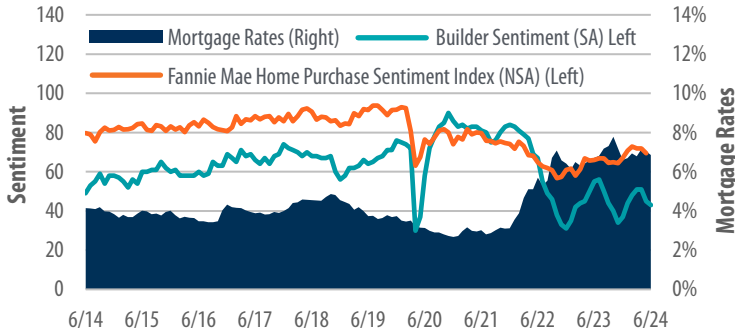




## Spring Housing Disappoints. Demand Remains Soft as Lack of Rate Relief Outweighs Inventory Ease.

### Both Builder and Owner Sentiment Suffer after Rate Relief Timeline Continues to Extend

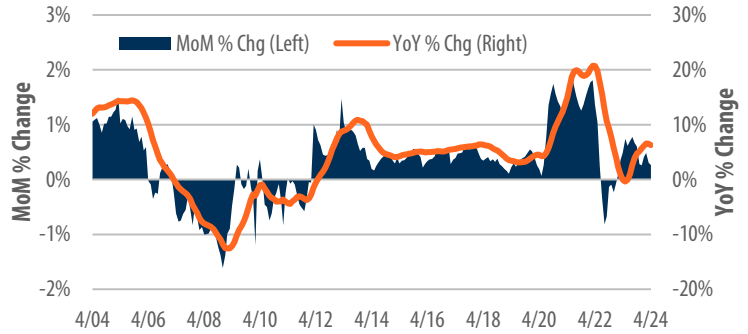
June 2014 - June 2024. Purchase Sentiment as of 5/31/24, latest available data.



Source: National Association of Home Builders, Fannie Mae, Freddie Mac. (NSA) Not Seasonally Adjusted.

### Prices Continue Rising. Typical Seasonal Effects Possibly Slowing Earlier than Usual. April MoM Change Slowed to Lowest Level Since December.

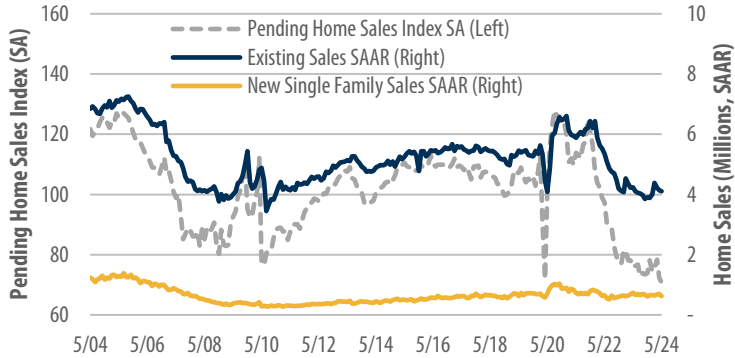
Case-Shiller MoM% and YoY % Change in S.A. Home Price Index. April 2004 - April 2024



Source: S&P / Case-Shiller, latest available data.

### Prices are Climbing, but Activity Remains Dismal. In May 2024, Pending Home Sales Posted Lowest Reading in 24-Year History of the Index.

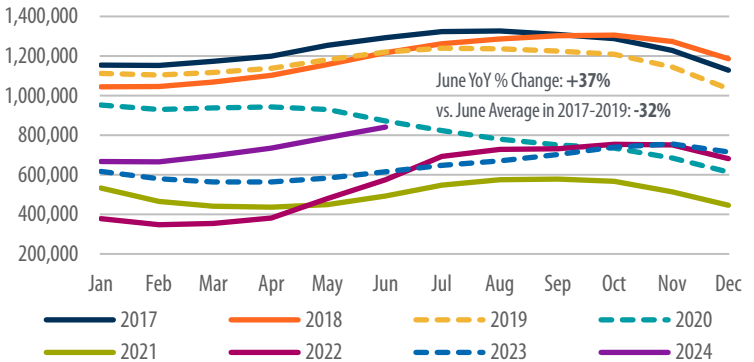
May 2004 - May 2024. Pending Sales Index Available since 2001.



Source: National Association of Realtors, Census

### While Demand Remains Subdued, Supply Continues to Loosen with Active Inventory Trending to its Highest Level Post-COVID.

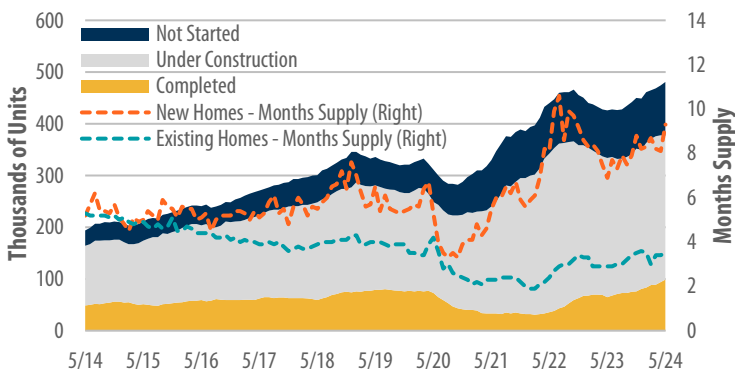
Active Listings; January 2017 - June 2024



Source: Realtor.com® Economic Research

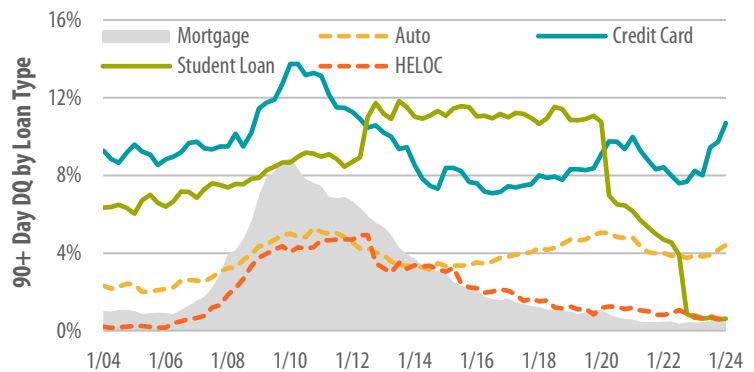
### Supply has Eased, but Remains Historically Low. In New Construction, While Completed Inventory has Increased 50% YoY, Builders Appear to be Slowing Pipelines in Response to an Underwhelming Spring. Meanwhile for Potential Existing Supply, Mortgage Delinquencies Remain Low.

May 2014 - May 2024



Source: National Assoc. of Realtors, Census

January 2004 - January 2024



Source: New York Fed Consumer Credit Panel/Equifax

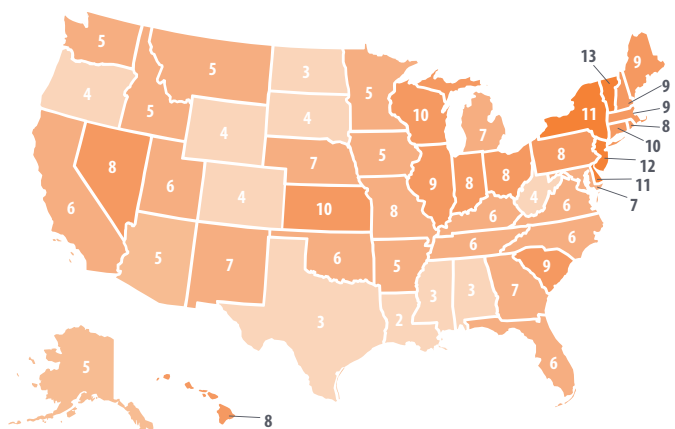
## The Covid Bounce Back Continues as the Northeast Sees Faster Price Growth and Lower Inventories

Home Price Index - FHFA Purchase Only US House Price Index, NSA.

Region	Home Price - YoY (%) Change (NSA)		Active Listings - YoY (%) Change			
	Mar '23 - Mar '24	Apr '23 - Apr '24	Mar '23 - Mar '24	Apr '23 - Apr '24	May '23 - May '24	Jun '23 - Jun '24
United States	6.8	6.4	23.5	30.4	35.2	36.7
East North Central	8.6	7.9	9.1	13.1	17.0	18.9
East South Central	4.5	6.1	27.0	32.9	36.5	38.5
Middle Atlantic	10.8	8.5	(1.0)	2.4	6.2	8.3
Mountain	5.9	5.3	10.3	24.0	29.3	28.6
New England	9.6	8.6	8.3	11.2	19.5	27.8
Pacific	5.7	5.8	13.7	30.4	39.5	42.1
South Atlantic	6.7	6.5	41.0	49.2	55.2	57.4
West North Central	6.6	6.8	22.5	26.2	26.3	25.5
West South Central	3.5	3.1	29.8	36.1	39.0	39.7

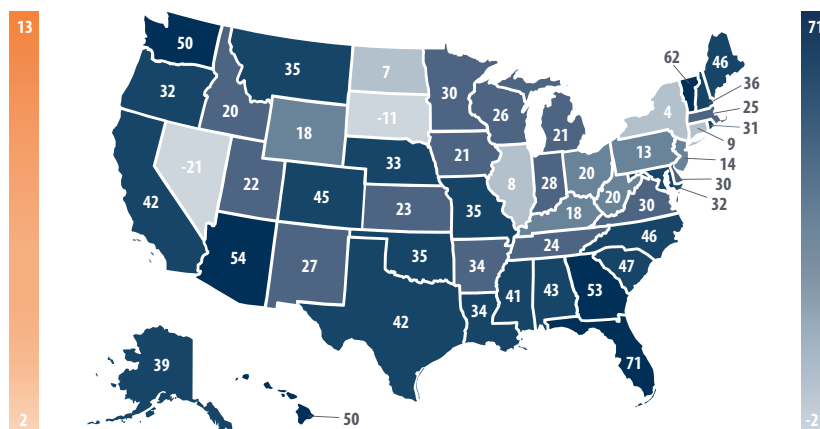
Source: FHFA, National Association of Realtors.

### Year-over-Year (%) Home Price Change from Q1 2023 to Q1 2024



Source: FHFA.

### Year-over-Year (%) Active Listings Change from June 2023 to June 2024



Source: National Association of Realtors.

### Definitions

**Fannie Mae Home Purchase Sentiment Index** reflects consumers' current views and forward-looking expectations of housing market conditions and complements existing data sources to inform housing-related analysis and decision making.

**FHFA US House Price Index® (HPI)** is the nation's only collection of public, freely available house price indexes that measure changes in single-family home values based on data from all 50 states and over 400 American cities that extend back to the mid-1970s.

**Month-over-Month (MoM)** is a calculation that helps compare growth over the previous month and automatically negates the effect of seasonality.

**Pending Home Sales Index** is a leading indicator of housing activity measuring housing contracts.

**Seasonally Adjusted Annual Rate (SAAR)** data have been adjusted for the effects of seasonal patterns.

**S&P CoreLogic Case-Shiller US National Home Price NSA Index** is the national home price index, which covers nine major census divisions and is calculated on a monthly basis.

**Year-over-Year (YoY)** is a calculation that helps compare growth over the previous 12 months and automatically negates the effect of seasonality.

The information presented is not intended to constitute an investment recommendation for, or advice to, any specific person. By providing this information, First Trust is not undertaking to give advice in any fiduciary capacity within the meaning of ERISA, the Internal Revenue Code or any other regulatory framework. Financial professionals are responsible for evaluating investment risks independently and for exercising independent judgment in determining whether investments are appropriate for their clients.