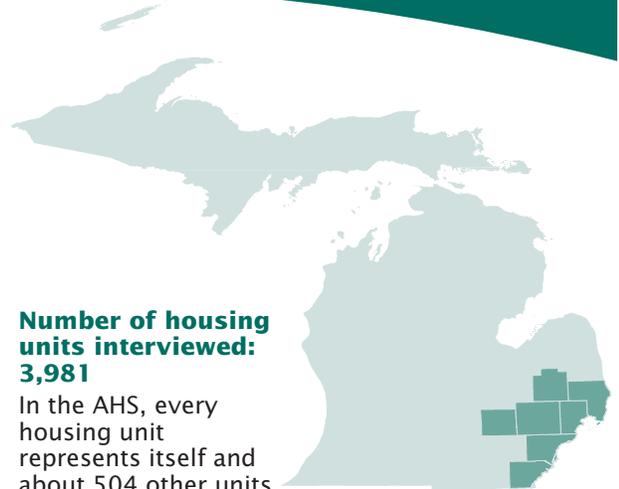


2013 Housing Profile: Detroit, MI

American Housing Survey Factsheets

Issued May 2015
AHS/13-6

The 2013 American Housing Survey (AHS) Factsheet series provides results from the 2013 AHS for 25 selected metropolitan areas and the United States. National data are collected every other year and metropolitan area data are collected on a rotating schedule.

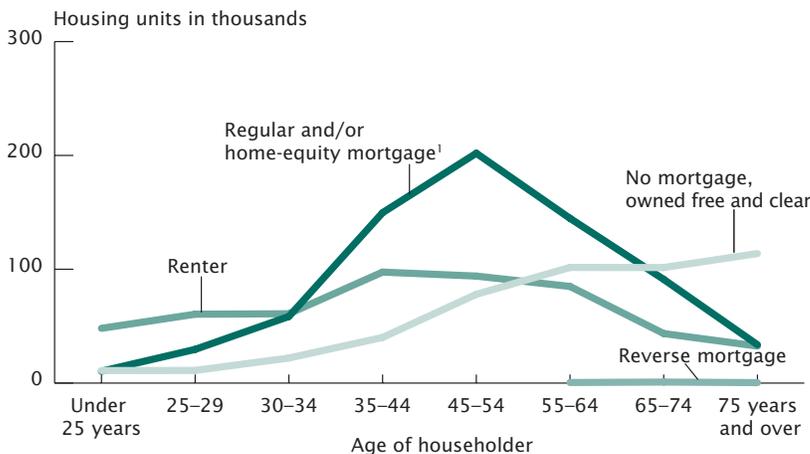


Number of housing units interviewed: 3,981

In the AHS, every housing unit represents itself and about 504 other units.

The AHS coverage of the **Detroit Metro Area** does not match the 2009 Office of Management and Budget definition.

OWNER- AND RENTER-OCCUPIED HOUSING UNITS BY AGE



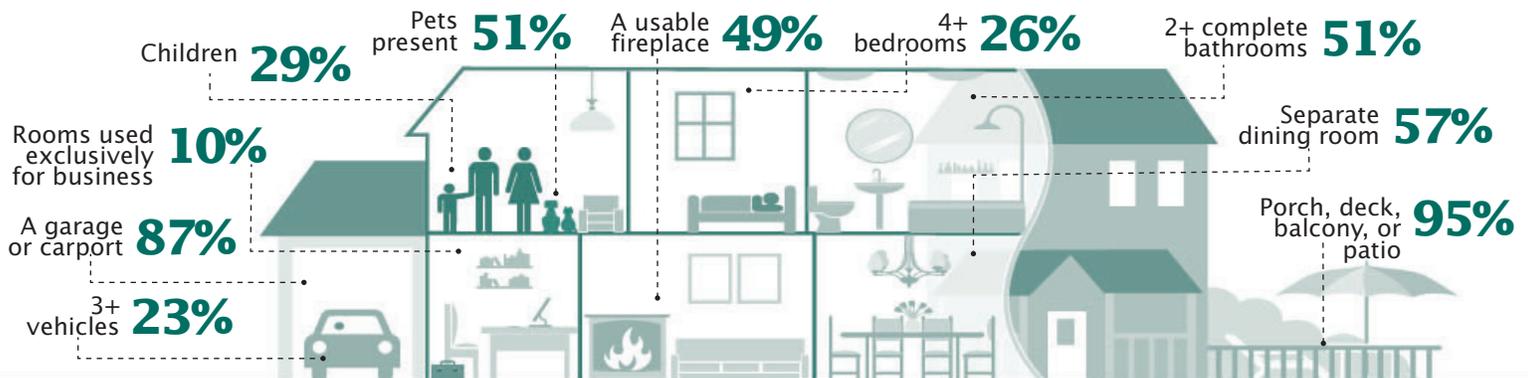
¹ Regular mortgages include all mortgages not classified as home-equity credit lines or reverse annuity mortgages.

Source: U.S. Census Bureau and U.S. Department of Housing and Urban Development, 2013 American Housing Survey.

HOUSING INVENTORY

	Number	Percent
Total Units	2,008,400	100.0
Owner-occupied units	1,200,500	59.8
Renter-occupied units	521,900	26.0
Vacant units	277,200	13.8
Seasonal units	8,800	0.4

OWNER-OCCUPIED HOUSING UNITS WITH:



WHAT IS THE AHS?

The AHS is the most comprehensive housing survey in the United States. The same units have been interviewed since 1985, with new construction, demolitions, and conversions taken into account.

People in nearly every field use information from the AHS to evaluate and study the physical and financial characteristics of the nation's housing stock. In addition to the indicators presented in Tables 1 and 2, the AHS provides data on multi-family and single-family homes, manufactured/mobile homes, equipment and appliances, characteristics of the occupants, and more.

Table 1.

Physical Characteristics—All Occupied Housing Units: 2013

Characteristics	Total	Owner-occupied	Renter-occupied
Total (thousands)	1,722.4	1,200.5	521.9
One unit, detached (percent)	72.3	88.0	36.2
Newly constructed multiunits (percent) ¹	Z	Z	0.1
Cooperative or condo (percent)	9.3	9.3	9.4
Median:			
Year built	1966	1965	1967
Square footage per unit	1,496	1,700	995
Percentage using:			
Well water (primary source)	9.5	12.7	2.3
Public sewer	90.2	86.9	97.7
Main house heating fuel (percent):			
Electricity	8.6	5.4	16.0
Piped gas	87.3	89.7	81.9
Other	4.1	5.0	2.1
Percentage with:			
Central air	73.2	79.0	59.9
Warm-air furnace (main heating)	89.5	91.5	85.0
Unsafe drinking water	4.4	3.8	5.8
Prepared emergency evacuation kit	48.9	49.0	48.7
House or building number clearly visible	83.1	83.2	82.9
Signs of mice in last 12 months	7.5	8.4	5.3
Waterfront property	3.9	3.8	4.2
Missing roofing material ²	3.3	3.5	3.0
Leakage from outside structure	10.2	11.4	7.6

Z Rounds to zero.

¹ In past 4 years.

² Excludes multiunit structures.

Source: U.S. Census Bureau and U.S. Department of Housing and Urban Development, 2013 American Housing Survey.

Table 2.

Financial Characteristics—Owner-Occupied Housing Units: 2013

Characteristics	Total	New construction past 4 years	Black alone	Hispanic	Elderly (65+ years)	Below poverty
Median:						
Year mortgage originated	2007	2012	2005	2009	2003	2005
Purchase price (dollars)	96,000	260,000	45,000	60,000	49,900	35,000
Home value (dollars)	110,000	250,000	40,000	70,000	100,000	45,000
Current total loan as percentage of value (percent)	79.0	78.0	107.0	89.0	70.0	82.0
Ratio of value to current income	1.8	2.5	1.3	1.5	2.7	6.7
Percentage with:						
No mortgage, owned free and clear	39.9	3.6	45.6	43.5	63.0	63.8
Regular and/or home equity mortgage ¹	60.0	96.4	54.4	56.5	36.6	35.5
Line-of-credit	5.8	7.1	2.2	6.0	5.5	2.3
Refinanced primary mortgage	21.7	17.9	10.6	15.4	13.2	8.7
Two or more regular and/or home equity mortgages ¹	7.8	7.1	5.6	3.2	3.3	3.2
Missed or late mortgage payment(s)	3.4	6.3	4.6	1.4	2.9	5.2
Median monthly expenditures (dollars)						
Total housing	861	1,835	675	695	557	503
Mortgage payment	875	1,300	632	690	675	527
Property insurance	58	59	71	52	50	50
Real estate taxes	188	265	150	150	167	133
Routine maintenance	33	17	25	17	17	17
Electricity	97	98	96	95	86	91
Trash removal	21	15	25	23	21	25

¹ Regular mortgages include all mortgages not classified as home-equity credit lines or reverse annuity mortgages.

Source: U.S. Census Bureau and U.S. Department of Housing and Urban Development, 2013 American Housing Survey.

SOURCE AND ACCURACY

The AHS is sponsored by the Department of Housing and Urban Development (HUD) and conducted by the U.S. Census Bureau. Data presented are based on the sample of units that responded to the 2013 AHS, using weighting consistent with the 2010 Census. The resulting estimates are representative of the entire population. For information on sampling and estimation methods, see <www.census.gov/programs-surveys/ahs/about/methodology.html>.

FOR MORE INFORMATION

Visit the AHS Web site for a complete set of tables, definitions, and more at <www.census.gov/programs-surveys/ahs.html>. Additional information is available on HUD's Web site at <www.huduser.org>. Please contact us at 888-518-7365 (toll-free) or e-mail us at <ahsn@census.gov> with any inquiries about these data.