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Contact: Jonathan Lupton  
Phone: 501.372.3300  
Email: [jlupton@metroplan.org](mailto:jlupton@metroplan.org)



**METROPLAN RELEASES 2022 METROTRENDS DEMOGRAPHIC REVIEW AND OUTLOOK  
The State of Housing in Central Arkansas**

**LITTLE ROCK, AR**, August 8, 2022 — Metroplan announces release of the *2022 Demographic Review and Outlook*, which chronicles demographic trends for the Little Rock-North Little Rock-Conway Metropolitan Statistical Area (MSA). The 2022 edition reviews housing affordability in Central Arkansas.

Single-family housing construction has jumped, and housing costs have risen sharply. The median cost of new single-family homes in the Little Rock MSA climbed 11 percent in 2021 after inflation adjustment, the biggest inflation-adjusted hike in eight years.

Despite the hike in new home prices the Little Rock region does well in affordability, ranking 9th among mid-sized U.S. metro areas. For both owners and renters, average housing costs run about 25 percent below the national average. Having a well-balanced and affordable housing market contributes to regional economic health.

Additional highlights:

- Comparison of Central Arkansas owner-occupied home values by census tract.
- A survey of how Central Arkansas Habitat for Humanity uses donated land to build a modest but steady stream of affordable owner-occupied homes in the region.
- The Central Arkansas region started 3,391 new housing units in 2021, the highest total since 2007.
- Interest rate pressure is beginning to hit the housing market and local single-family housing construction was showing signs of slowdown by June of 2022.
- Natural increase of the regional population has slowed to a crawl, and went negative for the state of Arkansas in 2020 and 2021.
- In 2021 total Arkansas deaths exceeded total births by 11.5 percent. Because there has been some net in-migration into both the state and the metro area, slow overall population growth continues.

Read the full publication by visiting:

<https://metroplan.org/wp-content/uploads/2022/08/DemographicReview2022.pdf>

Metroplan publishes *Metrotrends* twice yearly. All articles, tables and figures are available for republishing with credit. Further information on this issue may be obtained in the new *2021 Demographic Review and Outlook*, available as a PDF or paper copy from Metroplan.

Metroplan is the federally designated metropolitan planning organization for the four-county region of Faulkner, Lonoke, Pulaski and Saline counties. It is a voluntary association of local governments that has operated since 1955.

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