

CPI for All Urban Consumers (CPI-U) Original Data Value

Series Id: CUURS12ASA0
 Not Seasonally Adjusted

Series Title: Area:

Item:

Base Period: Years:

All items in New York-Newark-Jersey City, NY-NJ-PA, New York-Newark-Jersey City, NY-NJ-PA

All items 1982-84=100

2016 to 2024

| | Jan | Feb | Mar | Apr | May | Jun | Jul | Aug | Sep | Oct | Nov | Dec | Annual | HALF1 | HALF2 |
|------------|------------|------------|------------|------------|------------|------------|------------|------------|------------|------------|----------|----------|---------|------------|---------|
| 2016 | 260.342 | 260.875 | 261.508 | 262.619 | 263.312 | 263.877 | 263.722 | 264.160 | 264.602 | 264.738 | 265.203 | 265.421 | 263.365 | 262.089 | 264.641 |
| 2017 | 266.917 | 267.662 | 267.582 | 267.948 | 268.183 | 268.666 | 268.051 | 268.657 | 270.059 | 269.575 | 269.381 | 269.564 | 268.520 | 267.826 | 269.215 |
| 2018 | 270.771 | 272.214 | 272.196 | 272.950 | 274.001 | 274.170 | 274.073 | 274.441 | 275.455 | 275.101 | 274.478 | 273.836 | 273.641 | 272.717 | 274.564 |
| 2019 | 275.144 | 275.823 | 276.570 | 277.441 | 278.068 | 278.802 | 278.817 | 279.428 | 279.338 | 279.255 | 279.468 | 279.816 | 278.164 | 276.975 | 279.354 |
| 2020 | 282.020 | 282.577 | 281.975 | 280.623 | 282.092 | 282.333 | 283.624 | 283.478 | 284.551 | 284.121 | 283.291 | 284.350 | 282.920 | 281.937 | 283.903 |
| 2021 | 285.525 | 286.474 | 287.481 | 289.493 | 290.991 | 293.872 | 293.553 | 293.927 | 295.488 | 296.472 | 297.490 | 296.865 | 292.303 | 288.973 | 295.633 |
| 2022 | 300.164 | 301.151 | 305.024 | 307.781 | 309.243 | 313.589 | 312.615 | 313.280 | 313.880 | 314.338 | 314.975 | 315.656 | 310.141 | 306.159 | 314.124 |
| 2023 | 318.151 | 319.295 | 319.038 | 319.211 | 320.002 | 321.290 | 322.496 | 324.380 | 325.613 | 325.288 | 324.52 | 324.691 | 321.998 | 319.498 | 324.498 |
| 2024 | 328.006 | 328.606 | 329.829 | 331.270 | 332.633 | 334.782 | 335.642 | 336.534 | 337.889 | 338.166 | | | | 330.854 | |
| | Jan | Feb | March | April | May | June | July | August | September | October | November | December | Annual | Half | Half 2 |
| CPI | 3.1 | 2.9 | 3.4 | 3.8 | 3.9 | 4.2 | 4.1 | 3.7 | 3.8 | 4.0 | | | | 3.6 | |

| Calculation | Jan | Feb | March | April | May | June | July | August | Sept | Oct | Nov | Dec |
|-------------------|------------|------------|------------|------------|------------|------------|------------|------------|------------|------------|-----|-----|
| Month in 2023: | 318.151 | 319.295 | 319.038 | 319.211 | 320.002 | 321.290 | 322.496 | 324.380 | 325.613 | 325.288 | | |
| Month in 2024: | 328.006 | 328.606 | 329.829 | 331.270 | 332.633 | 334.782 | 335.642 | 336.534 | 337.889 | 338.166 | | |
| Difference | 9.855 | 9.311 | 10.791 | 12.059 | 12.631 | 13.492 | 13.146 | 12.154 | 12.276 | 12.878 | | |
| Percentage change | 0.0309 | 0.029 | 0.034 | 0.038 | 0.039 | 0.042 | 0.041 | 0.037 | 0.038 | 0.040 | | |
| X100 = CPI | 3.1 | 2.9 | 3.4 | 3.8 | 3.9 | 4.2 | 4.1 | 3.7 | 3.8 | 4.0 | | |

***** Please Note:**

Any lease in existence **before July 1, 2016** is subject to CPI and **capped at an annual increase of 3.5%**

The percentage shall be calculated 60 days immediately preceding the expiration of the tenancy

For leases started **after July 1, 2016**, the maximum annual increase is 3% or higher if the CPI is higher but **capped at 5%**.