

U.S. Census Bureau News
Joint Release
U.S. Department of Housing and Urban Development

U.S. Department of Commerce • Washington, D.C. 20233

FOR IMMEDIATE RELEASE TUESDAY, NOVEMBER 20, 2012 AT 8:30 A.M. EST

CB12-217

Raemeka Mayo or Stephen Cooper
Manufacturing and Construction Division
(301) 763-5160

NEW RESIDENTIAL CONSTRUCTION IN OCTOBER 2012

The U.S. Census Bureau and the Department of Housing and Urban Development jointly announced the following new residential construction statistics for October 2012:

BUILDING PERMITS

Privately-owned housing units authorized by building permits in October were at a seasonally adjusted annual rate of 866,000. This is 2.7 percent ($\pm 0.8\%$) below the revised September rate of 890,000, but is 29.8 percent ($\pm 1.8\%$) above the October 2011 estimate of 667,000.

Single-family authorizations in October were at a rate of 562,000; this is 2.2 percent ($\pm 0.8\%$) above the revised September figure of 550,000. Authorizations of units in buildings with five units or more were at a rate of 280,000 in October.

HOUSING STARTS

Privately-owned housing starts in October were at a seasonally adjusted annual rate of 894,000. This is 3.6 percent ($\pm 13.1\%$)* above the revised September estimate of 863,000 and is 41.9 percent ($\pm 15.9\%$) above the October 2011 rate of 630,000.

Single-family housing starts in October were at a rate of 594,000; this is 0.2 percent ($\pm 10.3\%$)* below the revised September figure of 595,000. The October rate for units in buildings with five units or more was 285,000.

HOUSING COMPLETIONS

Privately-owned housing completions in October were at a seasonally adjusted annual rate of 772,000. This is 14.5 percent ($\pm 15.6\%$)* above the revised September estimate of 674,000 and is 33.6 percent ($\pm 17.3\%$) above the October 2011 rate of 578,000.

Single-family housing completions in October were at a rate of 542,000; this is 3.4 percent ($\pm 11.9\%$)* above the revised September rate of 524,000. The October rate for units in buildings with five units or more was 226,000.

New Residential Construction data for November 2012 will be released on Wednesday, December 19, 2012, at 8:30 A.M. EST.

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

To receive the latest updates on the Nation's key economic indicators, download the America's Economy app for Apple and Android smartphones and tablets.

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

* 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												
2011: October	667	444	24	199	66	42	109	74	359	244	133	84
November	709	451	23	235	80	46	107	73	360	244	162	88
December	701	454	24	223	76	41	112	78	358	246	155	89
2012: January	684	452	20	212	78	37	101	75	377	245	128	95
February	707	478	25	204	82	46	119	79	361	260	145	93
March	769	466	22	281	81	44	130	84	371	241	187	97
April	723	475	22	226	88	45	114	76	359	248	162	106
May	784	490	22	272	78	43	119	82	412	255	175	110
June	760	491	21	248	82	43	119	81	381	256	178	111
July	811	511	29	271	91	42	114	83	404	267	202	119
August	801	511	27	263	83	40	123	88	409	267	186	116
September (r)	890	550	27	313	88	44	145	94	451	287	206	125
October (p)	866	562	24	280	77	43	151	99	454	299	184	121
Average RSE (%) ¹	1	1	6	1	3	3	2	2	1	1	1	2
Percent Change:												
<i>October 2012 from September 2012</i>	<i>-2.7%</i>	<i>2.2%</i>	<i>-11.1%</i>	<i>-10.5%</i>	<i>-12.5%</i>	<i>-2.3%</i>	<i>4.1%</i>	<i>5.3%</i>	<i>0.7%</i>	<i>4.2%</i>	<i>-10.7%</i>	<i>-3.2%</i>
<i>90% Confidence Interval³</i>	<i>± 0.8</i>	<i>± 0.8</i>	<i>± 3.4</i>	<i>± 2.0</i>	<i>± 2.2</i>	<i>± 2.9</i>	<i>± 3.5</i>	<i>± 4.4</i>	<i>± 0.9</i>	<i>± 1.1</i>	<i>± 1.5</i>	<i>± 1.8</i>
<i>October 2012 from October 2011</i>	<i>29.8%</i>	<i>26.6%</i>	<i>0.0%</i>	<i>40.7%</i>	<i>16.7%</i>	<i>2.4%</i>	<i>38.5%</i>	<i>33.8%</i>	<i>26.5%</i>	<i>22.5%</i>	<i>38.3%</i>	<i>44.0%</i>
<i>90% Confidence Interval³</i>	<i>± 1.8</i>	<i>± 1.3</i>	<i>± 26.8</i>	<i>± 3.0</i>	<i>± 4.4</i>	<i>± 5.8</i>	<i>± 5.9</i>	<i>± 7.4</i>	<i>± 1.4</i>	<i>± 1.7</i>	<i>± 5.4</i>	<i>± 6.6</i>
Not seasonally adjusted												
2010:	604.6	447.3	22.0	135.3	73.8	49.1	103.5	75.4	299.1	232.3	128.2	90.6
2011:	624.1	418.5	21.6	184.0	68.5	39.0	102.7	70.5	320.7	227.1	132.2	81.9
RSE (%)	(X)	(X)	(X)	(X)	(X)	(X)	(X)	(X)	(X)	(X)	(X)	(X)
2011: Year to Date ²	510.9	353.7	17.3	139.8	55.6	32.5	85.9	60.6	260.1	189.2	109.2	71.5
2012: Year to Date ²	680.6	437.8	20.1	222.8	69.5	36.9	108.5	75.3	350.1	229.8	152.5	95.8
RSE (%)	1	1	5	(Z)	3	2	1	1	1	(Z)	1	2
Year to Date Percent Change⁴	33.2%	23.8%	16.2%	59.3%	25.0%	13.6%	26.3%	24.2%	34.6%	21.5%	39.7%	34.0%
<i>90% Confidence Interval³</i>	<i>± 1.2</i>	<i>± 1.0</i>	<i>± 7.8</i>	<i>± 1.7</i>	<i>± 5.2</i>	<i>± 7.1</i>	<i>± 1.8</i>	<i>± 2.2</i>	<i>± 0.8</i>	<i>± 1.0</i>	<i>± 2.2</i>	<i>± 2.8</i>
2011: October	52.0	34.4	2.0	15.7	5.8	3.6	10.0	6.5	26.1	17.8	10.1	6.5
November	51.9	31.6	1.8	18.5	6.5	3.5	8.4	5.3	25.6	16.9	11.4	6.0
December	51.6	29.8	1.8	20.0	5.7	2.8	7.1	4.2	27.2	16.9	11.5	6.0
2012: January	46.3	29.9	1.3	15.1	4.8	2.2	5.0	3.3	28.4	18.3	8.2	6.1
February	51.9	35.1	1.7	15.2	5.5	2.7	6.5	4.6	28.9	21.1	11.1	6.8
March	67.4	42.2	2.0	23.2	5.8	3.6	10.3	7.3	34.3	22.5	17.0	8.9
April	62.5	43.9	1.8	16.8	7.6	4.0	10.6	7.8	30.5	22.4	13.7	9.6
May	75.4	49.6	2.0	23.8	7.3	4.4	12.3	9.1	38.6	24.9	17.2	11.3
June	73.8	47.6	2.0	24.3	8.8	4.1	11.4	8.2	35.4	24.0	18.2	11.2
July	72.1	46.8	2.5	22.8	8.1	4.0	10.9	8.1	35.9	23.8	17.2	10.9
August	77.7	49.4	2.6	25.8	7.7	3.8	12.6	9.0	39.1	25.4	18.4	11.1
September (r)	71.4	43.0	2.1	26.3	7.3	3.7	12.9	8.1	35.2	21.5	16.0	9.7
October (p)	75.0	48.8	2.2	24.0	7.2	4.1	15.8	10.0	36.7	24.4	15.3	10.3
Average RSE (%) ¹	1	1	6	1	3	3	2	2	1	1	1	2

(p) Preliminary. (r) 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.

¹Average RSE for the latest 6-month period.

²Reflects revisions not distributed to months.

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

⁴Computed using unrounded data.

Table 2. New Privately-Owned Housing Units Authorized, but Not Started, 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						
		1 unit	2 to 4 units	5 units or more								
Not seasonally adjusted												
2011: October	75.3	42.8	3.0	29.5	8.0	5.6	7.0	4.9	39.9	22.8	20.3	9.4
November	73.8	43.6	3.1	27.1	6.8	4.9	8.9	6.9	39.8	22.4	18.3	9.4
December	78.1	42.3	2.4	33.3	7.8	4.9	6.2	3.9	43.3	23.3	20.9	10.3
2012: January	75.0	39.9	1.6	33.5	8.1	5.0	5.6	3.7	41.4	21.1	20.0	10.1
February	78.7	44.2	1.9	32.6	9.8	5.1	6.7	4.5	41.1	23.5	21.1	11.1
March	87.6	45.2	2.0	40.4	8.4	5.2	8.4	5.2	44.4	23.6	26.4	11.3
April	80.6	44.2	2.0	34.5	8.8	5.1	7.2	5.3	39.9	22.8	24.8	11.1
May	85.8	45.1	1.6	39.2	8.0	4.9	8.5	5.7	43.6	23.5	25.7	11.0
June	84.7	43.5	1.5	39.8	8.5	5.6	9.3	4.9	43.3	22.2	23.6	10.7
July	87.5	42.1	1.5	44.0	8.9	5.2	8.7	4.7	48.2	22.6	21.7	9.6
August (r)	94.5	46.4	1.8	46.4	9.1	5.4	8.7	5.2	53.2	24.8	23.6	10.9
September (r)	91.0	43.0	2.1	46.0	8.6	5.3	8.0	5.5	51.5	22.1	22.9	10.2
October (p)	86.8	42.2	1.9	42.6	8.1	5.6	8.5	4.9	50.9	22.6	19.3	9.0
Average RSE (%) ¹	6	6	20	9	17	21	10	10	7	9	14	16
Percent Change:²												
<i>October 2012 from September 2012</i>	<i>-4.6%</i>	<i>-1.7%</i>	<i>-5.0%</i>	<i>-7.4%</i>	<i>-5.9%</i>	<i>7.0%</i>	<i>5.6%</i>	<i>-9.6%</i>	<i>-1.1%</i>	<i>2.4%</i>	<i>-15.6%</i>	<i>-10.9%</i>
<i>90% Confidence Interval³</i>	<i>± 5.2</i>	<i>± 5.2</i>	<i>± 17.3</i>	<i>± 7.7</i>	<i>± 15.9</i>	<i>± 9.1</i>	<i>± 15.7</i>	<i>± 14.2</i>	<i>± 7.5</i>	<i>± 7.8</i>	<i>± 10.0</i>	<i>± 12.0</i>
<i>October 2012 from October 2011</i>	<i>15.4%</i>	<i>-1.2%</i>	<i>-35.9%</i>	<i>44.7%</i>	<i>1.6%</i>	<i>1.3%</i>	<i>20.3%</i>	<i>0.5%</i>	<i>27.7%</i>	<i>-0.9%</i>	<i>-5.2%</i>	<i>-4.2%</i>
<i>90% Confidence Interval³</i>	<i>± 11.3</i>	<i>± 8.7</i>	<i>± 24.0</i>	<i>± 28.4</i>	<i>± 19.1</i>	<i>± 23.1</i>	<i>± 39.2</i>	<i>± 34.7</i>	<i>± 21.8</i>	<i>± 12.7</i>	<i>± 14.7</i>	<i>± 16.0</i>

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

¹Average RSE for the latest 6-month period.

² Computed using unrounded data.

³ 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						
		1 unit	2 to 4 units	5 units or more								
Seasonally adjusted annual rate												
2011: October	630	439	(S)	175	65	42	110	78	321	234	134	85
November	708	460	(S)	239	98	57	94	70	344	238	172	95
December	697	520	(S)	153	62	44	178	138	328	248	129	90
2012: January	720	511	(S)	193	74	44	106	82	403	290	137	95
February	718	470	(S)	240	66	50	99	87	419	253	134	80
March	706	481	(S)	215	87	45	116	88	354	249	149	99
April	747	504	(S)	234	80	48	125	91	395	265	147	100
May	706	513	(S)	178	76	43	108	86	365	276	157	108
June	754	531	(S)	215	78	48	98	87	366	276	212	120
July	728	506	(S)	211	86	41	111	77	348	278	183	110
August (r)	750	538	(S)	205	74	47	130	89	376	293	170	109
September (r)	863	595	(S)	259	77	47	146	108	442	308	198	132
October (p)	894	594	(S)	285	72	37	159	112	431	294	232	151
Average RSE (%) ¹	5	4	(X)	14	15	12	8	10	7	6	11	8
<i>Percent Change:</i>												
<i>October 2012 from September 2012</i>	<i>3.6%</i>	<i>-0.2%</i>	<i>(S)</i>	<i>10.0%</i>	<i>-6.5%</i>	<i>-21.3%</i>	<i>8.9%</i>	<i>3.7%</i>	<i>-2.5%</i>	<i>-4.5%</i>	<i>17.2%</i>	<i>14.4%</i>
<i>90% Confidence Interval</i> ²	<i>± 13.1</i>	<i>± 10.3</i>	<i>(X)</i>	<i>± 31.6</i>	<i>± 42.4</i>	<i>± 21.6</i>	<i>± 22.6</i>	<i>± 35.7</i>	<i>± 19.3</i>	<i>± 12.8</i>	<i>± 28.2</i>	<i>± 21.0</i>
<i>October 2012 from October 2011</i>	<i>41.9%</i>	<i>35.3%</i>	<i>(S)</i>	<i>62.9%</i>	<i>10.8%</i>	<i>-11.9%</i>	<i>44.5%</i>	<i>43.6%</i>	<i>34.3%</i>	<i>25.6%</i>	<i>73.1%</i>	<i>77.6%</i>
<i>90% Confidence Interval</i> ²	<i>± 15.9</i>	<i>± 10.7</i>	<i>(X)</i>	<i>± 47.4</i>	<i>± 42.2</i>	<i>± 24.2</i>	<i>± 13.8</i>	<i>± 16.7</i>	<i>± 22.6</i>	<i>± 13.8</i>	<i>± 41.5</i>	<i>± 35.3</i>
Not seasonally adjusted												
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
2011:	608.8	430.6	10.9	167.3	67.7	41.2	100.9	74.3	307.8	229.3	132.5	85.7
RSE (%)	1	1	14	3	4	4	2	3	2	2	2	2
2011: Year to Date	513.1	366.9	8.6	137.6	56.0	34.1	84.0	62.1	261.2	196.7	112.0	74.1
2012: Year to Date	658.0	457.7	9.2	191.0	66.1	38.7	104.9	79.6	336.2	242.0	150.7	97.4
RSE (%)	1	2	14	4	3	5	3	4	2	2	2	2
Year to Date Percent Change ³	28.2%	24.7%	6.8%	38.9%	18.1%	13.5%	24.9%	28.3%	28.7%	23.0%	34.6%	31.5%
<i>90% Confidence Interval</i> ²	<i>± 3.2</i>	<i>± 2.6</i>	<i>± 27.0</i>	<i>± 11.5</i>	<i>± 10.1</i>	<i>± 10.1</i>	<i>± 6.2</i>	<i>± 8.1</i>	<i>± 5.6</i>	<i>± 3.5</i>	<i>± 6.8</i>	<i>± 4.4</i>
2011: October	53.2	36.2	1.4	15.6	5.8	3.8	10.0	7.2	26.7	19.0	10.6	6.3
November	53.0	32.7	0.7	19.6	7.6	4.2	7.2	5.3	25.7	17.0	12.6	6.3
December	42.7	31.0	1.6	10.1	4.2	3.0	9.7	7.0	20.9	15.6	7.9	5.3
2012: January	47.2	33.1	1.1	13.0	4.6	2.6	5.3	3.7	28.4	20.7	9.0	6.1
February	49.7	32.2	0.6	16.9	3.8	2.7	5.0	4.1	31.1	19.5	9.8	5.9
March	58.0	40.2	0.8	17.1	7.0	3.7	8.4	6.1	30.2	21.8	12.4	8.5
April	66.8	46.6	0.7	19.5	7.1	4.4	11.3	8.5	35.0	24.2	13.4	9.5
May	67.8	50.1	1.3	16.3	7.4	4.4	11.4	9.4	33.4	25.3	15.5	11.0
June	74.7	54.4	0.7	19.6	7.7	5.0	10.5	9.5	35.9	27.7	20.5	12.2
July	69.2	49.4	1.0	18.7	8.1	4.1	11.3	8.3	32.0	25.8	17.7	11.2
August (r)	69.0	49.3	0.7	19.0	6.9	4.4	12.9	9.1	33.3	25.6	15.8	10.2
September (r)	77.8	51.6	0.8	25.3	6.9	4.0	13.5	9.7	39.9	26.8	17.5	11.0
October (p)	77.9	50.8	1.4	25.6	6.6	3.5	15.3	11.1	36.9	24.6	19.1	11.8
Average RSE (%) ¹	5	4	29	14	15	12	8	10	7	6	11	8

(p) Preliminary. (r) 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.

¹ Average RSE for the latest 6-month period.

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

³ 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												
2011: October	423	237	(S)	176	88	34	65	44	172	109	98	50
November	432	236	(S)	186	92	35	65	43	174	109	101	49
December	434	236	(S)	188	91	35	68	46	174	107	101	48
2012: January	443	241	(S)	191	90	36	69	46	182	111	102	48
February	450	243	(S)	196	89	37	70	47	188	111	103	48
March	459	245	(S)	204	90	37	69	47	191	111	109	50
April	464	247	(S)	207	89	37	70	47	197	113	108	50
May	474	252	(S)	212	89	36	71	48	202	115	112	53
June	486	258	(S)	219	89	35	70	48	207	118	120	57
July	491	263	(S)	219	88	35	69	48	211	122	123	58
August (r)	497	267	(S)	222	91	36	69	49	216	124	121	58
September (r)	508	270	(S)	230	89	35	71	49	223	126	125	60
October (p)	517	276	(S)	233	89	34	75	51	224	129	129	62
Average RSE (%) ¹	2	3	(X)	4	6	5	5	7	4	5	3	5
Percent Change:												
<i>October 2012 from September 2012</i>	<i>1.8%</i>	<i>2.2%</i>	<i>(S)</i>	<i>1.3%</i>	<i>0.0%</i>	<i>-2.9%</i>	<i>5.6%</i>	<i>4.1%</i>	<i>0.4%</i>	<i>2.4%</i>	<i>3.2%</i>	<i>3.3%</i>
<i>90% Confidence Interval²</i>	<i>± 1.8</i>	<i>± 1.3</i>	<i>(X)</i>	<i>± 3.6</i>	<i>± 2.6</i>	<i>± 4.3</i>	<i>± 4.0</i>	<i>± 3.0</i>	<i>± 3.2</i>	<i>± 2.3</i>	<i>± 3.3</i>	<i>± 2.4</i>
<i>October 2012 from October 2011</i>	<i>22.2%</i>	<i>16.5%</i>	<i>(S)</i>	<i>32.4%</i>	<i>1.1%</i>	<i>0.0%</i>	<i>15.4%</i>	<i>15.9%</i>	<i>30.2%</i>	<i>18.3%</i>	<i>31.6%</i>	<i>24.0%</i>
<i>90% Confidence Interval²</i>	<i>± 4.3</i>	<i>± 5.2</i>	<i>(X)</i>	<i>± 8.1</i>	<i>± 8.8</i>	<i>± 10.6</i>	<i>± 14.3</i>	<i>± 17.7</i>	<i>± 5.7</i>	<i>± 5.8</i>	<i>± 12.1</i>	<i>± 10.3</i>
Not seasonally adjusted												
2011: October	429.5	241.6	9.8	178.2	89.9	35.0	67.7	46.3	173.4	109.9	98.5	50.3
November	433.3	234.9	9.9	188.5	93.6	35.3	66.2	44.2	172.9	107.4	100.7	48.1
December	417.7	221.6	10.3	185.9	89.6	34.1	66.1	44.1	165.1	99.1	96.9	44.4
2012: January	426.8	227.7	10.4	188.7	87.7	34.6	66.1	43.4	174.0	104.2	99.0	45.4
February	435.1	230.2	10.5	194.4	86.1	34.9	65.3	42.6	182.6	106.4	101.0	46.2
March	449.3	236.5	10.2	202.6	88.7	35.5	64.8	43.3	189.4	109.6	106.4	48.0
April	462.1	245.0	10.4	206.6	88.7	36.6	68.0	45.1	197.6	113.7	107.9	49.6
May	478.1	255.1	10.2	212.8	89.6	36.4	70.4	47.1	205.0	117.9	113.1	53.6
June	496.2	265.7	9.1	221.5	90.1	35.3	72.2	49.9	212.2	122.5	121.8	58.0
July	503.7	275.5	8.6	219.6	89.4	36.0	71.4	50.5	216.4	127.3	126.5	61.7
August (r)	508.6	279.8	7.8	221.0	92.0	37.3	72.1	51.9	219.9	128.7	124.5	61.9
September (r)	522.0	282.6	7.8	231.6	91.1	36.2	74.8	52.5	228.4	131.2	127.7	62.7
October (p)	527.2	283.3	8.6	235.4	90.6	35.0	78.5	54.1	227.1	130.7	131.0	63.5
Average RSE (%) ¹	2	3	12	4	6	5	5	7	4	5	3	5

(p) Preliminary. (r) 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.

¹Average RSE for the latest 6-month period.

²See 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						
		1 unit	2 to 4 units	5 units or more								
Seasonally adjusted annual rate												
2011: October	578	445	(S)	126	89	36	94	82	284	238	111	89
November	583	455	(S)	123	51	42	95	76	313	233	124	104
December	606	460	(S)	137	79	39	105	78	297	245	125	98
2012: January	542	394	(S)	140	89	37	87	65	275	220	91	72
February	572	432	(S)	136	79	40	97	79	283	229	113	84
March	587	440	(S)	136	71	44	121	79	284	227	111	90
April	663	490	(S)	170	80	44	106	90	325	246	152	110
May	605	469	(S)	121	80	49	103	88	299	247	123	85
June	623	475	(S)	131	72	57	107	75	319	253	125	90
July	673	466	(S)	198	90	42	135	87	312	243	136	94
August (r)	682	492	(S)	181	63	41	119	80	331	262	169	109
September (r)	674	524	(S)	145	80	54	114	96	337	267	143	107
October (p)	772	542	(S)	226	63	52	125	97	427	272	157	121
Average RSE (%) ¹	6	5	(X)	17	19	18	13	12	9	8	11	11
<i>Percent Change:</i>												
<i>October 2012 from September 2012</i>	<i>14.5%</i>	<i>3.4%</i>	<i>(S)</i>	<i>55.9%</i>	<i>-21.3%</i>	<i>-3.7%</i>	<i>9.6%</i>	<i>1.0%</i>	<i>26.7%</i>	<i>1.9%</i>	<i>9.8%</i>	<i>13.1%</i>
<i>90% Confidence Interval</i> ²	<i>± 15.6</i>	<i>± 11.9</i>	<i>(X)</i>	<i>± 68.9</i>	<i>± 40.5</i>	<i>± 58.0</i>	<i>± 25.3</i>	<i>± 22.3</i>	<i>± 28.0</i>	<i>± 14.9</i>	<i>± 21.8</i>	<i>± 34.9</i>
<i>October 2012 from October 2011</i>	<i>33.6%</i>	<i>21.8%</i>	<i>(S)</i>	<i>79.4%</i>	<i>-29.2%</i>	<i>44.4%</i>	<i>33.0%</i>	<i>18.3%</i>	<i>50.4%</i>	<i>14.3%</i>	<i>41.4%</i>	<i>36.0%</i>
<i>90% Confidence Interval</i> ²	<i>± 17.3</i>	<i>± 13.2</i>	<i>(X)</i>	<i>± 73.7</i>	<i>± 38.6</i>	<i>± 76.1</i>	<i>± 35.7</i>	<i>± 31.9</i>	<i>± 30.5</i>	<i>± 20.0</i>	<i>± 33.3</i>	<i>± 40.0</i>
Not seasonally adjusted												
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
2011:	584.9	446.6	8.4	129.9	72.5	44.0	103.0	75.9	295.5	235.6	113.9	91.2
RSE (%)	2	2	18	7	5	4	3	3	3	3	3	3
2011: Year to Date	476.6	361.1	7.3	108.3	60.1	35.9	84.1	60.8	240.9	191.6	91.5	72.7
2012: Year to Date	531.3	389.2	7.2	135.0	63.4	38.1	92.3	68.2	264.5	202.9	111.2	79.9
RSE (%)	2	2	20	5	7	9	4	5	2	3	4	4
<i>Year to Date Percent Change</i> ³	<i>11.5%</i>	<i>7.8%</i>	<i>-1.0%</i>	<i>24.7%</i>	<i>5.5%</i>	<i>6.2%</i>	<i>9.7%</i>	<i>12.1%</i>	<i>9.8%</i>	<i>5.9%</i>	<i>21.5%</i>	<i>9.9%</i>
<i>90% Confidence Interval</i> ²	<i>± 5.1</i>	<i>± 4.1</i>	<i>± 31.9</i>	<i>± 19.6</i>	<i>± 18.1</i>	<i>± 18.0</i>	<i>± 9.7</i>	<i>± 9.1</i>	<i>± 7.3</i>	<i>± 5.8</i>	<i>± 8.2</i>	<i>± 5.8</i>
2011: October	52.1	41.3	0.5	10.3	7.7	3.4	9.0	8.0	25.6	21.9	9.8	8.0
November	50.1	40.7	0.4	9.0	4.7	4.1	8.8	7.5	26.0	20.1	10.5	9.1
December	58.3	44.8	0.8	12.6	7.8	4.0	10.0	7.6	28.6	23.8	11.9	9.4
2012: January	36.4	26.0	0.6	9.8	5.8	2.2	5.8	4.3	18.8	14.9	6.0	4.7
February	39.0	29.4	0.3	9.3	5.3	2.6	6.4	5.2	19.9	16.2	7.4	5.4
March	44.4	33.6	0.8	9.9	4.8	2.9	8.4	5.3	22.1	17.9	9.1	7.6
April	52.3	37.6	0.3	14.5	6.1	3.0	8.3	6.9	26.1	19.4	11.9	8.3
May	50.0	39.3	1.2	9.5	6.8	4.4	8.5	7.4	24.5	20.4	10.1	7.1
June	55.1	42.4	1.4	11.2	7.2	5.9	9.0	6.3	27.9	22.3	10.9	7.9
July	58.2	38.3	0.9	19.0	8.0	3.4	11.8	7.2	26.7	20.1	11.7	7.7
August (r)	64.8	43.3	1.0	20.5	6.1	3.6	11.3	7.0	30.9	23.1	16.5	9.7
September (r)	60.5	48.0	0.4	12.1	7.4	5.2	10.6	9.1	29.3	23.4	13.2	10.2
October (p)	70.7	51.2	0.3	19.2	5.9	5.0	12.0	9.7	38.4	25.3	14.3	11.3
Average RSE (%) ¹	6	5	44	17	19	18	13	12	9	8	11	11

(p) Preliminary. (r) 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.

¹ Average RSE for the latest 6-month period.

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

³ Computed using unrounded data.