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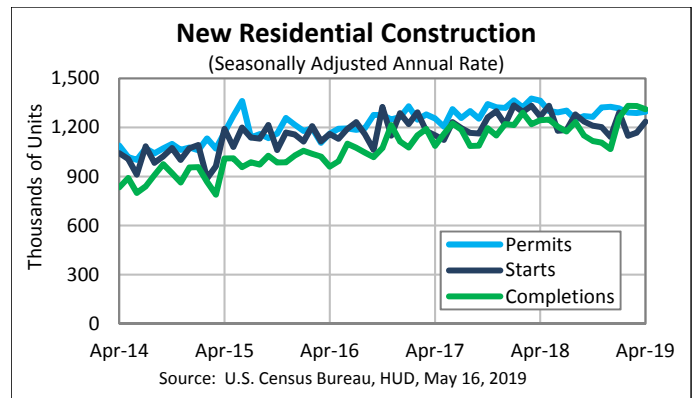
MONTHLY NEW RESIDENTIAL CONSTRUCTION, APRIL 2019

Release Number: CB19-66

With this release, seasonally adjusted estimates of housing units authorized but not started, started, under construction, and completed have been revised back to January 2014. All revised estimates are available on our website.

May 16, 2019 - The U.S. Census Bureau and the U.S. Department of Housing and Urban Development jointly announced the following new residential construction statistics for April 2019:

NEW RESIDENTIAL CONSTRUCTION APRIL 2019	
Building Permits:	1,296,000
Housing Starts:	1,235,000
Housing Completions:	1,312,000
Next Release: June 18, 2019	
Seasonally Adjusted Annual Rate Source: U.S. Census Bureau, HUD, May 16, 2019	



Building Permits

Privately-owned housing units authorized by building permits in April were at a seasonally adjusted annual rate of 1,296,000. This is 0.6 percent (± 2.6 percent)* above the revised March rate of 1,288,000, but is 5.0 percent (± 1.4 percent) below the April 2018 rate of 1,364,000. Single-family authorizations in April were at a rate of 782,000; this is 4.2 percent (± 1.2 percent) below the revised March figure of 816,000. Authorizations of units in buildings with five units or more were at a rate of 467,000 in April.

Housing Starts

Privately-owned housing starts in April were at a seasonally adjusted annual rate of 1,235,000. This is 5.7 percent (± 13.0 percent)* above the revised March estimate of 1,168,000, but is 2.5 percent (± 10.4 percent)* below the April 2018 rate of 1,267,000. Single-family housing starts in April were at a rate of 854,000; this is 6.2 percent (± 13.7 percent)* above the revised March figure of 804,000. The April rate for units in buildings with five units or more was 359,000.

Housing Completions

Privately-owned housing completions in April were at a seasonally adjusted annual rate of 1,312,000. This is 1.4 percent (± 15.5 percent)* below the revised March estimate of 1,331,000, but is 5.5 percent (± 11.9 percent)* above the April 2018 rate of 1,244,000. Single-family housing completions in April were at a rate of 918,000; this is 4.1 percent (± 13.4 percent)* below the revised March rate of 957,000. The April rate for units in buildings with five units or more was 381,000.

Data Inquiries

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Media Inquiries

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U.S. Department of Commerce
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The May report is scheduled for release on June 18, 2019. View the full schedule in the Economic Briefing Room: www.census.gov/economic-indicators/. The full text and tables for this release can be found at www.census.gov/construction/nrc/.

With the release of June 2019 data on July 17, 2019, unadjusted estimates of housing units authorized by building permits for January through December 2018 and seasonally adjusted estimates of housing units authorized by building permits back to January 2013 will be revised.

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 three months to establish an underlying trend for building permit authorizations, six months for total starts, and six 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 percent) above” appears in the text, this indicates the range (-0.7 to +5.7 percent) in which the actual percentage change is likely to have occurred. All ranges given for percentage 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 percentage changes shown in the tables. On average, the preliminary seasonally adjusted estimates of total building permits, housing starts and housing completions are revised 1.8 percent or less. Explanations of confidence intervals and sampling variability can be found on our website.

www.census.gov/construction/nrc/how_the_data_are_collected/ >

API

The Census Bureau’s application programming interface lets developers create custom apps to reach new users and makes key demographic, socio-economic and housing statistics more accessible than ever before.

www.census.gov/developers/>

FRED Mobile App



Receive the latest updates on the nation’s key economic indicators by downloading the FRED App <https://fred.stlouisfed.org/fred-mobile/> for both Apple and Android devices. FRED, the signature database of the Federal Reserve Bank of St. Louis, now incorporates the Census Bureau’s 13 economic indicators.

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* The 90 percent confidence interval includes zero. In such cases, there is insufficient statistical evidence to conclude that the actual change is different from zero.

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New Privately-Owned Housing Units Authorized in Permit-Issuing Places

(Thousands of Units. Detail may not add to total because of rounding.)

Table 1a - Seasonally adjusted annual rate

Period	United States				Northeast		Midwest		South		West	
	Total	1 unit	2 to 4 units	5 units or more	Total	1 unit	Total	1 unit	Total	1 unit	Total	1 unit
2018												
April	1,364	863	41	460	95	51	195	123	727	479	347	210
May	1,301	843	34	424	134	57	209	122	625	458	333	206
June	1,292	853	36	403	119	56	173	117	670	475	330	205
July	1,303	873	28	402	125	56	181	118	665	483	332	216
August	1,249	827	35	387	102	51	190	119	650	450	307	207
September	1,270	854	40	376	95	57	171	119	664	459	340	219
October	1,265	847	36	382	120	62	186	117	641	461	318	207
November	1,322	848	39	435	117	53	176	115	702	474	327	206
December	1,326	829	37	460	110	57	145	110	688	455	383	207
2019												
January	1,317	821	44	452	135	55	186	114	657	455	339	197
February	1,291	817	37	437	135	62	192	106	675	457	289	192
March (r)	1,288	816	36	436	125	53	184	102	657	467	322	194
April (p)	1,296	782	47	467	120	49	188	114	649	426	339	193
Average RSE (%) ¹	2	2	4	2	3	5	5	4	2	2	2	2
Percent Change ²												
Apr. 2019 from Mar. 2019	0.6%	-4.2%	30.6%	7.1%	-4.0%	-7.5%	2.2%	11.8%	-1.2%	-8.8%	5.3%	-0.5%
90 percent confidence interval ³	± 2.6	± 1.2	± 10.9	± 9.8	± 8.0	± 6.5	± 17.1	± 8.5	± 1.3	± 1.2	± 4.1	± 2.3
Apr. 2019 from Apr. 2018	-5.0%	-9.4%	14.6%	1.5%	26.3%	-3.9%	-3.6%	-7.3%	-10.7%	-11.1%	-2.3%	-8.1%
90 percent confidence interval ³	± 1.4	± 1.0	± 13.7	± 3.5	± 4.5	± 6.3	± 5.1	± 4.8	± 0.9	± 0.6	± 4.5	± 2.7

Table 1b - Not seasonally adjusted

Period	United States				Northeast		Midwest		South		West	
	Total	1 unit	2 to 4 units	5 units or more	Total	1 unit	Total	1 unit	Total	1 unit	Total	1 unit
2017 Annual	1,282.0	820.0	37.2	424.8	123.6	54.2	195.1	121.5	626.9	447.6	336.4	196.7
2018 Annual	1,317.9	852.9	37.6	427.4	120.8	55.8	183.9	118.4	667.0	466.1	346.2	212.6
RSE (%)	1	2	3	1	2	4	3	4	1	2	2	3
2018 Year to date	425.6	279.3	12.8	133.5	34.6	15.2	53.2	35.1	222.3	158.1	115.5	70.9
2019 Year to date	411.9	260.6	12.6	138.6	37.1	15.5	52.3	31.2	219.1	151.8	103.3	62.1
RSE (%)	2	2	3	2	2	4	5	4	2	2	1	2
Year to date percent change²	-3.2%	-6.7%	-1.6%	3.8%	7.2%	2.0%	-1.7%	-11.1%	-1.4%	-4.0%	-10.6%	-12.4%
90 percent confidence interval ³	± 1.0	± 1.2	± 7.2	± 2.1	± 2.6	± 3.8	± 4.6	± 2.0	± 0.9	± 0.8	± 2.7	± 3.2
2018												
April	119.9	79.1	3.3	37.4	7.8	4.6	18.2	11.9	64.0	43.4	29.9	19.2
May	125.0	84.4	3.0	37.6	13.5	5.7	21.6	13.3	58.4	44.3	31.5	20.9
June	121.6	81.7	3.4	36.6	11.5	5.5	16.5	11.8	61.1	43.8	32.6	20.5
July	113.0	77.8	2.4	32.8	11.1	5.1	16.5	11.1	57.9	42.2	27.5	19.4
August	116.9	78.5	3.5	35.0	9.0	4.8	19.7	12.1	59.8	42.1	28.5	19.5
September	99.4	65.0	3.3	31.1	8.2	4.9	15.2	10.0	50.2	34.0	25.7	16.1
October	112.6	73.9	3.2	35.4	10.8	6.0	19.5	11.6	54.7	38.8	27.6	17.5
November	101.0	60.9	3.1	37.0	9.5	4.2	13.9	8.5	52.2	33.7	25.5	14.5
December	95.4	53.4	2.6	39.4	9.1	3.7	8.3	5.8	49.3	29.9	28.6	13.9
2019												
January	94.4	58.1	3.1	33.3	9.1	3.3	10.0	5.6	51.3	35.5	24.1	13.7
February	89.7	57.4	2.5	29.8	8.0	3.5	9.9	5.7	51.4	34.7	20.4	13.5
March (r)	105.7	69.0	2.9	33.9	9.5	4.1	13.9	8.1	55.6	40.6	26.9	16.2
April (p)	119.3	75.3	4.2	39.8	10.0	4.5	18.4	11.8	59.4	40.5	31.4	18.5
Average RSE (%) ¹	2	2	4	2	3	5	5	4	2	2	2	2

p Preliminary

r Revised

S Does not meet publication standards because tests for identifiable and stable seasonality do not meet reliability standards

X Not applicable

¹ Average relative standard error for the latest 6-month period

² Computed using unrounded data

³ If the 90 percent confidence interval includes zero, there is insufficient evidence to conclude that the actual change is different from zero

Note: Year-to-date permits estimates reflect revisions not distributed to months.

Source: U.S. Census Bureau and U.S. Department of Housing and Urban Development, New Residential Construction, May 16, 2019.

Additional information on the survey methodology may be found at www.census.gov/construction/nrc/how_the_data_are_collected/.

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.)

Table 2a - Seasonally adjusted

Period	United States				Northeast		Midwest		South		West	
	Total	1 unit	2 to 4 units	5 units or more	Total	1 unit	Total	1 unit	Total	1 unit	Total	1 unit
2018 (r)												
April	163	90	S	71	12	7	26	12	84	50	41	21
May	160	88	S	70	14	7	24	12	81	48	41	21
June	164	90	S	72	13	7	26	12	84	50	41	21
July	170	94	S	74	15	8	25	12	85	52	45	22
August	167	91	S	74	15	7	25	11	85	51	42	22
September	168	91	S	75	13	7	24	10	89	53	42	21
October	167	90	S	75	14	7	22	10	92	56	39	17
November	179	99	S	78	13	7	26	11	98	61	42	20
December	192	103	S	87	13	7	29	12	97	61	53	23
2019												
January (r)	196	95	S	99	13	6	29	11	97	55	57	23
February (r)	190	96	S	92	14	7	26	11	94	55	56	23
March (r)	189	94	S	93	15	7	27	11	94	53	53	23
April (p)	194	93	S	98	13	6	29	11	99	54	53	22
Average RSE (%) ¹	6	6	X	9	14	16	18	16	6	7	10	12
Percent Change ²												
Apr. 2019 from Mar. 2019	2.6%	-1.1%	S	5.4%	-13.3%	-14.3%	7.4%	0.0%	5.3%	1.9%	0.0%	-4.3%
90 percent confidence interval ³	± 3.7	± 4.3	X	± 6.7	± 16.8	± 18.6	± 5.6	± 9.2	± 6.4	± 6.1	± 7.7	± 9.3
Apr. 2019 from Apr. 2018	19.0%	3.3%	S	38.0%	8.3%	-14.3%	11.5%	-8.3%	17.9%	8.0%	29.3%	4.8%
90 percent confidence interval ³	± 8.7	± 8.5	X	± 16.9	± 38.8	± 38.1	± 16.4	± 14.1	± 13.8	± 13.1	± 13.8	± 18.5

Table 2b - Not seasonally adjusted

Period	United States				Northeast		Midwest		South		West	
	Total	1 unit	2 to 4 units	5 units or more	Total	1 unit	Total	1 unit	Total	1 unit	Total	1 unit
2018												
April	164.7	91.1	2.1	71.4	11.6	6.8	26.9	13.8	83.8	50.0	42.5	20.5
May	165.7	92.8	1.9	71.0	14.4	7.5	25.4	12.8	81.8	49.7	44.1	22.8
June	173.6	95.4	1.6	76.6	15.0	8.0	26.0	13.2	88.1	51.8	44.5	22.4
July	171.2	94.4	2.1	74.8	16.2	8.2	24.0	11.2	86.3	52.9	44.7	22.1
August	171.7	95.4	2.2	74.1	15.5	7.6	25.6	12.8	87.2	52.5	43.4	22.6
September	165.9	89.2	2.2	74.5	12.4	7.3	24.5	10.4	89.6	52.1	39.4	19.4
October	162.4	88.4	1.8	72.2	12.4	6.4	23.8	10.2	90.1	55.0	36.1	16.8
November	170.4	94.8	2.2	73.5	11.7	6.2	25.1	10.0	92.6	59.3	41.1	19.3
December	188.1	96.9	1.8	89.3	13.2	6.2	25.5	10.0	96.1	58.4	53.3	22.4
2019												
January	194.4	93.8	1.8	98.8	13.0	5.6	27.1	9.9	97.0	55.2	57.3	23.0
February (r)	188.7	94.4	2.0	92.3	14.7	6.9	25.1	9.7	93.5	54.7	55.5	23.1
March (r)	191.7	96.7	2.2	92.8	14.8	6.7	28.2	11.6	94.8	54.8	53.9	23.6
April (p)	195.3	94.0	2.6	98.8	12.7	5.8	29.9	12.0	98.0	54.5	54.8	21.7
Average RSE (%) ¹	6	6	28	9	14	16	18	16	6	7	10	12

p Preliminary

r Revised

S Does not meet publication standards because tests for identifiable and stable seasonality do not meet reliability standards

X Not applicable

¹ Average relative standard error 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 percent 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.

Source: U.S. Census Bureau and U.S. Department of Housing and Urban Development, New Residential Construction, May 16, 2019.

Additional information on the survey methodology may be found at www.census.gov/construction/nrc/how_the_data_are_collected/.

New Privately-Owned Housing Units Started

(Thousands of Units. Detail may not add to total because of rounding.)

Table 3a - Seasonally adjusted annual rate

Period	United States				Northeast		Midwest		South		West	
	Total	1 unit	2 to 4 units	5 units or more	Total	1 unit	Total	1 unit	Total	1 unit	Total	1 unit
2018 (r)												
April	1,267	892	S	354	97	58	159	104	662	511	349	219
May	1,332	937	S	383	108	66	239	156	651	494	334	221
June	1,180	854	S	316	104	70	164	113	567	449	345	222
July	1,184	860	S	318	103	66	178	135	625	457	278	202
August	1,279	889	S	373	99	66	187	118	658	478	335	227
September	1,236	880	S	347	140	59	171	129	570	447	355	245
October	1,211	865	S	327	90	72	187	122	596	430	338	241
November	1,202	804	S	387	109	63	144	112	663	444	286	185
December	1,142	814	S	307	112	58	137	104	655	480	238	172
2019												
January (r)	1,291	966	S	308	144	78	141	124	713	545	293	219
February (r)	1,149	792	S	352	89	44	159	111	650	465	251	172
March (r)	1,168	804	S	351	78	54	131	87	616	466	343	197
April (p)	1,235	854	S	359	144	70	186	120	581	440	324	224
Average RSE (%) ¹	6	6	X	14	17	18	16	13	9	8	13	10
Percent Change ²												
Apr. 2019 from Mar. 2019	5.7%	6.2%	S	2.3%	84.6%	29.6%	42.0%	37.9%	-5.7%	-5.6%	-5.5%	13.7%
90 percent confidence interval ³	± 13.0	± 13.7	X	± 34.3	± 81.3	± 79.1	± 63.8	± 36.9	± 17.5	± 16.4	± 24.6	± 24.6
Apr. 2019 from Apr. 2018	-2.5%	-4.3%	S	1.4%	48.5%	20.7%	17.0%	15.4%	-12.2%	-13.9%	-7.2%	2.3%
90 percent confidence interval ³	± 10.4	± 8.7	X	± 27.4	± 61.8	± 42.9	± 19.6	± 16.3	± 15.6	± 10.6	± 18.7	± 20.6

Table 3b - Not seasonally adjusted

Period	United States				Northeast		Midwest		South		West	
	Total	1 unit	2 to 4 units	5 units or more	Total	1 unit	Total	1 unit	Total	1 unit	Total	1 unit
2017 Annual	1,203.0	848.9	11.4	342.7	111.4	62.0	179.6	130.2	598.7	453.0	313.2	203.8
2018 Annual	1,249.9	875.8	13.9	360.3	110.9	64.5	172.6	123.4	630.3	465.5	336.1	222.4
RSE (%)	2	1	22	6	5	6	3	2	2	2	3	2
2018 Year to date	406.0	279.9	5.1	121.0	33.4	16.9	43.3	30.5	210.2	157.8	119.1	74.8
2019 Year to date	376.9	267.3	4.5	105.1	33.3	17.2	42.3	28.5	205.8	156.9	95.5	64.6
RSE (%)	3	2	41	10	10	8	7	6	4	3	5	4
Year to date percent change²	-7.2%	-4.5%	-11.2%	-13.1%	-0.3%	1.7%	-2.4%	-6.4%	-2.1%	-0.5%	-19.8%	-13.5%
90 percent confidence interval ³	± 4.1	± 4.3	± 70.6	± 11.1	± 22.7	± 16.6	± 11.5	± 7.3	± 5.3	± 6.0	± 7.5	± 8.0
2018												
April	117.5	85.1	1.8	30.6	8.7	5.3	15.1	10.3	61.4	48.3	32.4	21.1
May	123.7	88.7	1.0	33.9	9.9	6.2	24.0	16.6	59.0	45.0	30.9	20.9
June	112.0	83.5	0.8	27.7	10.2	7.2	16.4	11.9	52.8	42.5	32.6	21.8
July	111.9	81.8	0.6	29.5	10.1	6.7	17.9	14.0	57.2	41.5	26.6	19.6
August	113.8	80.8	1.4	31.6	8.9	6.1	16.7	10.9	58.4	43.2	29.7	20.5
September	109.7	75.0	0.9	33.8	13.2	5.3	16.7	12.7	48.3	36.3	31.5	20.8
October	105.7	74.9	1.7	29.1	8.7	7.2	17.9	12.2	50.6	35.8	28.4	19.8
November	91.2	58.5	0.9	31.8	8.8	5.0	11.7	9.1	49.3	31.3	21.4	13.1
December	76.0	52.6	1.5	21.9	7.7	3.9	7.9	5.5	44.6	32.1	15.9	11.2
2019												
January	87.0	64.1	1.2	21.7	9.3	4.7	7.0	5.8	51.4	39.5	19.4	14.2
February (r)	80.0	54.8	0.4	24.9	5.4	2.2	8.5	5.0	48.3	35.2	17.9	12.3
March (r)	95.8	67.3	1.1	27.5	5.8	4.0	9.3	5.9	52.5	40.7	28.2	16.7
April (p)	114.1	81.2	1.9	31.0	12.7	6.3	17.6	11.9	53.7	41.5	30.1	21.5
Average RSE (%) ¹	6	6	54	14	17	18	16	13	9	8	13	10

p Preliminary

r Revised

S Does not meet publication standards because tests for identifiable and stable seasonality do not meet reliability standards

X Not applicable

¹ Average relative standard error 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 percent confidence intervals

Source: U.S. Census Bureau and U.S. Department of Housing and Urban Development, New Residential Construction, May 16, 2019.

Additional information on the survey methodology may be found at www.census.gov/construction/nrc/how_the_data_are_collected/.

New Privately-Owned Housing Units Under Construction at End of Period

(Thousands of Units. Detail may not add to total because of rounding.)

Table 4a - Seasonally adjusted

Period	United States				Northeast		Midwest		South		West	
	Total	1 unit	2 to 4 units	5 units or more	Total	1 unit	Total	1 unit	Total	1 unit	Total	1 unit
2018 (r)												
April	1,125	516	S	597	182	54	153	82	455	240	335	140
May	1,128	520	S	596	182	54	157	83	453	242	336	141
June	1,121	518	S	591	187	57	154	82	448	241	332	138
July	1,121	524	S	585	188	59	154	83	451	243	328	139
August	1,126	520	S	593	189	60	153	81	451	239	333	140
September	1,132	524	S	596	190	60	153	81	452	240	337	143
October	1,137	528	S	596	187	61	152	80	458	242	340	145
November	1,143	531	S	600	187	62	153	81	464	242	339	146
December	1,154	540	S	602	188	63	155	82	478	251	333	144
2019												
January (r)	1,163	545	S	605	191	65	157	83	485	254	330	143
February (r)	1,150	541	S	597	190	65	154	81	483	254	323	141
March (r)	1,131	529	S	590	184	64	147	77	478	252	322	136
April (p)	1,121	525	S	583	186	67	144	75	471	247	320	136
Average RSE (%) ¹	3	3	X	6	7	7	6	6	4	4	5	6
Percent Change ²												
Apr. 2019 from Mar. 2019	-0.9%	-0.8%	S	-1.2%	1.1%	4.7%	-2.0%	-2.6%	-1.5%	-2.0%	-0.6%	0.0%
90 percent confidence interval ³	± 1.0	± 1.2	X	± 1.3	± 2.8	± 3.3	± 1.9	± 2.7	± 1.3	± 1.7	± 1.8	± 3.0
Apr. 2019 from Apr. 2018	-0.4%	1.7%	S	-2.3%	2.2%	24.1%	-5.9%	-8.5%	3.5%	2.9%	-4.5%	-2.9%
90 percent confidence interval ³	± 3.0	± 3.2	X	± 4.6	± 8.8	± 12.7	± 6.6	± 6.9	± 4.8	± 5.4	± 5.2	± 5.1

Table 4b - Not seasonally adjusted

Period	United States				Northeast		Midwest		South		West	
	Total	1 unit	2 to 4 units	5 units or more	Total	1 unit	Total	1 unit	Total	1 unit	Total	1 unit
2018												
April	1,119.2	508.3	12.0	598.8	180.5	52.2	148.7	77.6	454.8	239.1	335.1	139.4
May	1,135.5	522.9	11.9	600.6	183.1	53.9	156.6	82.4	457.7	244.7	338.1	141.9
June	1,135.8	531.2	11.8	592.8	187.7	57.2	157.2	84.7	455.3	247.7	335.7	141.6
July	1,143.3	545.7	11.7	585.9	189.3	60.5	158.1	87.5	461.6	253.0	334.3	144.7
August	1,141.4	542.6	12.4	586.4	189.3	62.2	156.5	85.2	457.7	248.0	337.9	147.2
September	1,150.5	544.9	11.9	593.7	191.5	61.9	156.3	84.9	460.2	248.7	342.5	149.4
October	1,151.9	544.1	12.6	595.2	189.5	63.4	157.0	84.7	462.6	247.3	342.8	148.7
November	1,152.0	536.1	12.4	603.5	188.8	63.1	156.9	84.4	464.9	241.6	341.4	147.0
December	1,127.5	517.4	12.3	597.8	186.8	62.4	152.8	80.5	462.4	236.9	325.4	137.7
2019												
January	1,135.9	518.5	13.2	604.2	190.1	63.9	151.9	78.4	472.0	241.1	321.9	135.1
February (r)	1,124.3	515.7	12.4	596.2	187.9	62.9	147.7	75.1	472.6	243.9	316.2	133.7
March (r)	1,111.7	508.6	12.3	590.8	182.0	61.9	141.3	71.0	471.8	245.0	316.7	130.7
April (p)	1,117.8	518.4	12.8	586.6	185.0	65.0	141.8	71.9	471.4	246.5	319.7	135.0
Average RSE (%) ¹	3	3	18	6	7	7	6	6	4	4	5	6

p Preliminary

r Revised

S Does not meet publication standards because tests for identifiable and stable seasonality do not meet reliability standards

X Not applicable

¹ Average relative standard error 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 percent confidence intervals

Source: U.S. Census Bureau and U.S. Department of Housing and Urban Development, New Residential Construction, May 16, 2019.

Additional information on the survey methodology may be found at www.census.gov/construction/nrc/how_the_data_are_collected/.

New Privately-Owned Housing Units Completed

(Thousands of Units. Detail may not add to total because of rounding.)

Table 5a - Seasonally adjusted annual rate

Period	United States				Northeast		Midwest		South		West	
	Total	1 unit	2 to 4 units	5 units or more	Total	1 unit	Total	1 unit	Total	1 unit	Total	1 unit
2018 (r)												
April	1,244	787	S	444	142	52	194	124	606	402	302	209
May	1,248	876	S	360	92	51	170	141	668	470	318	214
June	1,205	856	S	342	78	49	169	118	602	444	356	245
July	1,176	818	S	353	105	47	180	128	584	445	307	198
August	1,232	939	S	288	90	48	205	148	651	535	286	208
September	1,150	837	S	304	118	60	176	128	561	437	295	212
October	1,117	826	S	282	92	55	179	125	546	423	300	223
November	1,107	778	S	317	123	56	137	110	542	440	305	172
December	1,068	774	S	283	78	47	131	106	546	408	313	213
2019												
January (r)	1,261	922	S	336	123	48	143	122	618	485	377	267
February (r)	1,332	839	S	476	103	52	202	132	675	453	352	202
March (r)	1,331	957	S	360	133	67	200	146	667	484	331	260
April (p)	1,312	918	S	381	129	45	189	134	655	520	339	219
Average RSE (%) ¹	6	5	X	17	20	18	11	12	9	7	10	10
Percent Change ²												
Apr. 2019 from Mar. 2019	-1.4%	-4.1%	S	5.8%	-3.0%	-32.8%	-5.5%	-8.2%	-1.8%	7.4%	2.4%	-15.8%
90 percent confidence interval ³	± 15.5	± 13.4	X	± 42.2	± 64.6	± 24.8	± 29.7	± 36.7	± 21.1	± 16.7	± 24.1	± 22.2
Apr. 2019 from Apr. 2018	5.5%	16.6%	S	-14.2%	-9.2%	-13.5%	-2.6%	8.1%	8.1%	29.4%	12.3%	4.8%
90 percent confidence interval ³	± 11.9	± 13.8	X	± 22.9	± 55.5	± 51.5	± 21.7	± 25.7	± 17.0	± 21.7	± 24.4	± 25.6

Table 5b - Not seasonally adjusted

Period	United States				Northeast		Midwest		South		West	
	Total	1 unit	2 to 4 units	5 units or more	Total	1 unit	Total	1 unit	Total	1 unit	Total	1 unit
2017 Annual	1,152.9	795.3	10.7	346.9	115.7	59.0	172.3	120.5	594.7	435.5	270.3	180.4
2018 Annual	1,184.9	840.2	9.0	335.6	107.8	54.2	168.8	124.4	593.8	448.0	314.4	213.6
RSE (%)	2	1	24	7	6	4	4	3	3	2	4	2
2018 Year to date	362.2	249.2	3.0	110.1	38.0	16.5	46.9	33.7	183.3	135.5	94.0	63.4
2019 Year to date	383.1	268.1	3.4	111.6	34.5	14.6	51.3	36.8	196.7	148.4	100.5	68.2
RSE (%)	3	2	26	10	12	13	6	6	4	3	5	4
Year to date percent change²	5.8%	7.6%	15.0%	1.4%	-9.0%	-11.5%	9.4%	9.2%	7.3%	9.5%	6.9%	7.6%
90 percent confidence interval ³	± 5.8	± 5.0	± 73.3	± 15.1	± 15.7	± 23.4	± 16.6	± 15.3	± 8.9	± 8.2	± 10.0	± 10.0
2018												
April	94.7	61.0	0.9	32.8	10.2	3.5	15.0	9.9	46.6	31.6	22.9	16.0
May	105.7	74.1	1.0	30.6	7.7	4.2	14.2	11.7	56.7	39.9	27.1	18.3
June	108.6	75.6	0.7	32.2	7.5	4.8	14.7	9.9	53.6	38.7	32.7	22.2
July	101.9	67.6	0.5	33.7	9.5	3.9	15.9	10.8	49.9	36.6	26.7	16.3
August	113.9	83.6	0.5	29.9	8.5	4.1	19.5	13.6	59.8	47.8	26.2	18.1
September	100.9	72.7	0.8	27.3	11.0	5.8	16.4	12.0	47.3	36.1	26.2	18.7
October	100.2	75.5	0.8	23.9	8.4	5.3	17.1	12.5	47.7	37.2	27.1	20.5
November	91.9	66.9	0.9	24.1	10.3	5.2	11.7	9.6	44.8	37.1	25.0	14.9
December	99.6	74.9	0.9	23.7	7.0	4.4	12.5	10.4	50.7	39.1	29.4	21.1
2019												
January	87.2	64.2	0.2	22.8	8.5	3.4	9.3	7.9	44.5	35.5	24.9	17.4
February (r)	92.1	57.6	1.2	33.3	6.9	3.3	13.0	8.1	48.0	32.5	24.3	13.8
March (r)	103.0	74.7	1.0	27.3	9.7	4.7	14.3	10.2	53.4	39.6	25.6	20.2
April (p)	100.8	71.6	1.0	28.3	9.5	3.3	14.8	10.6	50.9	40.8	25.7	16.8
Average RSE (%) ¹	6	5	40	17	20	18	11	12	9	7	10	10

p Preliminary

r Revised

S Does not meet publication standards because tests for identifiable and stable seasonality do not meet reliability standards

X Not applicable

¹ Average relative standard error 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 percent confidence intervals

Source: U.S. Census Bureau and U.S. Department of Housing and Urban Development, New Residential Construction, May 16, 2019.

Additional information on the survey methodology may be found at www.census.gov/construction/nrc/how_the_data_are_collected/.