

2020 State Economic Data for Engaging in International Real Estate

National Association of REALTORS®
Research Group



NATIONAL
ASSOCIATION OF
REALTORS®

International migration and trade and investment among countries open opportunities for working with international clients. This Report provides state-level economic data that point to the potential of working with international clients interested in purchasing U.S. residential or commercial real estate for primary residence, vacation home, investment rental property, or business uses.

According to the *2019 National Association of REALTORS® Profile of International Activity in U.S. Residential Real Estate*, foreign buyers purchased \$77.9 billion of residential property during April 2018–March 2019, or five percent of the \$1.6 trillion of total existing home sales during the same period.

The *2020 Commercial Real Estate International Business Trends* reported \$4.3 billion in commercial transactions with foreign clients in 2018 among REALTORS® who are typically engaged in commercial transactions of less than \$1 million per transaction.

More data and information on residential, commercial, and global resources can be found at:

<https://www.nar.realtor/research-and-statistics>

<https://www.nar.realtor/international-real-estate>

<https://www.nar.realtor/commercial-investment-real-estate>

For inquiries, email us at Data@nar.realtor.

Indicators for Engaging in International Real Estate in Michigan

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Chart 1. Net International Migration as of 2019

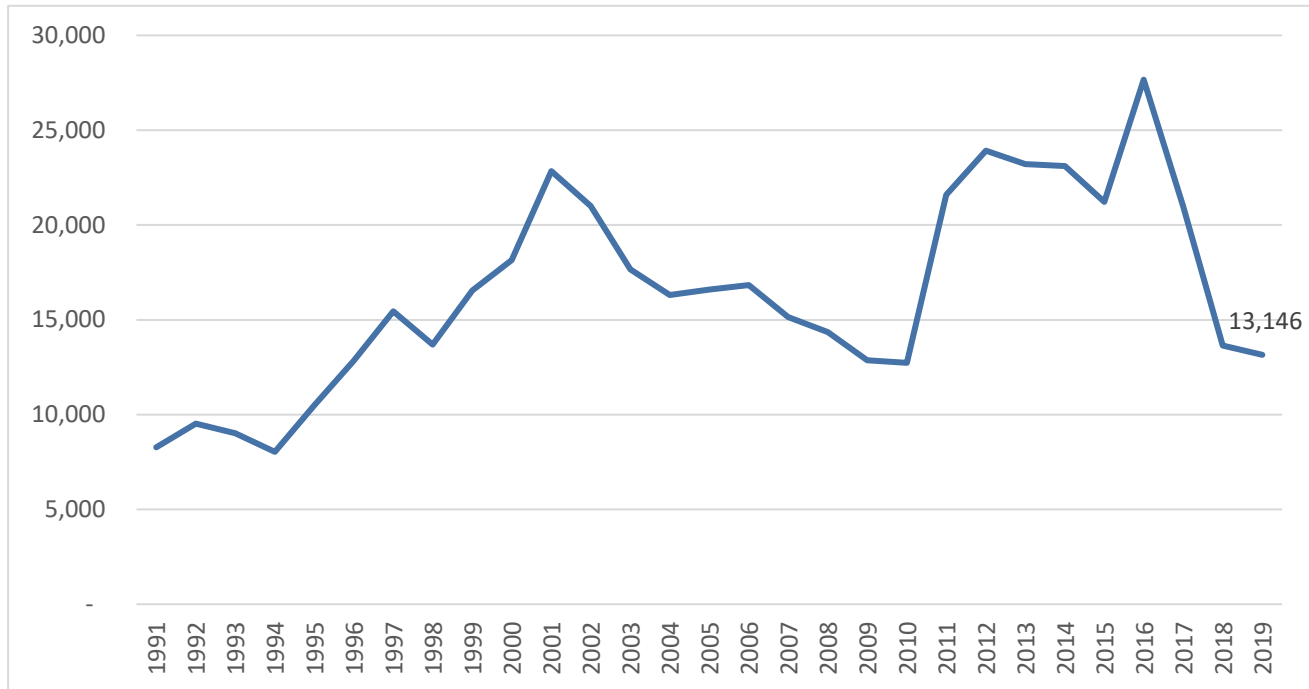


Table 1. Population By Place of Birth in 2018

	Michigan	U.S.
Total Population, by Place of Birth	9,995,915	327,167,439
Native /1	9,300,698	282,438,718
Foreign-Born /2	695,217	44,728,721
Naturalized	372,793	22,629,737
Not a U.S. Citizen	322,424	22,098,984
Percent, Foreign-Born	7%	14%

/1 The U.S. Census Bureau uses the terms native and native born to refer to anyone born in the U.S., Puerto Rico, a U.S. Island Area, or abroad of a U.S. citizen parent or parents.

/2 The U.S. Census Bureau uses the term foreign born to refer to anyone who is not a U.S. citizen at birth, naturalized U.S. citizens, lawful permanent residents (immigrants) present in the U.S., temporary migrants such as foreign students, humanitarian migrants (such as refugees and asylees), and persons illegally present in the United States.

Source: U.S. Census Bureau, ACS 2018, 1-year estimates, Table DP02

Table 2. Foreign-Born Population in 2018

	Michigan		U.S.	
		% share		% share
Total Foreign-born Population, Excl. Born at Sea	695,217		17,528	
Born in Europe	124,192	18%	3,923	22%
Born in Asia	363,489	52%	3,853	22%
Born in Africa	37,792	5%	385	2%
Born in Oceania	2,410	0%	209	1%
Born in Latin America	131,094	19%	8,410	48%
Born in Northern America	36,240	5%	748	4%

Source: U.S. Census Bureau, ACS 2018, 1-year estimates, Table DP02

Table 3. Home Ownership and Median Household Income in 2013-2018

	Home Ownership Rate	Median HH Income
	(in %)	(in \$)
Michigan		
Total	71.0	\$54,938
Native	71.7	\$54,775
Foreign Born	46.8	\$57,471
Naturalized	57.5	\$61,839
Not a U.S. Citizen	42.5	\$52,545
U.S.		
Total	63.8	\$60,293
Native	65.9	\$60,968
Foreign Born	54.0	\$56,293
Naturalized	69.3	\$66,078
Not a U.S. Citizen	34.0	\$46,323

#N/A - Data not available

Source: U.S. Census Bureau, ACS 2013-2018, 5-year estimates, Table S0501

Table 4. Educational Attainment in 2013-2018

	Michigan	U.S.
Percent With Bachelor's Degree		
Total Population, 25 years and over	17.4	19.4
Native	17.2	19.9
Foreign-Born	20.0	17.4
Naturalized	20.1	20.7
Not a U.S. Citizen	19.8	13.8
Percent With Graduate or Professional Degree		
Total Population, 25 years and over	11.2	12.1
Native	10.3	11.9
Foreign-Born	21.0	13.1
Naturalized	20.8	14.8
Not a U.S. Citizen	21.3	11.2

#N/A - Data not available

Source: U.S. Census Bureau, ACS 2013-2018, 5-year estimates, Table S0501

Table 5. Unemployment Rate in 2013-2018

	Michigan	U.S.
Civilian Population 16 years old and over	4.0	3.7
Native	4.1	3.8
Foreign-Born	3.2	3.4
Naturalized	2.7	2.8
Not a U.S. Citizen	3.8	4.0

#N/A - Data not available

Source: U.S. Census Bureau, ACS 2013-2018, 5-year estimates, Table S0501

Table 6. Wage and Salary workers in 2013-2018

	Michigan	U.S.
Percent of Civilian Labor Force 16 years ol and over		
Total Population, 25 years and over	81.9	68.6
Native	84.3	79.5
Foreign-Born	88.8	83.7
Naturalized	87.8	80.7
Not a U.S. Citizen	90.0	86.7

#N/A - Data not available

Source: U.S. Census Bureau, ACS 2013-2018, 5-year estimates, Table S0501

Table 7. Persons Obtaining Permanent Residence Status

	Michigan	U.S.
2005	23,591	1,122,257
2006	20,907	1,266,129
2007	18,727	1,052,415
2008	17,947	1,107,126
2009	18,919	1,130,818
2010	18,579	1,042,625
2011	18,347	1,062,040
2012	17,494	1,031,631
2013	16,952	990,553
2014	18,185	1,016,518
2015	18,049	1,051,031
2016	22,569	1,183,505
2017	18,927	1,127,167
2018	19,850	1,096,611

Source of data: Department of Homeland Security Yearbook of Immigration Statistics, Table 4.

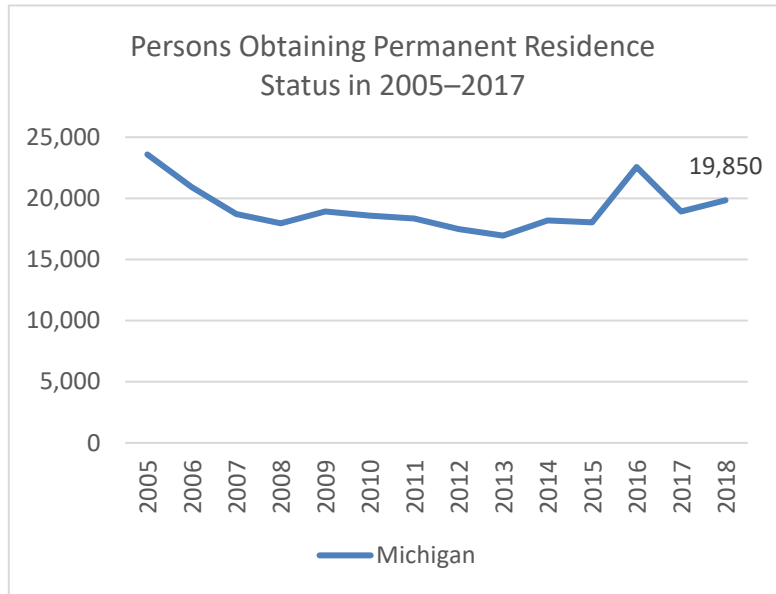


Table 8. Non-immigrant Admissions

	Michigan	U.S.
2005	353,534	32,003,435
2006	373,108	33,667,328
2007	406,377	37,149,651
2008	405,047	39,381,928
2009	342,745	36,231,554
2010	999,172	46,471,516
2011	1,338,947	46,471,516
2012	1,158,744	53,887,286
2013	1,040,327	61,052,260
2014	701,387	74,930,606
2015	726,629	76,638,236
2016	823,619	76,786,751
2017	892,669	77,643,267
2018	1,068,713	81,279,692

Source of data: Department of Homeland Security Yearbook of Immigration Statistics, Table 30.

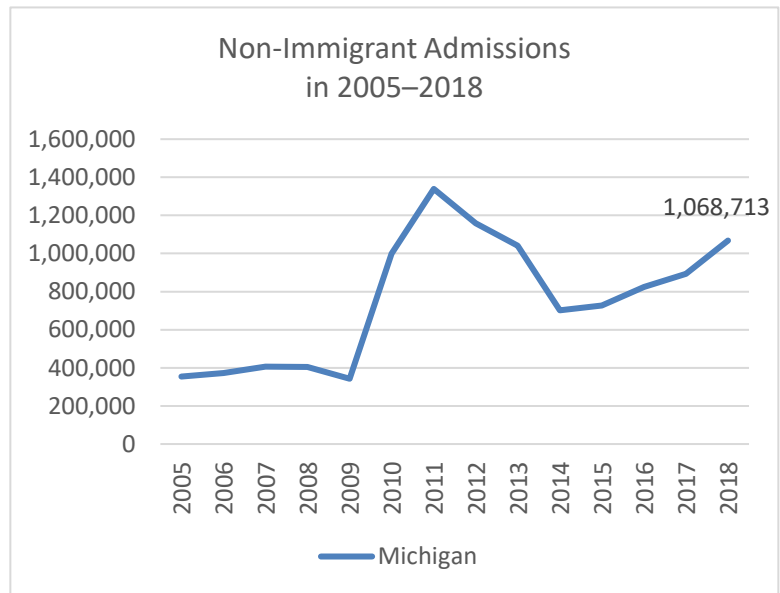


Table 9. Non-immigrant admissions (I-94 only)

	2014	2015	2016	2017	2018
Business Traveler, Visa waiver /1	187,570	185,781	185,679	188,028	187,966
Business Traveler, Other /2	270,038	330,956	413,670	386,894	423,474
Students and exchange visitors/3	74,359	66,210	65,754	72,930	84,501
Temporary workers and families/4	157,408	137,525	151,665	239,335	368,156
Diplomats/other representatives/5	1,639	1,451	1,764	1,520	1,645
All other classes	9,977	4,323	4,455	3,358	2,570
Unknown	396	9,977	632	604	401
Michigan	701,387	736,223	823,619	892,669	1,068,713
U.S.	74,930,606	76,638,236	76,786,751	77,643,267	81,279,692

¹ Includes GB, GMB, GT, GMT, WB, and WT admissions.

² Includes B1, B2 and a limited number of Border Crossing Card (BCC) admissions.

³ Includes principals, spouses, and children (F, J, M admissions).

⁴ Includes principals, spouses, and children (CW1, E, H, I, L, O, P, Q, R, TD and TN admissions).

⁵ Includes principals, spouses, and children (A, G, N admissions).

Notes:

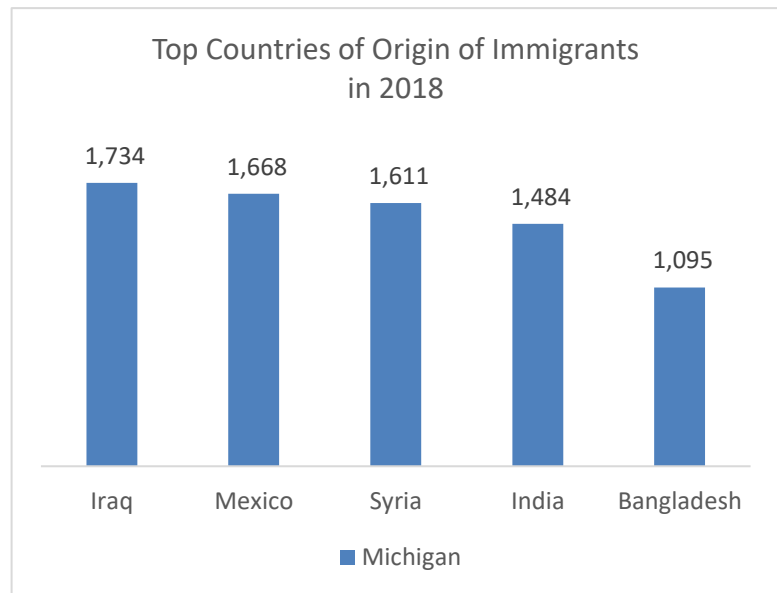
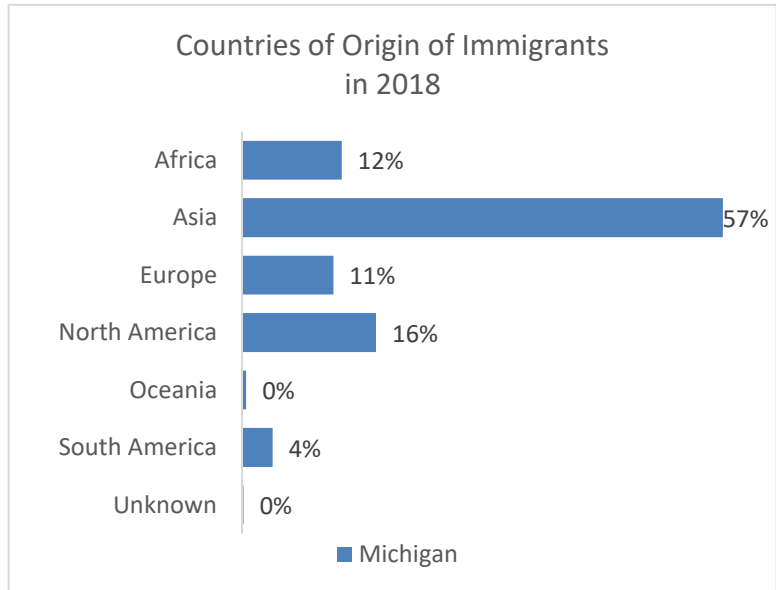
Admissions represent counts of events, i.e., arrivals, not unique individuals.

The majority of short-term admissions from Canada and Mexico are excluded.

Source: U.S. Department of Homeland Security, Yearbook of Immigration Statistics, Table 30.

Table 10. Immigration by Origination Region and Country in 2018

REGION	
Total	19,850
Africa	2,350
Asia	11,334
Europe	2,151
North America	3,159
Oceania	99
South America	719
Unknown	38
COUNTRY	
Total	19,850
Iraq	1,734
Mexico	1,668
Syria	1,611
India	1,484
Bangladesh	1,095
China, People's Republic	707
Albania	613
Lebanon	553
Philippines	466
Vietnam	448
Canada	444
Congo, Democratic Republic	428
Yemen	423
Korea, South	404
Brazil	387
Cuba	383
Pakistan	348
Jordan	323
Ukraine	259
Nigeria	244
Iran	225
Burma	187
United Kingdom	185
Egypt	184
Tanzania	178
Nepal	176

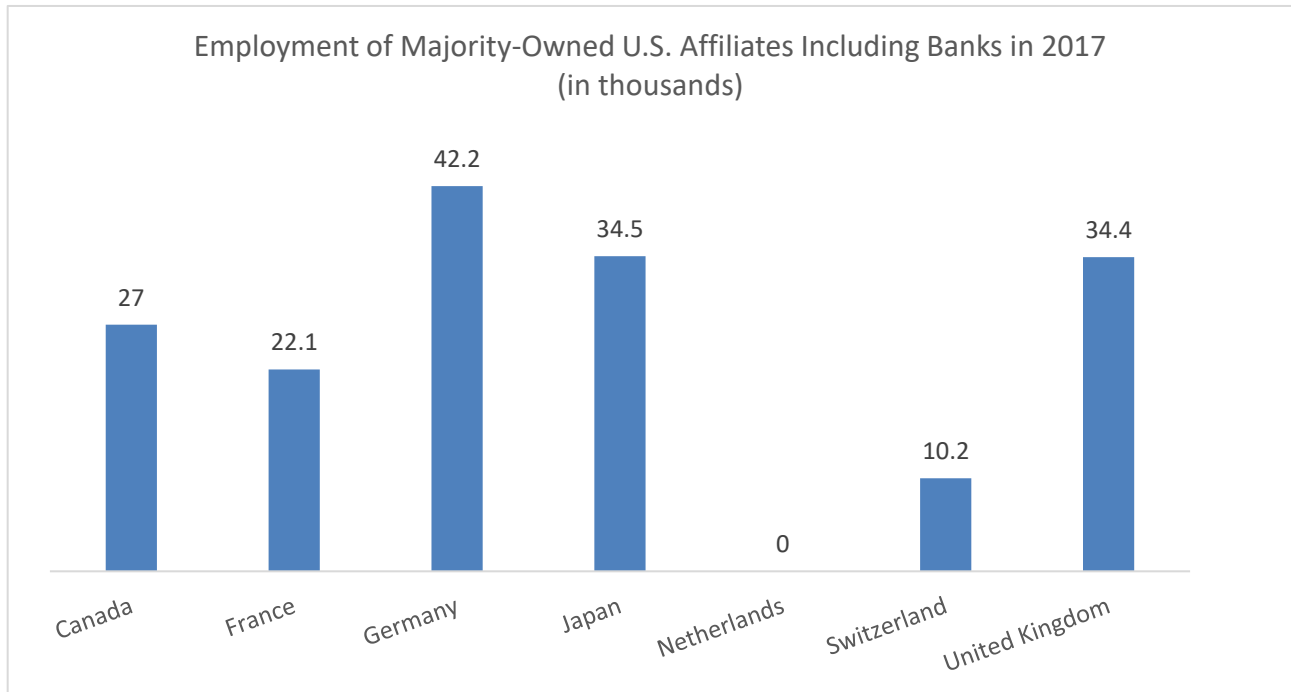


D-Data withheld to limit disclosure

Source: U.S. Department of Homeland Security

Yearbook of Immigration Statistics, 2017, Supplemental Table 1.

Table 11. Employment of Majority-Owned U.S. Affiliates of Foreign Multinational Companies



Source: US Bureau of Economic Analysis

Table 12. Top 25 Export Destinations of the State Based on 2018 Dollar Value (in Millions)

Country	2018 Dollar Volume	Percent Share
World	\$57,940	3.48
Top 25	\$54,527	94.1
Canada	\$23,794	41.1
Mexico	\$12,298	21.2
China	\$3,563	6.1
Germany	\$1,969	3.4
Japan	\$1,433	2.5
Korea, South	\$1,387	2.4
Italy	\$1,258	2.2
Brazil	\$1,041	1.8
United Kingdom	\$908	1.6
Belgium	\$758	1.3
Australia	\$614	1.1
India	\$537	0.9
France	\$516	0.9
Thailand	\$515	0.9
Spain	\$492	0.8
Saudi Arabia	\$456	0.8
United Arab Emirates	\$447	0.8
Chile	\$436	0.8
Hong Kong	\$400	0.7
Netherlands	\$362	0.6
Taiwan	\$316	0.5
Switzerland	\$274	0.5
Turkey	\$260	0.4
South Africa	\$253	0.4
Singapore	\$237	0.4

Source: U.S. Census Bureau, State Trade Data by Country

The world export share is the state's share to total US exports to the world.

The top 25 share is the fraction of the state's exports that go to the top 25 countries.

Each country's share is the fraction of the state's exports that go to that country.

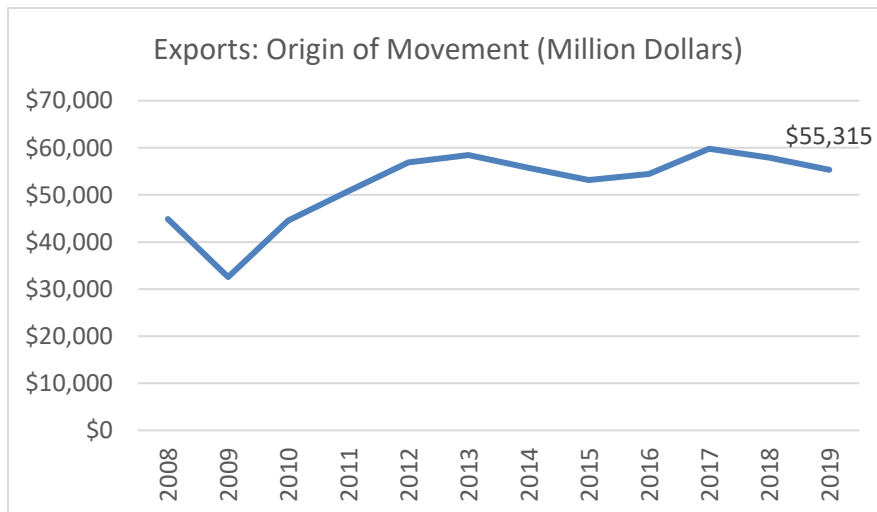


Table 13. Top 25 Import Origins of the State Based on 2018 Dollar Value (in Millions)

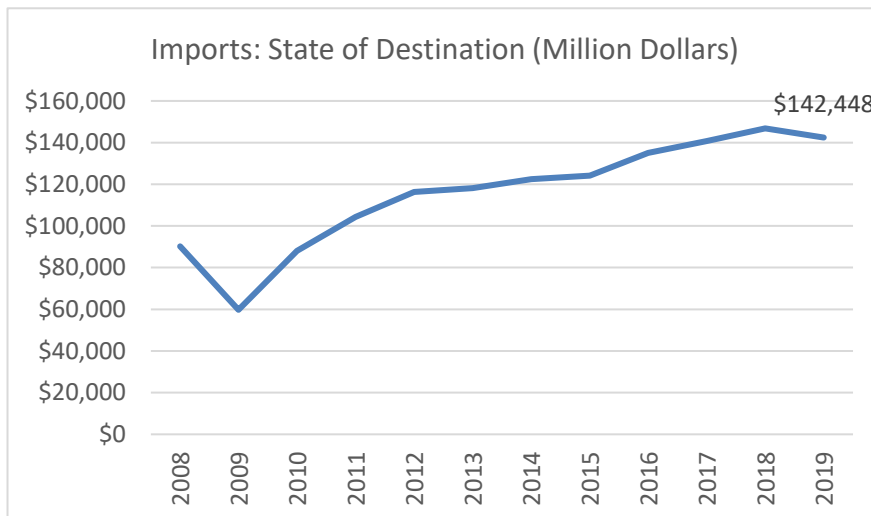
Country	2018 Dollar Volume	Percent Share
World	\$146,827	5.77
Top 25	\$144,021	98.1
Mexico	\$56,271	38.3
Canada	\$47,485	32.3
China	\$10,371	7.1
Korea, South	\$6,253	4.3
Germany	\$5,710	3.9
Italy	\$3,977	2.7
Japan	\$3,176	2.2
India	\$1,991	1.4
Spain	\$993	0.7
Taiwan	\$977	0.7
United Kingdom	\$751	0.5
France	\$723	0.5
Vietnam	\$677	0.5
Thailand	\$620	0.4
South Africa	\$461	0.3
Turkey	\$457	0.3
Hungary	\$451	0.3
Austria	\$404	0.3
Sweden	\$399	0.3
Brazil	\$382	0.3
Malaysia	\$373	0.3
Poland	\$332	0.2
Switzerland	\$281	0.2
Netherlands	\$258	0.2
Israel	\$249	0.2

Source: U.S. Census Bureau, State Trade Data by Country

The world import share is the state's share to total US imports from the world.

The top 25 share is the fraction of the state's imports from the top 25 countries.

Each country's share is the fraction of the state's imports from that country.





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NATIONAL ASSOCIATION OF REALTORS®

Research Group

500 New Jersey Avenue, NW

Washington, DC 20001

202-383-1000

data@realtors.org