

2020 State Economic Data for Engaging in International Real Estate

National Association of REALTORS®
Research Group



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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 Nebraska

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Chart 1. Net International Migration as of 2019

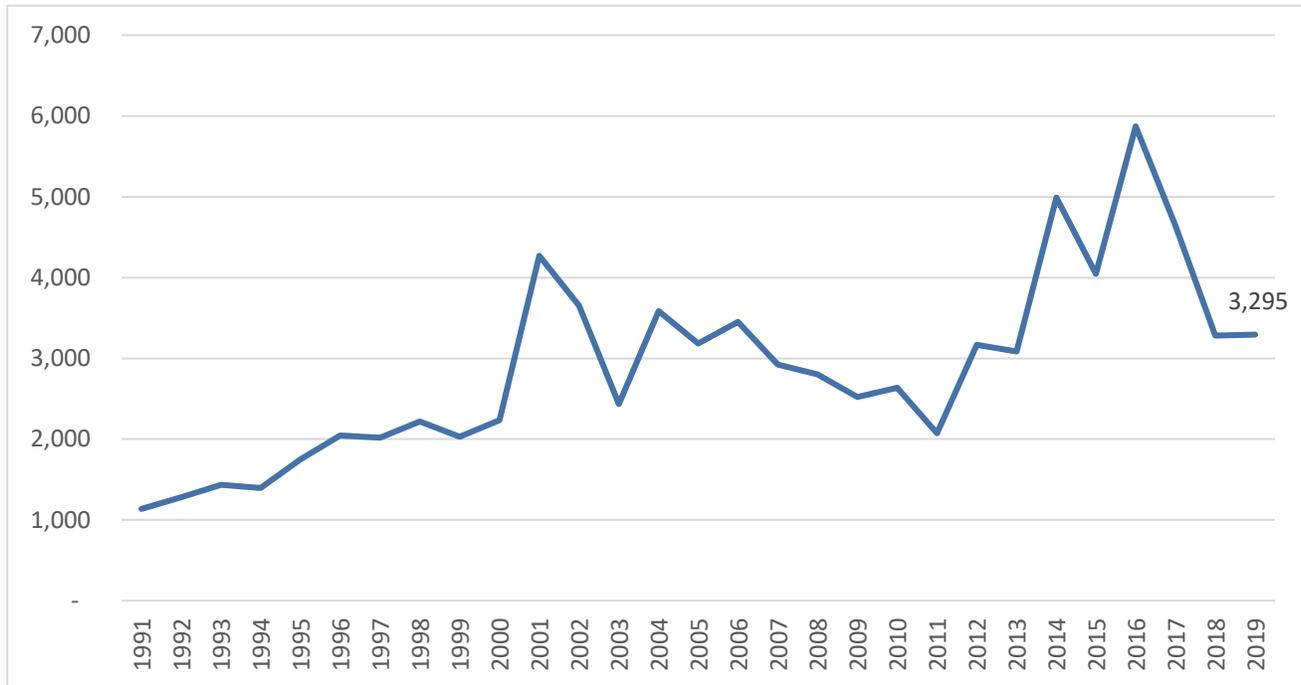


Table 1. Population By Place of Birth in 2018

	Nebraska	U.S.
Total Population, by Place of Birth	1,929,268	327,167,439
Native /1	1,790,315	282,438,718
Foreign-Born /2	138,953	44,728,721
Naturalized	55,596	22,629,737
Not a U.S. Citizen	83,357	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

	Nebraska		U.S.	
Total Foreign-born Population, Excl. Born at Sea	138,953	% share	17,528	% share
Born in Europe	11,169	8%	3,923	22%
Born in Asia	38,642	28%	3,853	22%
Born in Africa	13,440	10%	385	2%
Born in Oceania	562	0%	209	1%
Born in Latin America	73,067	53%	8,410	48%
Born in Northern America	2,073	1%	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 \$)
Nebraska		
Total	66.1	\$59,116
Native	67.6	\$60,325
Foreign Born	53.1	\$47,943
Naturalized	66.5	\$55,744
Not a U.S. Citizen	34.3	\$40,759
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

	Nebraska	U.S.
Percent With Bachelor's Degree		
Total Population, 25 years and over	20.8	19.4
Native	21.6	19.9
Foreign-Born	12.2	17.4
Naturalized	14.9	20.7
Not a U.S. Citizen	10.4	13.8
Percent With Graduate or Professional Degree		
Total Population, 25 years and over	10.5	12.1
Native	10.5	11.9
Foreign-Born	10.5	13.1
Naturalized	11.4	14.8
Not a U.S. Citizen	10.0	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

	Nebraska	U.S.
Civilian Population 16 years old and over	2.5	3.7
Native	2.3	3.8
Foreign-Born	3.8	3.4
Naturalized	2.9	2.8
Not a U.S. Citizen	4.4	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

	Nebraska	U.S.
Percent of Civilian Labor Force 16 years ol and over		
Total Population, 25 years and over	73.3	68.6
Native	79.1	79.5
Foreign-Born	88.6	83.7
Naturalized	85.1	80.7
Not a U.S. Citizen	90.9	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

	Nebraska	U.S.
2005	2,996	1,122,257
2006	3,795	1,266,129
2007	3,066	1,052,415
2008	3,668	1,107,126
2009	3,989	1,130,818
2010	4,400	1,042,625
2011	4,535	1,062,040
2012	4,384	1,031,631
2013	4,141	990,553
2014	4,442	1,016,518
2015	5,234	1,051,031
2016	5,654	1,183,505
2017	5,327	1,127,167
2018	6,500	1,096,611

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

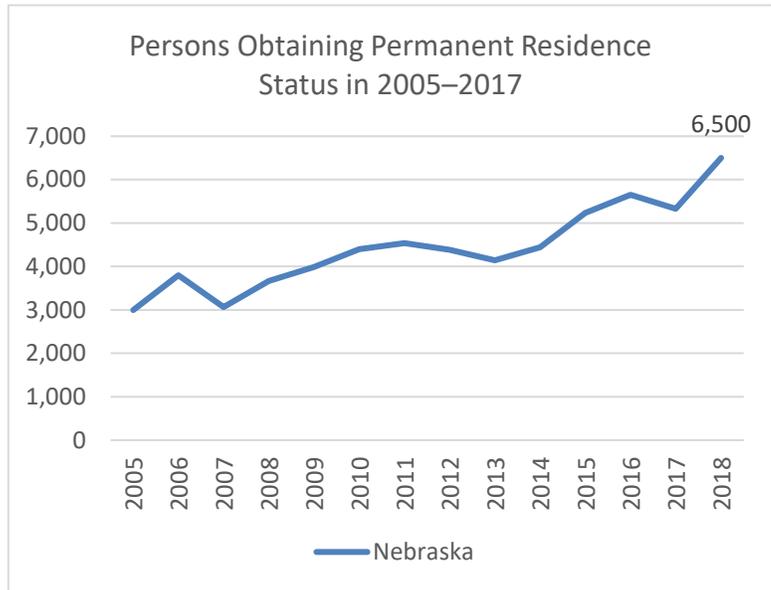


Table 8. Non-immigrant Admissions

	Nebraska	U.S.
2005	23,829	32,003,435
2006	25,483	33,667,328
2007	27,999	37,149,651
2008	29,143	39,381,928
2009	27,457	36,231,554
2010	93,027	46,471,516
2011	185,641	46,471,516
2012	198,744	53,887,286
2013	312,883	61,052,260
2014	439,078	74,930,606
2015	491,508	76,638,236
2016	585,880	76,786,751
2017	380,135	77,643,267
2018	366,065	81,279,692

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

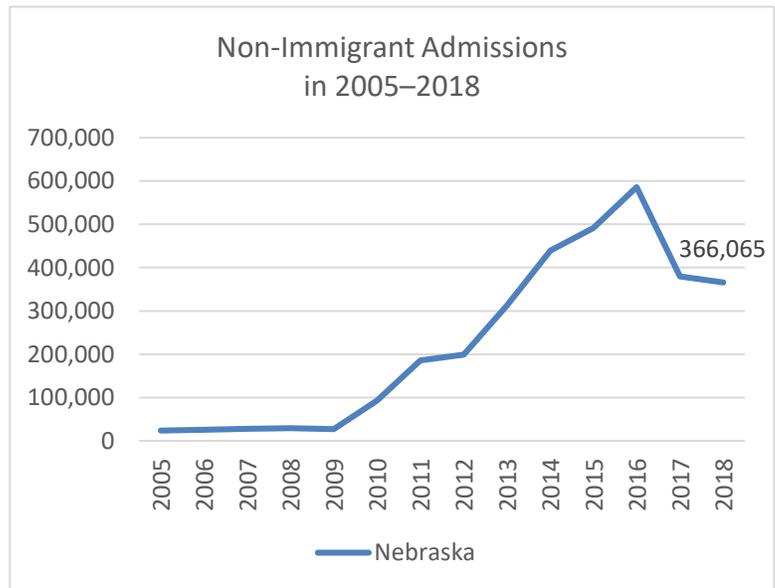


Table 9. Non-immigrant admissions (I-94 only)

	2014	2015	2016	2017	2018
Business Traveler, Visa waiver /1	181,450	190,311	204,580	75,580	54,268
Business Traveler, Other /2	224,796	266,704	334,905	274,187	280,732
Students and exchange visitors/3	13,777	14,307	17,798	13,467	13,950
Temporary workers and families/4	14,872	16,710	24,378	14,216	14,359
Diplomats/other representatives/5	3,182	2,672	2,776	1,945	2,013
All other classes	884	718	1,289	591	645
Unknown	117	884	154	149	98
Nebraska	439,078	492,306	585,880	380,135	366,065
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:

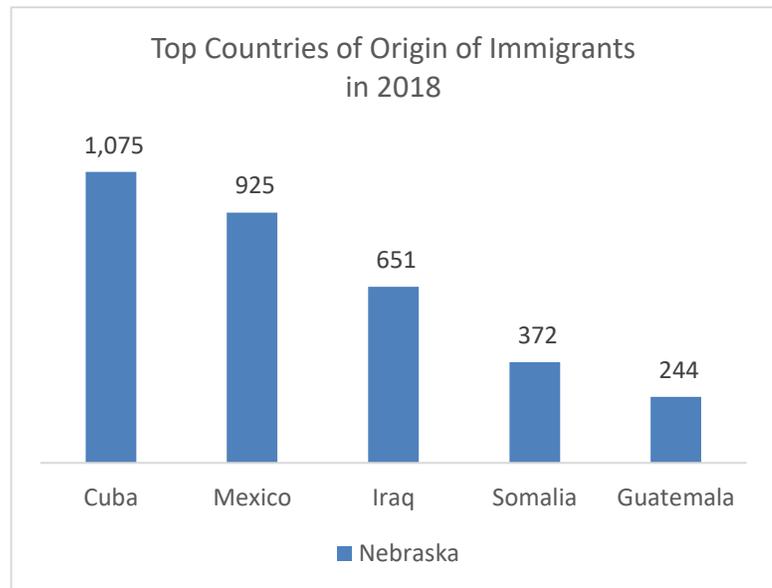
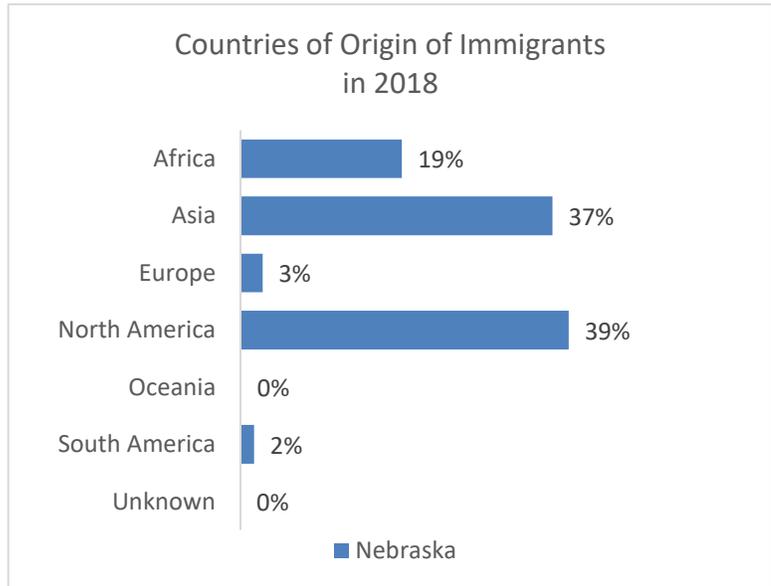
Admissions represent counts of events, i.e., arrivals, not unique individuals.

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	6,500
Africa	1,252
Asia	2,419
Europe	171
North America	2,545
Oceania	6
South America	106
Unknown	1
COUNTRY	
Total	6,500
Cuba	1,075
Mexico	925
Iraq	651
Somalia	372
Guatemala	244
Burma	243
Sudan	194
Nepal	181
Vietnam	180
Syria	179
Thailand	176
El Salvador	150
Kenya	149
China, People's Republic	125
India	122
Philippines	108
Ethiopia	95
Bhutan	93
Afghanistan	82
Tajikistan	59
Congo, Democratic Republic	54
Togo	52
Honduras	51
Egypt	38
Korea, South	36
Ukraine	35

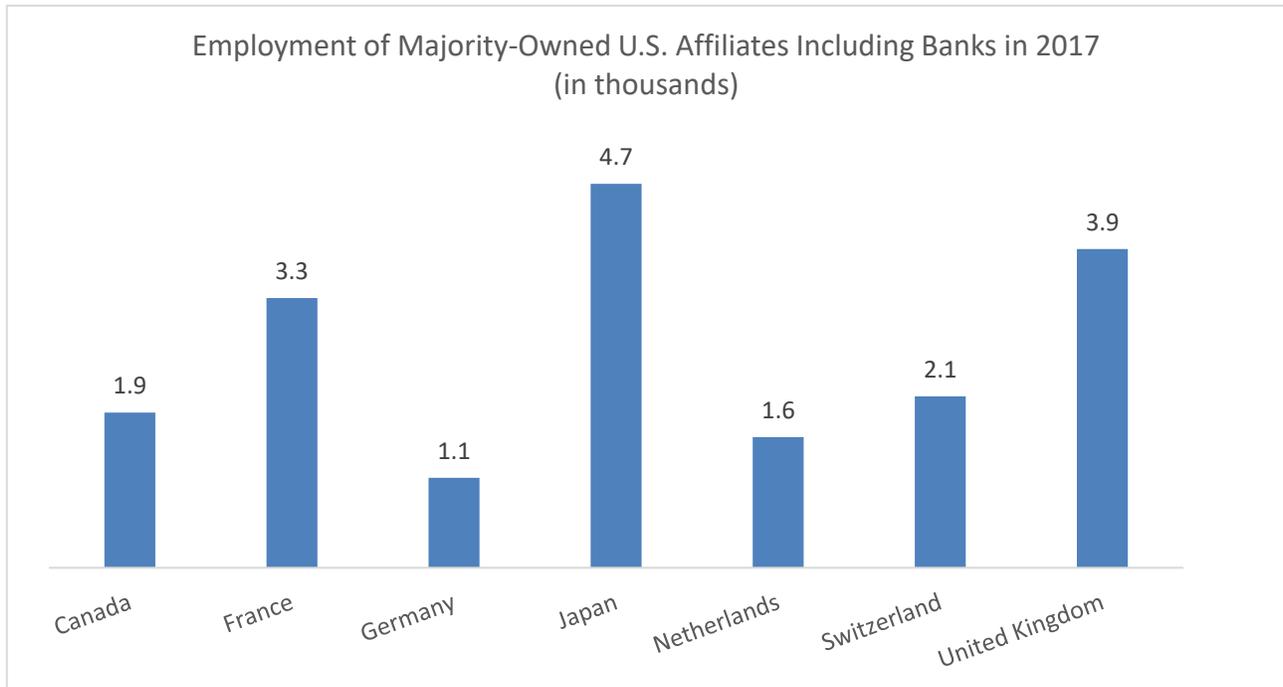


D-Data withheld to limit disclosure

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	\$7,945	0.48
Top 25	\$7,308	92.0
Mexico	\$1,774	22.3
Canada	\$1,716	21.6
Japan	\$827	10.4
Korea, South	\$482	6.1
China	\$425	5.3
Hong Kong	\$235	3.0
Australia	\$232	2.9
Netherlands	\$166	2.1
Vietnam	\$160	2.0
Taiwan	\$151	1.9
Germany	\$148	1.9
Belgium	\$139	1.8
France	\$135	1.7
Brazil	\$135	1.7
Indonesia	\$75	0.9
Chile	\$66	0.8
Singapore	\$64	0.8
United Kingdom	\$64	0.8
Spain	\$52	0.7
Italy	\$52	0.7
Thailand	\$51	0.6
South Africa	\$50	0.6
Philippines	\$39	0.5
Russia	\$38	0.5
New Zealand	\$34	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.

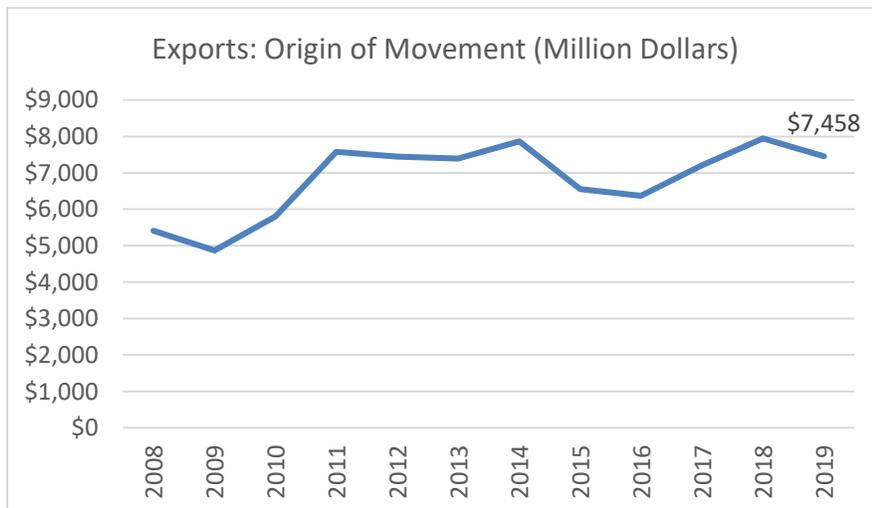


Table 13. Top 25 Import Origins of the State Based on 2018 Dollar Value (in Millions)

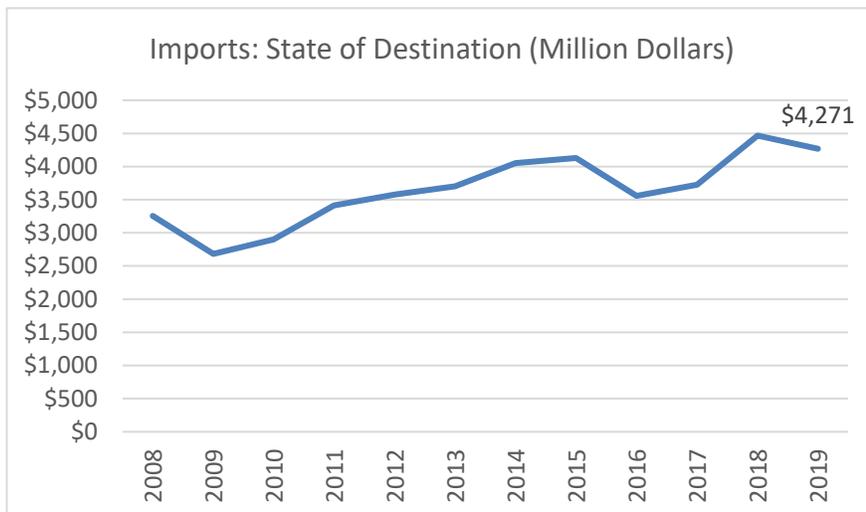
Country	2018 Dollar Volume	Percent Share
World	\$4,467	0.18
Top 25	\$4,302	96.3
China	\$954	21.3
Canada	\$945	21.1
Switzerland	\$358	8.0
Mexico	\$336	7.5
Japan	\$323	7.2
Germany	\$292	6.5
United Kingdom	\$236	5.3
France	\$131	2.9
Spain	\$128	2.9
India	\$114	2.6
Korea, South	\$66	1.5
Taiwan	\$63	1.4
Italy	\$62	1.4
Czech Republic	\$36	0.8
Austria	\$33	0.7
Netherlands	\$29	0.7
Philippines	\$28	0.6
Ireland	\$25	0.6
Thailand	\$25	0.6
Sweden	\$24	0.5
Turkey	\$22	0.5
Poland	\$21	0.5
Vietnam	\$20	0.4
Hungary	\$17	0.4
Belgium	\$14	0.3

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