

## House Price Index November 2007

**Date of release:** 14 January 2008  
**Release:** HPI-01-08

- The mix-adjusted average house price in the UK in November 2007 stood at £218,330, down from £220,195 in October 2007 (not seasonally adjusted).
- UK annual house price inflation in November 2007 was 9.5 per cent, down from 11.3 per cent in October 2007. Annual house price inflation in London was 14.1 per cent in November, down from 17.7 per cent in October.
- The UK annual house price inflation rate for the 3 months to November was 10.5 per cent and 16.1 per cent in London.

**Figure 1: UK annual house price inflation (all dwellings)**



		UK		London		UK
		All dwellings		All dwellings		All dwellings
		Index	% change	Index	% change	£
		Feb 02 = 100	over 12 months	Feb 02 = 100	over 12 months	
Not seasonally adjusted						
2007	Jun	179.4	12.1	165.4	17.5	214,222
	Jul	182.8	12.3	171.1	18.8	218,288
	Aug	183.7	11.3	168.9	17.2	219,369
	Sep	184.3	10.8	170.6	16.5	220,111
	Oct	184.4	11.3	171.1	17.7	220,195
	Nov	182.8	9.5	167.5	14.1	218,330

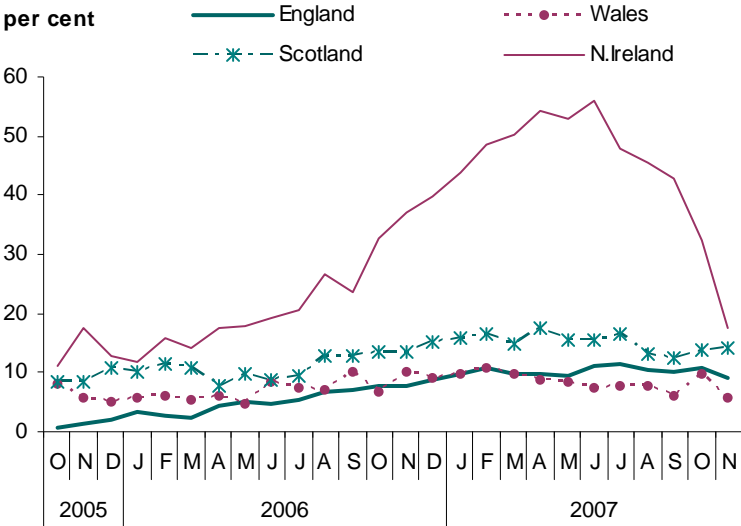
**HOUSE PRICE INFLATION: REGIONAL**

The UK house price inflation rate fell from 11.3 per cent in October 2007 to 9.5 per cent in November 2007. Between October and November there was a fall of 0.8 per cent in the prices index of properties bought compared with a rise of 0.8 per cent over the same period last year resulting in a decrease in the inflation rate.

The fall in UK prices between October and November can be attributed to decreases in average prices for detached houses (2.4 per cent), bungalows (0.9 per cent), flats (0.6 per cent) and semi-detached houses (0.3 per cent). It is partly offset by a small rise in the price of terraced houses (less than 0.1 per cent).

Scotland saw an increase in house price inflation in November 2007 from 13.9 per cent in October to 14.0 per cent in November. England, Wales and Northern Ireland, though, saw decreases in house price inflation. In England house price inflation fell from 10.7 per cent in October to 9.1 per cent in November; In Wales inflation fell from 9.7 per cent in October to 5.9 per cent in November; In Northern Ireland house price inflation fell from 32.5 in October to 17.6 per cent in November 2007.

**Figure 2: House price inflation by country  
12-month percentage change**

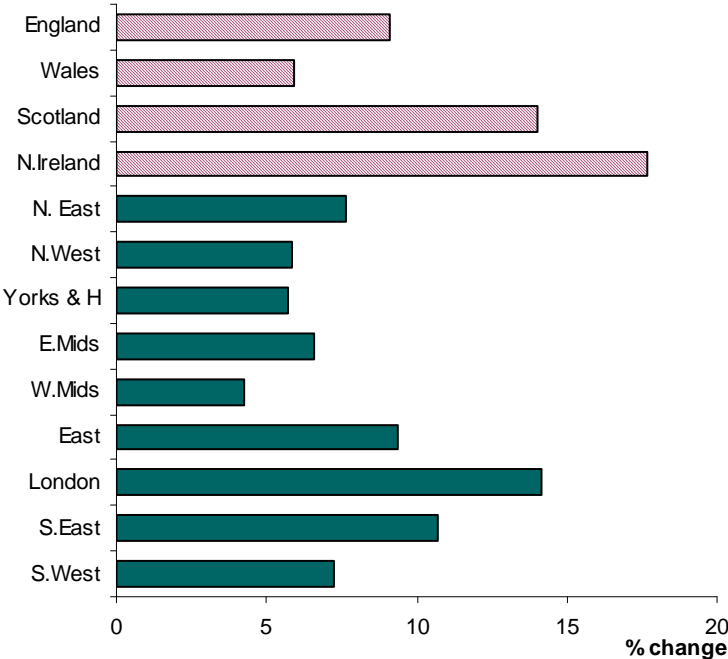


House price inflation fell in six of the English regions and rose in three regions.

The highest inflation rate was in London (14.1 per cent) followed by the South East (10.7 per cent), and the East (9.4 per cent). Inflation rates were lower in the North East (7.6 per cent), South West (7.2 per cent) and the East Midlands (6.6 per cent). The lowest inflation rates were in the North West (5.8 per cent), Yorkshire and the Humber (5.7 per cent) and the West Midlands (4.3 per cent).

**Figure 3: Regional house price indices**

*12-month percentage change for the latest month*



**HOUSE PRICES: REGIONAL**

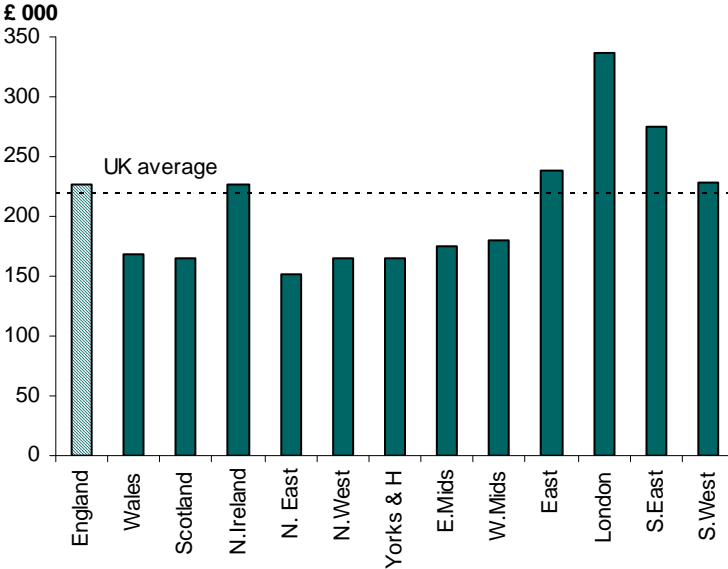
Mix-adjusted average house prices in November were £225,957 in England, £168,158 in Wales, £164,719 in Scotland and £225,890 in Northern Ireland.

The English region with the highest average house price in November remains London at £336,095. The lowest average price was in the North East at £151,508.

Of the English regions, only the East, London, South East and the South West had average prices above the UK average.

**Figure 4: Mix-adjusted average house prices**

*Not seasonally adjusted*



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## HOUSE PRICE INFLATION: TYPE OF BUYER

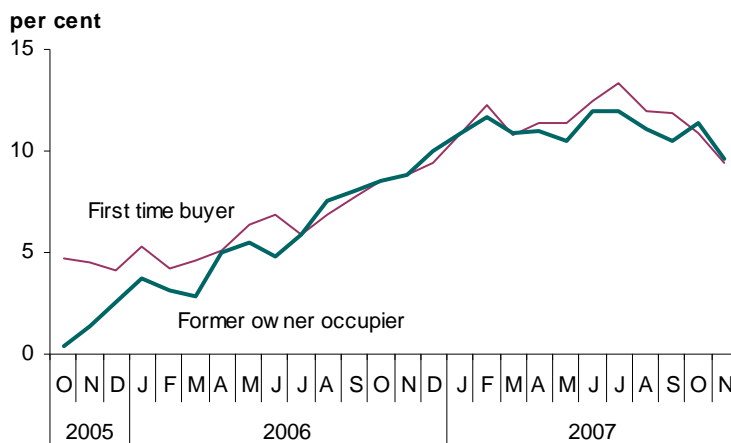
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The UK house price inflation rate for first time buyers fell from 10.9 per cent in October to 9.4 per cent in November. There was a fall of 0.9 per cent in the prices index between October and November in the properties bought by first time buyers compared with a rise of 0.5 per cent over the same period last year.

The inflation rate for former owner occupiers fell from 11.4 per cent in October to 9.6 per cent in November. There was a fall of 0.8 per cent in the prices index between October and November in the properties bought by former owner occupiers, compared with a rise of 0.8 per cent over the same period last year.

The average price paid by first time buyers across the whole of the UK was £165,230 in November, while the average price paid by former owner occupiers was £244,380.

**Figure 5: UK annual house price inflation by type of buyer  
12-month percentage change**



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## TABLES

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Tables are from May 2005 to November 2007.

**A1:** Mix-adjusted house price index and annual inflation by region.

**A2:** Mix-adjusted average house prices by region.

**A3:** Mix-adjusted house price index and annual inflation by type of buyer, UK.

**A4:** Mix-adjusted average house prices by type of buyer, UK.

Additional tables and earlier monthly data can be accessed in the 'Live tables' section (housing market and house prices) at [www.communities.gov.uk/housingstatistics](http://www.communities.gov.uk/housingstatistics)

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## NOTES TO EDITORS

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1. The mix-adjusted house price series are produced by Communities and Local Government and are being published on an experimental basis. Development of the methodology underpinning the indices has been undertaken in conjunction with the Office for National Statistics. In light of the recent Statistics and Registration Service Act 2007 we will seek advice from the new Statistics Board, at the most appropriate time, to gain accreditation for the index as a 'National Statistic'.
2. Since September 2005 the new mix-adjusted house price index is based on an enlarged sample of completions data (about 50,000 per month) from about 60 mortgage lenders who supply data through the Regulated Mortgage Survey (RMS) of the Council of Mortgage Lenders (CML)/BankSearch. Prior to this date the index was based on the Survey of Mortgage Lenders (SML) (about 25,000 completions per month). The number of cases received will also be affected by the total number of mortgages that have been completed.
3. In January of each year the index weights are revised to reflect the pattern of property transactions during the previous 3 years. The mix-adjusted average prices for the rest of the year are then determined using these new weights. Consequently whilst house prices within the year are comparable – they are all based on the same weights - house prices between years cannot be compared because last year's weights and this year's weights are different. The index itself is constructed on a chain-linked basis, which enables year-on-year comparisons to be made. This means that the year-on-year change in the index for November, say, is effectively the change in the average price from November 2006 to January 2007 (using the weights for 2006) combined with the change in the average price from January 2007 to November 2007 using the weights for 2007. Therefore, the year-on-year change in the index is not the same as the year-on-year change in the mix-adjusted average price.
4. The Communities and Local Government index is currently showing similar year-on-year inflation to other indices available from commercial sources. The slight difference will be affected by differences in weighting. The Communities and Local Government index uses expenditure

weights, whereas other indices use transaction weights. Consequently, the Communities and Local Government index is influenced by house price inflation rates in the higher priced areas (which are currently in the South) where house prices - and therefore total expenditure on house buying - is highest. Similarly, regional inflation determined by the Communities and Local Government is more influenced by the market for the higher priced properties (i.e. the demand for detached houses).

5. Note that the Communities and Local Government house price index figures released in this issue are based on completions during the month of November. Other recent indicators have been based on asking prices in December or prices based on mortgages approved during December. Therefore the Communities and Local Government figures are not directly comparable with these other indicators.
6. A month on month comparison of the Communities and Local Government index and price is not advised, as the series are not seasonally adjusted and comparisons over periods of less than a year will be affected by seasonal fluctuations. The series will not be seasonally adjusted until a sufficiently long monthly series exists.
7. Further details on the methodology of the index can be found in the Publications section of Housing Statistics website, at [www.communities.gov.uk/housingstatistics](http://www.communities.gov.uk/housingstatistics).
8. Further quarterly and annual house price data can be found on the Communities and Local Government web site in Live tables - Housing Market section, tables 507 and 508 and tables 590 to 594.
9. The next three release dates are:
  - Monday 11 February 2008
  - Tuesday 11 March 2008
  - Tuesday 15 April 2008

**Enquiries:**

**Media Enquiries:** office hours: 020 7944 3049  
out of hours: 020 7944 5945  
e-mail: [press@communities.gov.uk](mailto:press@communities.gov.uk)

**Public enquiries:** e-mail: [housing.statistics@communities.gov.uk](mailto:housing.statistics@communities.gov.uk)  
telephone: 020 7944 4400

# A1: Experimental House Price Index: Detailed figures by Government Office Region

## All dwellings

not seasonally adjusted

		Government Office Regions															UK excl London & S East	
		UK	England	Wales	Scotland	Northern Ireland	North East	North West	Yorks & Humber	East Midlands	West Midlands	East London	South East	South West	UK excl London	UK excl London & S East		
<b>Index level (Feb 2002=100.0)</b>																		
2005	May	150.8	148.8	185.9	169.6	144.7	189.1	177.5	179.7	168.8	162.2	142.0	131.7	136.8	151.1	155.8	162.6	
	Jun	152.0	150.0	183.3	173.4	146.3	192.6	180.3	180.4	170.0	162.8	143.4	133.5	137.5	150.9	156.9	163.9	
	Jul	153.7	151.6	186.0	174.4	154.6	194.2	181.4	180.4	170.3	166.4	145.0	134.6	139.5	153.1	158.7	165.7	
	Aug	153.7	151.5	188.7	175.0	152.9	194.9	182.1	185.2	171.2	165.2	144.1	134.0	138.9	153.0	158.9	166.1	
	Sep <sup>1</sup>	154.0	151.8	186.2	175.1	158.0	192.7	182.4	183.6	171.8	164.3	145.0	134.3	140.2	153.1	159.2	166.1	
	Oct	152.7	150.4	188.9	173.6	154.8	196.2	181.4	184.9	171.3	163.1	142.2	131.7	138.4	152.5	158.2	165.3	
	Nov	153.4	151.2	186.6	173.4	158.1	195.1	181.8	182.2	170.7	164.9	144.2	133.5	138.7	153.9	158.6	165.8	
	Dec	153.3	151.1	187.7	174.0	158.4	197.0	183.6	184.9	170.2	164.4	142.8	133.7	137.7	153.3	158.5	166.0	
	2006	Jan	155.1	152.8	188.7	176.3	161.2	196.1	181.1	185.2	171.0	165.8	145.6	136.1	140.9	154.6	160.1	167.0
		Feb	153.2	150.8	189.0	174.9	160.1	194.6	183.4	186.1	170.9	164.6	141.3	132.5	138.0	154.2	158.7	166.1
		Mar	156.2	153.8	190.2	179.5	163.7	197.5	185.0	188.0	172.0	165.7	145.1	138.4	140.1	156.3	161.0	168.5
		Apr	157.6	155.1	192.6	179.7	167.3	199.5	187.5	190.2	172.2	166.0	146.3	140.0	141.2	157.2	162.2	169.8
May		159.3	156.6	194.8	186.1	170.7	203.7	188.5	190.6	173.1	168.2	147.6	141.0	143.0	159.1	164.2	171.8	
Jun		160.0	157.0	198.7	188.8	174.1	203.4	189.4	192.5	173.4	170.1	147.5	140.8	143.6	158.9	165.1	172.8	
Jul		162.7	159.6	199.5	190.8	186.5	205.4	192.8	195.2	177.1	171.4	150.8	144.1	145.6	160.6	167.7	175.6	
Aug		165.0	161.5	202.0	197.3	193.6	208.4	194.8	198.8	178.4	174.2	153.0	144.1	148.2	163.5	170.6	178.6	
Sep		166.3	162.8	205.3	197.7	195.3	207.9	196.6	199.9	180.5	175.9	153.4	146.4	148.5	165.2	171.6	179.9	
Oct		165.6	162.0	201.7	197.1	205.6	208.7	195.0	199.9	180.8	173.9	152.2	145.4	147.6	165.0	171.0	179.4	
Nov		166.9	163.0	205.6	196.6	216.9	207.7	197.2	200.3	179.6	176.2	153.6	146.7	148.6	165.9	172.2	180.7	
Dec		168.5	164.4	204.7	200.5	221.6	213.7	197.3	203.2	180.6	177.2	154.4	149.5	149.7	165.2	173.5	182.0	
2007	Jan	171.9	167.7	207.2	204.2	232.0	212.0	201.5	204.6	183.9	178.3	157.6	153.8	153.1	169.6	176.7	185.2	
	Feb	171.3	166.9	209.2	203.9	237.8	212.3	197.8	202.2	181.9	176.8	158.2	153.8	152.7	168.5	175.9	184.3	
	Mar	173.2	168.8	208.7	206.1	245.8	213.1	200.6	202.7	184.0	177.4	158.2	157.6	154.1	170.9	177.4	185.7	
	Apr	175.0	170.2	209.3	211.4	258.1	214.9	202.2	205.5	185.9	177.5	158.7	159.0	155.8	172.4	179.3	187.7	
	May	176.5	171.6	211.4	215.2	261.2	215.0	203.1	207.8	184.5	178.1	160.3	161.2	157.1	173.7	180.6	189.0	
	Jun	179.4	174.3	213.8	218.2	271.4	219.9	206.7	210.9	188.1	182.0	161.6	165.4	159.0	173.9	183.1	191.7	
	Jul	182.8	177.7	214.8	222.0	275.6	223.0	207.5	211.7	188.4	183.7	165.2	171.1	162.7	178.5	185.9	194.2	
	Aug	183.7	178.5	217.8	223.1	281.5	222.6	208.9	213.0	191.7	185.2	167.2	168.9	164.2	179.8	187.6	196.0	
	Sep	184.3	179.2	218.0	222.3	278.8	223.5	208.7	214.8	192.8	184.8	166.2	170.6	165.6	180.4	187.9	196.0	
	Oct	184.4	179.2	221.3	224.5	272.4	219.6	209.1	214.6	192.4	185.5	166.3	171.1	164.9	180.8	187.9	196.2	
	Nov	182.8	177.9	217.7	224.2	255.1	223.6	208.7	211.6	191.5	183.7	167.9	167.5	164.5	178.0	186.9	194.9	
<b>Percentage change on a year earlier</b>																		
2006	May	5.7	5.2	4.8	9.7	17.9	7.7	6.2	6.0	2.5	3.7	3.9	7.1	4.5	5.3	5.4	5.6	
	Jun	5.3	4.6	8.5	8.9	19.1	5.6	5.1	6.7	2.0	4.4	2.9	5.5	4.5	5.3	5.2	5.5	
	Jul	5.9	5.3	7.3	9.4	20.6	5.8	6.3	8.2	4.0	3.0	4.0	7.0	4.4	4.9	5.6	6.0	
	Aug	7.4	6.6	7.0	12.7	26.6	7.0	7.0	7.3	4.2	5.5	6.2	7.6	6.7	6.9	7.3	7.5	
	Sep	8.0	7.2	10.3	12.9	23.6	7.9	7.8	8.9	5.1	7.1	5.8	9.0	5.9	7.9	7.8	8.3	
	Oct	8.5	7.7	6.8	13.6	32.9	6.4	7.5	8.1	5.5	6.6	7.0	10.4	6.7	8.1	8.1	8.5	
	Nov	8.8	7.8	10.2	13.4	37.2	6.5	8.4	9.9	5.2	6.8	6.5	9.9	7.1	7.8	8.6	9.0	
	Dec	9.9	8.9	9.1	15.2	39.9	8.4	7.4	9.9	6.1	7.8	8.1	11.8	8.7	7.7	9.4	9.6	
	2007	Jan	10.8	9.8	9.8	15.9	43.9	8.1	11.3	10.5	7.5	7.5	8.3	13.0	8.7	9.7	10.4	10.9
		Feb	11.8	10.7	10.7	16.6	48.5	9.1	7.8	8.6	6.4	7.4	11.9	16.1	10.6	9.3	10.8	10.9
		Mar	10.9	9.8	9.7	14.8	50.1	7.9	8.4	7.8	7.0	7.1	9.1	13.9	10.0	9.3	10.2	10.2
		Apr	11.1	9.8	8.7	17.6	54.3	7.7	7.8	8.0	8.0	6.9	8.5	13.6	10.4	9.7	10.5	10.5
May		10.8	9.6	8.5	15.6	53.0	5.6	7.7	9.0	6.6	5.9	8.6	14.3	9.8	9.2	10.0	10.0	
Jun		12.1	11.0	7.6	15.6	55.9	8.1	9.1	9.6	8.5	7.0	9.6	17.5	10.7	9.4	10.9	10.9	
Jul		12.3	11.4	7.6	16.4	47.8	8.5	7.6	8.4	6.4	7.2	9.6	18.8	11.7	11.1	10.8	10.6	
Aug		11.3	10.5	7.8	13.1	45.4	6.8	7.2	7.1	7.4	6.3	9.3	17.2	10.8	9.9	10.0	9.7	
Sep		10.8	10.1	6.2	12.5	42.7	7.5	6.2	7.5	6.8	5.0	8.3	16.5	11.5	9.2	9.5	8.9	
Oct		11.3	10.7	9.7	13.9	32.5	5.2	7.2	7.3	6.4	6.7	9.3	17.7	11.7	9.6	9.9	9.4	
Nov		9.5	9.1	5.9	14.0	17.6	7.6	5.8	5.7	6.6	4.3	9.4	14.1	10.7	7.2	8.5	7.9	

### Notes

<sup>1</sup> From September 2005, data are collected via the Regulated Mortgage Survey (RMS) of the Council of Mortgage Lenders (CML)/BankSearch.

## A2: Experimental mix-adjusted average prices by Government Office Region

### All dwellings

£, not seasonally adjusted

	Government Office Regions															UK excl London & S East
	UK	England	Wales	Scotland	Northern Ireland	North East	North West	Yorks & Humber	East Midlands	West Midlands	East	London	South East	South West	UK excl London	
2005 May	182,651	191,623	147,077	124,422	125,321	130,474	144,913	143,536	158,272	163,026	202,250	264,505	230,849	197,123	171,008	158,603
Jun	184,162	193,182	144,978	127,238	126,635	132,894	147,210	144,034	159,385	163,621	204,230	268,178	231,998	196,849	172,212	159,818
Jul	186,207	195,191	147,184	127,945	133,849	134,034	148,104	144,099	159,679	167,213	206,561	270,285	235,345	199,748	174,249	161,583
Aug	186,208	195,093	149,291	128,412	132,416	134,489	148,703	147,898	160,461	166,008	205,330	269,059	234,321	199,548	174,424	162,006
Sep <sup>2</sup>	186,638	195,552	147,309	128,452	136,819	132,992	148,955	146,594	161,016	165,067	206,566	269,774	236,580	199,759	174,814	162,012
Oct	184,958	193,672	149,435	127,370	134,007	135,384	148,115	147,702	160,575	163,952	202,588	264,476	233,552	198,984	173,646	161,227
Nov	185,848	194,728	147,612	127,214	136,909	134,633	148,478	145,545	160,003	165,751	205,446	268,054	234,093	200,796	174,155	161,729
Dec	185,788	194,569	148,471	127,650	137,112	135,968	149,963	147,657	159,535	165,238	203,468	268,517	232,420	200,057	174,021	161,912
2006 Jan <sup>1</sup>	185,112	193,707	147,552	129,857	139,292	134,140	144,919	145,530	158,120	164,959	206,193	269,596	234,483	199,443	173,275	160,831
Feb	182,925	191,247	147,808	128,889	138,396	133,122	146,774	146,300	158,041	163,735	200,134	262,485	229,729	198,873	171,778	159,996
Mar	186,519	195,001	148,718	132,271	141,502	135,125	148,007	147,742	159,007	164,813	205,454	274,113	233,120	201,611	174,246	162,276
Apr	188,095	196,659	150,590	132,405	144,555	136,511	150,064	149,479	159,209	165,120	207,135	277,235	235,042	202,753	175,606	163,522
May	190,211	198,512	152,321	137,117	147,498	139,327	150,821	149,805	160,073	167,297	208,978	279,352	238,067	205,285	177,722	165,453
Jun	191,016	199,026	155,428	139,095	150,481	139,122	151,572	151,269	160,315	169,141	208,900	278,974	239,057	205,008	178,692	166,419
Jul	194,273	202,348	156,058	140,559	161,155	140,545	154,293	153,427	163,714	170,491	213,540	285,320	242,316	207,239	181,516	169,155
Aug	197,009	204,816	157,940	145,340	167,310	142,603	155,842	156,227	164,960	173,279	216,707	285,442	246,640	210,920	184,619	172,010
Sep	198,552	206,431	160,556	145,653	168,805	142,208	157,274	157,128	166,891	174,975	217,318	289,901	247,167	213,054	185,754	173,268
Oct	197,740	205,368	157,705	145,237	177,713	142,771	156,056	157,110	167,130	172,928	215,508	288,050	245,733	212,801	185,087	172,756
Nov	199,238	206,719	160,793	144,855	187,430	142,111	157,769	157,396	166,041	175,236	217,479	290,626	247,303	214,076	186,434	174,059
Dec	201,090	208,525	160,060	147,687	191,505	146,183	157,875	159,726	167,009	176,278	218,696	296,160	249,203	213,152	187,771	175,281
2007 Jan <sup>1</sup>	205,284	213,037	160,035	150,066	205,406	143,622	158,977	159,677	168,718	175,415	223,783	308,652	255,632	217,140	190,549	177,132
Feb	204,556	212,009	161,589	149,840	210,540	143,819	155,995	157,803	166,889	174,018	224,525	308,688	254,944	215,764	189,712	176,265
Mar	206,890	214,424	161,191	151,468	217,579	144,383	158,216	158,208	168,751	174,588	224,600	316,308	257,272	218,790	191,292	177,691
Apr	209,010	216,218	161,684	155,354	228,476	145,618	159,512	160,388	170,549	174,682	225,319	318,976	260,219	220,663	193,333	179,546
May	210,793	217,885	163,275	158,122	231,210	145,647	160,200	162,214	169,237	175,252	227,584	323,421	262,287	222,388	194,737	180,812
Jun	214,222	221,370	165,119	160,363	240,302	148,992	163,032	164,601	172,558	179,112	229,466	332,009	265,501	222,611	197,431	183,399
Jul	218,288	225,729	165,882	163,130	243,967	151,068	163,665	165,201	172,808	180,789	234,505	343,382	271,657	228,562	200,455	185,778
Aug	219,369	226,678	168,195	163,947	249,264	150,802	164,775	166,230	175,867	182,269	237,387	339,029	274,222	230,132	202,311	187,487
Sep	220,111	227,661	168,405	163,359	246,794	151,415	164,602	167,688	176,883	181,858	235,879	342,319	276,471	230,911	202,690	187,481
Oct	220,195	227,619	170,923	164,960	241,159	148,763	164,941	167,481	176,453	182,514	236,129	343,444	275,288	231,420	202,626	187,647
Nov	218,330	225,957	168,158	164,719	225,890	151,508	164,624	165,194	175,634	180,776	238,426	336,095	274,635	227,837	201,542	186,475

#### Notes

- Note that the weights used for mix-adjustment change at the start of each calendar year (i.e. in January). The mix-adjusted prices are therefore not comparable between calendar years, although they are comparable within each calendar year.
- From September 2005, data are collected via the Regulated Mortgage Survey (RMS) of the Council of Mortgage Lenders (CML)/BankSearch.

**A3: House Price Index**  
Type of buyer, All dwellings  
Experimental

not seasonally adjusted		
	First time buyer	Former Owner Occupier
	UK	UK
<b>Index level (Feb 2002=100.0)</b>		
2005 May	153.6	150.4
Jun	153.6	152.1
Jul	156.5	153.4
Aug	156.6	153.3
Sep <sup>3</sup>	155.9	154.0
Oct	155.3	152.4
Nov	155.6	153.3
Dec	156.0	153.1
2006 Jan	157.2	155.0
Feb	155.4	153.1
Mar	159.7	155.8
Apr	161.3	157.0
May	163.4	158.7
Jun	164.2	159.3
Jul	165.7	162.4
Aug	167.4	164.9
Sep	167.9	166.4
Oct	168.5	165.4
Nov	169.3	166.8
Dec	170.6	168.4
2007 Jan	174.2	171.8
Feb	174.3	170.9
Mar	177.0	172.7
Apr	179.6	174.2
May	181.9	175.4
Jun	184.7	178.3
Jul	187.8	181.8
Aug	187.4	183.2
Sep	187.7	183.9
Oct	186.9	184.2
Nov	185.2	182.7
<b>Percentage change on a year earlier</b>		
2006 May	6.4	5.5
Jun	6.9	4.8
Jul	5.9	5.9
Aug	6.8	7.6
Sep	7.7	8.0
Oct	8.5	8.5
Nov	8.9	8.8
Dec	9.4	10.0
2007 Jan	10.8	10.8
Feb	12.2	11.6
Mar	10.8	10.9
Apr	11.3	10.9
May	11.3	10.5
Jun	12.4	11.9
Jul	13.3	11.9
Aug	12.0	11.1
Sep	11.8	10.5
Oct	10.9	11.4
Nov	9.4	9.6

**A4: Mix-adjusted average house price**  
Type of buyer, All dwellings  
Experimental

£, not seasonally adjusted		
	First time buyer	Former Owner Occupier
	UK	UK
2005 May	150,259	197,313
Jun	150,348	199,468
Jul	153,168	201,163
Aug	153,285	201,110
Sep <sup>2</sup>	152,543	202,052
Oct	151,927	199,904
Nov	152,225	201,053
Dec	152,683	200,768
2006 Jan <sup>1</sup>	142,883	203,124
Feb	141,233	200,709
Mar	145,214	204,137
Apr	146,620	205,786
May	148,550	207,982
Jun	149,295	208,812
Jul	150,645	212,882
Aug	152,135	216,150
Sep	152,633	218,139
Oct	153,198	216,739
Nov	153,939	218,560
Dec	155,120	220,699
2007 Jan <sup>1</sup>	155,430	229,742
Feb	155,548	228,599
Mar	157,917	230,916
Apr	160,201	232,954
May	162,312	234,576
Jun	164,755	238,490
Jul	167,548	243,180
Aug	167,200	244,962
Sep	167,503	245,920
Oct	166,764	246,408
Nov	165,230	244,380

1 See footnote 1 in Table A2

2 See footnote 2 in Table A2

3 See footnote 1 in Table A1