<b>-13.6%</b>	<b>-22.5%</b>	<b>-35.1%</b>	<b>-17.3%</b>	<b>-10.8%</b>	<b>6.6%</b>	<b>1.6%</b>	<b>-17.9%</b>	<b>-13.6%</b>	<b>-37.5%</b>	<b>-24.4%</b>
<i>90% Confidence Interval</i> <sup>2</sup>	±4.7	±5.0	±47.8	±13.1	±16.0	±16.5	±21.7	±23.9	±7.2	±5.1	±9.1	±9.6
2009: January	54.7	39.0	0.5	15.1	6.2	3.4	8.0	6.2	27.8	21.1	12.6	8.4
February	56.5	36.4	0.9	19.1	6.9	3.3	7.8	6.3	26.9	19.0	14.8	7.8
March	62.1	41.3	1.1	19.7	4.8	3.6	8.3	6.9	32.2	20.3	16.8	10.5
April	65.5	41.3	1.2	23.0	10.9	4.4	9.1	6.4	31.7	22.0	13.8	8.5
May	68.1	41.1	0.9	26.1	6.7	4.2	10.0	6.8	35.0	21.9	16.4	8.2
June	70.3	44.4	1.0	24.9	9.4	3.6	10.3	7.3	34.3	22.7	16.4	10.8
July	66.4	41.1	1.2	24.2	8.6	4.9	9.4	6.3	31.4	19.9	17.0	10.0
August	73.9	44.5	1.7	27.8	6.3	3.9	11.9	8.9	41.3	22.1	14.5	9.6
September	64.4	43.9	1.5	19.1	8.9	5.3	9.9	7.3	29.8	21.2	15.9	10.1
October	67.4	49.0	1.3	17.1	9.0	6.4	9.0	7.7	32.3	23.1	17.2	11.9
November	72.6	50.1	1.3	21.2	8.5	4.7	13.1	9.7	33.7	22.9	17.3	12.7
December	72.4	48.0	2.0	22.5	8.1	6.2	12.3	9.5	37.2	22.7	14.8	9.6
2010: January	46.3	30.0	1.3	15.1	5.8	3.2	5.5	4.5	21.2	14.7	13.9	7.6
February	45.4	30.7	0.6	14.1	5.6	3.2	5.7	4.3	23.0	16.5	11.2	6.8
March	48.6	37.6	0.6	10.4	4.4	3.0	5.7	5.2	26.0	20.4	12.5	9.0
April	57.7	42.9	0.9	13.9	7.2	4.6	7.9	5.8	32.1	24.7	10.5	7.9
May	58.7	43.0	0.5	15.2	7.5	4.7	10.0	6.7	26.2	22.1	14.9	9.5
June	77.7	60.1	0.7	16.9	7.7	6.5	14.8	11.6	33.9	28.7	21.2	13.3
July	48.2	39.2	0.7	8.3	5.8	4.0	8.8	7.5	23.8	20.4	9.8	7.3
August	54.6	41.4	0.6	12.6	7.9	4.6	9.3	6.4	26.6	22.7	10.9	7.7
September	56.7	43.9	1.0	11.8	7.9	5.2	8.8	7.3	26.7	21.4	13.2	10.0
October	54.8	44.7	0.6	9.5	8.2	5.8	10.7	8.3	25.9	22.4	10.0	8.1
November	48.3	38.7	0.4	9.2	6.5	4.9	11.0	7.1	22.4	19.7	8.4	7.0
December	54.7	44.0	1.0	9.6	5.9	4.3	8.7	7.2	28.9	23.9	11.2	8.6
2011: January	35.0	28.4	0.4	6.2	4.2	2.9	6.3	5.0	17.3	15.1	7.2	5.4
February <sup>f</sup>	42.0	32.9	0.5	8.5	4.4	3.2	6.4	5.2	23.1	17.8	8.1	6.7
March <sup>f</sup>	39.3	27.8	0.5	11.0	4.5	2.7	6.6	4.6	21.0	15.0	7.2	5.5
<b>April<sup>p</sup></b>	<b>43.1</b>	<b>32.9</b>	<b>1.2</b>	<b>8.9</b>	<b>5.9</b>	<b>3.7</b>	<b>7.1</b>	<b>5.2</b>	<b>22.5</b>	<b>17.9</b>	<b>7.6</b>	<b>6.1</b>
Average RSE (%) <sup>1</sup>	6	6	50	20	18	19	14	13	8	8	12	11

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

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

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

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