

THE MONEY RATE SCOREBOARD

Since 1982

Published weekly by Nicholas Lieberman

Copyright 2024 by Nicholas Lieberman

VOL. 43 NO. 30

Aug 20, 2024

LOAN/INVESTMENT	TERM	CURRENT	5 WKS. AGO	6 MOS. AGO	REMARKS
Multi-family; becomes ARM after fixed ends; 1 st TD	Fixed 5 yrs Fixed 10 yrs	6.25% 6.50%	6.375% 6.875%	6.25% 6.875%	Loan amts of \$1M+; 1.20 debt coverage ratio; 75% LTV max
Fannie Mae conforming (1 unit) 1 st TD owner occ.	30 Yr fixed	5.875%	6.25%	6.25%	Rate based on ~ 1 point fee; 1unit: \$766,550; 2: \$981,500; 3: \$1,186,350; 4: \$1,474,400;
Income Property ("A" Paper) 1 st TD	5-10 Yr fixed	6.25– 6.625%	6.5- 7%	6.375– 6.875%	\$1,000,000 minimum
Income Property ("B" Paper) 1 st TD	1-10 Yr ARM	8.0- 8.5%	8.125- 8.625%	7.625- 8.25%	\$500,000-\$2,000,000
2-4 Unit Residential 1 st TD <i>non-owner occ.</i>	30 Yr FIXED	7.125%	7.375%	7.875%	1.05 loan points; 75% LTV purchase;
Apartments (5 units+) 1 st TD	30 Yr ARM	6.85%	7.18%	7.35%	Based on <i>current</i> one year treasury + 2.35 margin
US Treasury Securities Yields	5 Yr 10 Yr 30 Yr	3.76% 3.87% 4.12%	4.11% 4.21% 4.44%	4.30% 4.27% 4.39%	2 Yr Treas = 3.92% as of 08/19/2024
Bank Prime Rate (Wall St Jrl)	Daily	8.50%	8.50%	8.50%	Last change 07/25/23 (up 25 basis points)
2Federal Reserve Discount Rate	Daily	5.50%	5.50%	5.50%	Available to depository Institutions only
Federal Funds (effective rate)	Daily	5.33%	5.33%	5.33%	Overnight rate
Wells Fargo "Cost of Savings Index" (COSI)	Monthly Change	4.52%	4.55%	4.38%	Reflects weighted avg interest rate on CDs to Individuals; as of May 2024
Avg credit card interest rate; (from commercial banks)	Monthly int. rate accrual	21.51%	21.51%	21.47%	Fed Reserve data as of: May 2024
Secured Overnight Financing Rate ("SOFR")	30 day avg 90 day avg	5.35% 5.37%	5.34% 5.37%	5.32% 5.36%	Used as an adjustable rate loan index
New car loan	4 year term	7.84%	7.84%	NA	Per Wall St. Journal
Treasury Bills, Yield	3 month 6 month	5.19% 4.97%	5.32% 5.17%	5.39% 5.34%	As of 08/19/2024
Treasury Security Yield Adj/constant maturity	1year A) Current B) 12 mo avg	4.50% 5.12%	4.83% 5.16%	5.00% 5.09%	As of 08//19/2024 12 mo avg = 12 MAT
Money Market Funds (brokerage house)	Daily	N/A	NA	NA	Annualized yield, per Wall St. Journal
Bitcoin (US dollars to buy 1 bitcoin)	Daily	\$59,098	\$64,653	\$55,351	As of 08/19/2024; Peak: \$71,755 on 03-11-24
Gold (per ounce)	Daily	\$2,542	\$2,425	\$2,039	As of 08/19/2024
Oil (WTI crude) per barrel	Daily	\$74.37	\$81.83	\$77.58	As of 08/19/2024
Dow Jones Industrial Avg	Daily	40,897	40,212	39,069	As of 08/19/2024

Rates effective thru Fri, Aug 16, 2024 (unless otherwise designated)

Consumer Price Index (US consumers), Month of July 2024: Up 0.12%; last 12 months: up 2.9% (314.540)

The Money Rate Scoreboard is prepared by Nicholas Lieberman for the Realty Investment Association of California for use by its members. **Nicholas Lieberman, President, Bona Fide; Mortgage, may be reached for inquiries or comments by phone (949) 933-3543 or e-mail nlieberman@cox.net.**

Good Luck On Your Transactions!