



**ECONOMIC FORECAST**

**OCTOBER 2023**

	2022			2023				2024			
	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4

**ECONOMIC OUTLOOK**

**Economic Growth-**

GDP - (QoQ)	-0.6%	3.2%	2.6%	2.0%	2.1%	4.9%	1.4%	-0.3%	-0.4%	0.6%	1.2%
GDP - (YTD)	-1.1%	0.3%	0.9%	2.0%	2.1%	3.0%	2.6%	-0.3%	-0.4%	0.0%	0.3%
Consumer Spending - (QoQ)	2.0%	2.3%	1.0%	3.8%	0.8%	3.3%	1.4%	0.9%	0.5%	1.2%	1.1%
Consumer Spending - (YTD)	1.7%	1.9%	1.7%	3.8%	2.3%	2.6%	2.3%	0.9%	0.7%	0.9%	0.9%
Government Spending - (QoQ)	-1.6%	3.7%	3.8%	4.8%	3.3%	4.3%	1.8%	0.9%	0.8%	0.6%	0.5%
Government Spending - (YTD)	-2.0%	-0.1%	0.9%	4.8%	4.1%	4.1%	3.6%	0.9%	0.9%	0.8%	0.7%

**Consumer Wealth-**

Unemployment Rate	3.6%	3.5%	3.6%	3.5%	3.5%	3.7%	3.9%	4.2%	4.4%	4.8%	5.0%
Consumer Inflation	8.6%	8.3%	7.1%	5.6%	4.1%	3.5%	3.1%	2.8%	2.6%	2.4%	2.3%
Home Prices (YoY)	15.2%	10.4%	5.8%	2.1%	0.0%	1.2%	1.2%	1.3%	1.5%	1.8%	2.0%

**SINGLE FAMILY HOME & VEHICLE LOAN MARKETS**

**Home Sales-**

Total Home Sales (Mil)	5.982	5.350	4.795	4.965	4.944	4.736	4.820	4.932	5.070	5.266	5.423
Existing Home (Mil)	5.373	4.770	4.197	4.327	4.250	4.027	4.093	4.196	4.323	4.501	4.661
New Home Sales (Mil)	0.609	0.580	0.598	0.638	0.694	0.709	0.727	0.736	0.747	0.765	0.762

**Mortgage Originations-**

Single Family Homes (Mils)	2.031	1.364	1.102	0.896	1.239	1.173	1.052	1.085	1.343	1.396	1.353
Purchase Apps (Mils)	1.334	1.054	0.884	0.686	0.948	0.919	0.818	0.791	0.990	0.985	0.927
Refinancing Apps (Mils)	0.697	0.310	0.218	0.210	0.291	0.254	0.234	0.294	0.353	0.411	0.426
Refi Apps Share	34%	23%	20%	23%	23%	22%	22%	27%	26%	29%	31%

**Vehicle Sales-**

Vehicle Sales (Mil)	13.5	14.0	13.9	15.7	15.6	16.2	16.1	16.3	16.5	16.7	15.3
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**MARKET RATE OUTLOOK**

**Benchmark Rates-**

Prime	3.5%	6.3%	7.3%	7.8%	8.2%	8.5%	8.8%	8.8%	8.8%	8.5%	8.3%
Fed Funds	1.6%	3.1%	4.4%	4.9%	5.1%	5.3%	5.5%	5.5%	5.5%	5.3%	5.0%
3yr UST	3.0%	4.2%	4.2%	3.5%	4.6%	4.8%	4.3%	4.1%	3.9%	3.6%	3.4%
7yr UST	3.0%	4.0%	4.0%	3.3%	4.1%	4.9%	4.3%	4.0%	4.0%	3.8%	3.6%
10yr UST	2.9%	3.1%	3.8%	3.6%	3.6%	4.2%	4.2%	4.1%	3.5%	3.8%	3.7%

**Market Rates-**

5yr Vehicle Loan Rate	3.4%	4.5%	5.0%	5.5%	5.8%	6.3%	6.3%	6.2%	6.1%	6.0%	5.8%
15yr First-lien Mortgage	4.8%	5.5%	5.7%	5.5%	6.0%	7.2%	7.0%	6.7%	6.3%	6.0%	5.7%
30yr First-lien Mortgage	5.3%	5.7%	6.6%	6.4%	6.5%	7.6%	7.5%	7.2%	6.8%	6.5%	6.2%