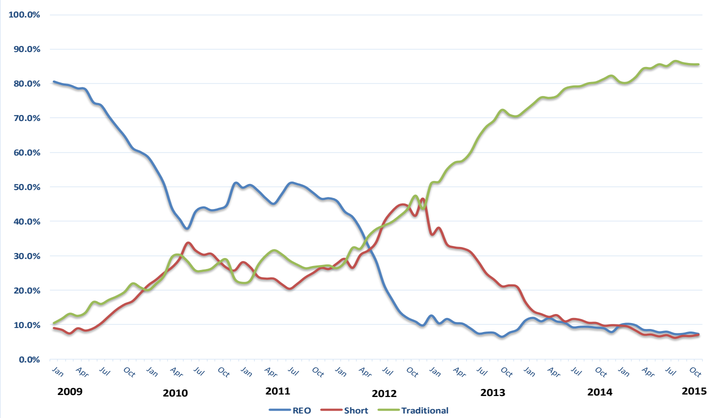
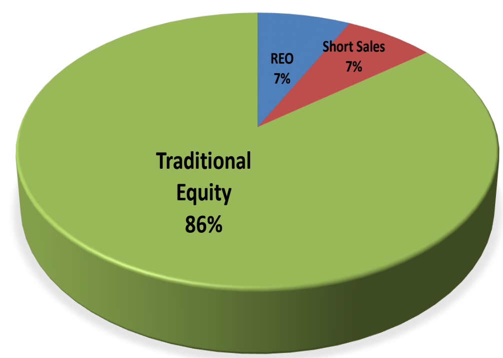
# EQUITY TITLE OF NEVADA

## December 2015 Greater Las Vegas Market Update

### Closed Sales Trend by Type




### November Closings by Type

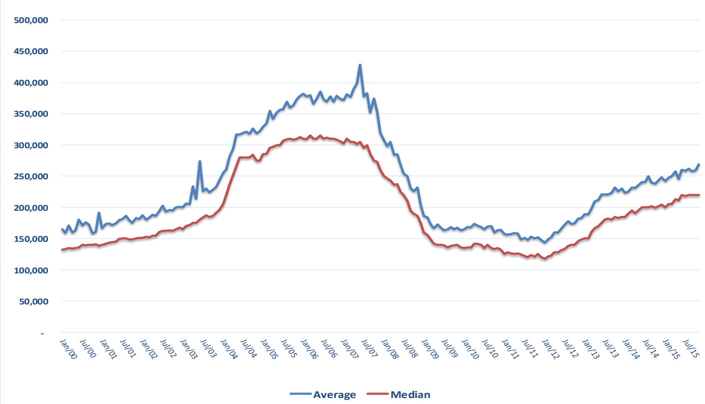



## Greater Las Vegas Snapshot by Sale Type - SFR Only

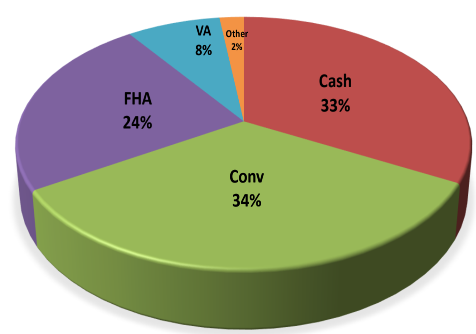
| | Available Units | Average List Price | Average LP/Sq Ft | Pending Units | November Sold Units | 30 Day Absorption Rate | Median Sold Price | Average Sold Price | Average SP/Sq Ft | Average DOM |
|---|---|---|---|---|---|---|---|---|---|---|
| **REO:** | 328 | 213,926 | 105 | 236 | 139 | 42.4% | 165,700 | 183,948 | 101 | 57 |
| **Short Sales:** | 763 | 235,036 | 110 | 1,675 | 144 | 18.9% | 170,000 | 209,993 | 103 | 179 |
| **Traditional:** | 6,971 | 447,072 | 152 | 3,286 | 1,693 | 24.3% | 228,000 | 280,485 | 129 | 52 |
| **Total GLVAR:** | 8,062 | 417,512 | 146 | 5,197 | 1,976 | 24.5% | 220,000 | 268,557 | 125 | 62 |

This data includes all GLVAR listings and sales within the Greater Las Vegas market area; SFR

### SFR Market Prices




### November Closings by Sold Terms




## Greater Las Vegas Snapshot by Sale Type

| | Available Units | Average List Price | Average LP/Sq Ft | Pending Units | November Sold Units | 30 Day Absorption Rate | Median Sold Price | Average Sold Price | Average SP/Sq Ft | Average DOM |
|---|---|---|---|---|---|---|---|---|---|---|
| **REO** | 418 | 186,601 | 99 | 319 | 181 | 43.3% | 148,500 | 159,476 | 91 | 59 |
| **Short Sales** | 940 | 210,283 | 106 | 1,992 | 174 | 18.5% | 156,750 | 190,232 | 98 | 173 |
| **Traditional** | 8,748 | 382,886 | 142 | 3,956 | 2,104 | 24.1% | 205,000 | 248,919 | 123 | 54 |
| **Total GLVAR** | 10,106 | 358,733 | 137 | 6,267 | 2,459 | 24.3% | 199,000 | 238,183 | 119 | 62 |

This data includes all GLVAR listings and sales within the Greater Las Vegas market area; SFR, CON, TWH, MAN

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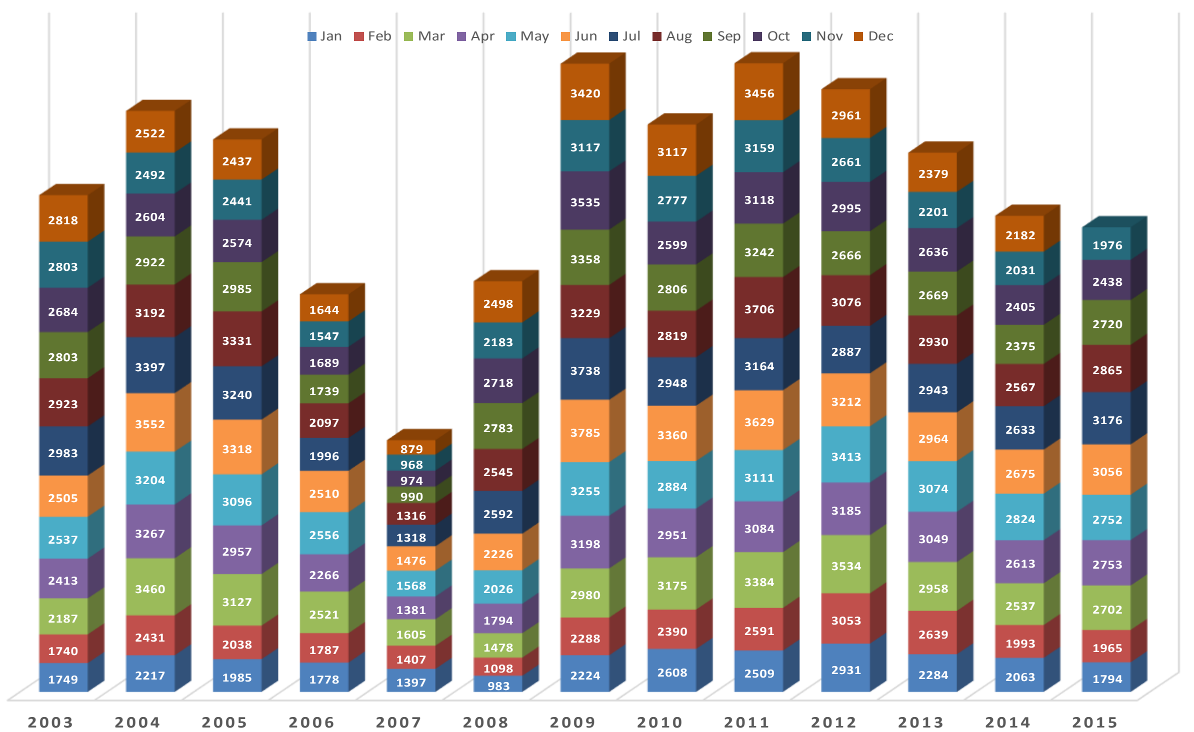
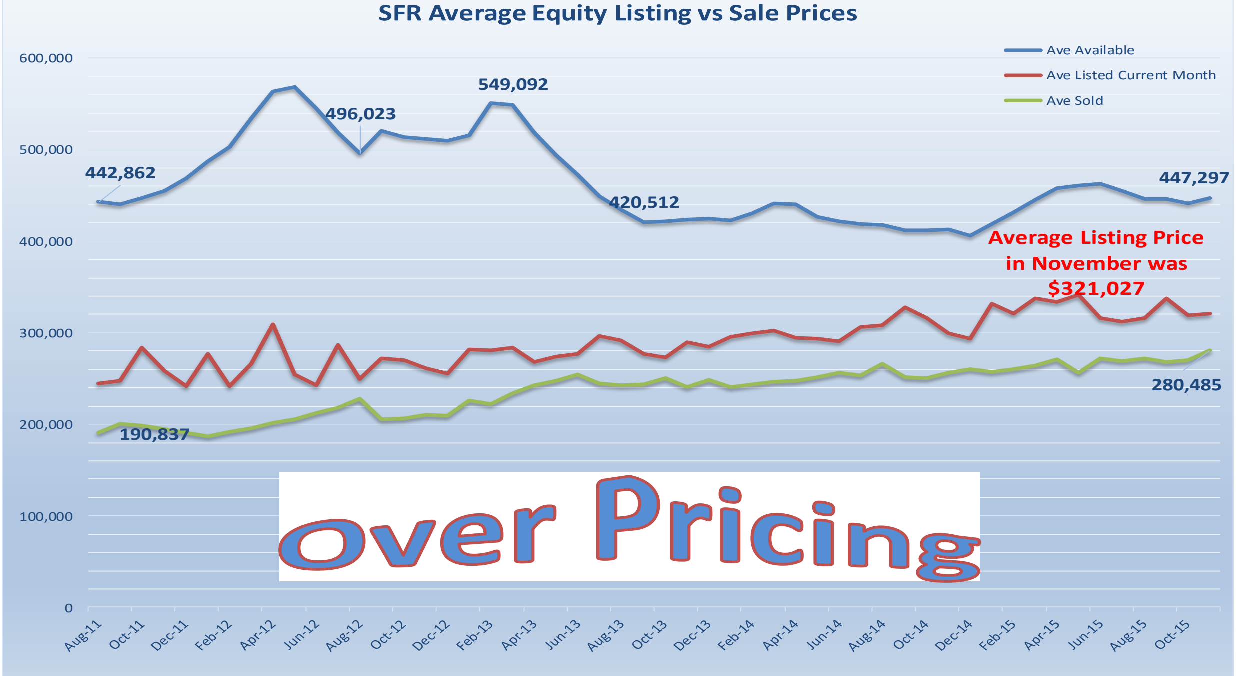
# EQUITY TITLE OF NEVADA

## December 2015 Greater Las Vegas Market Update

### SINGLE FAMILY RESIDENTIAL CLOSINGS

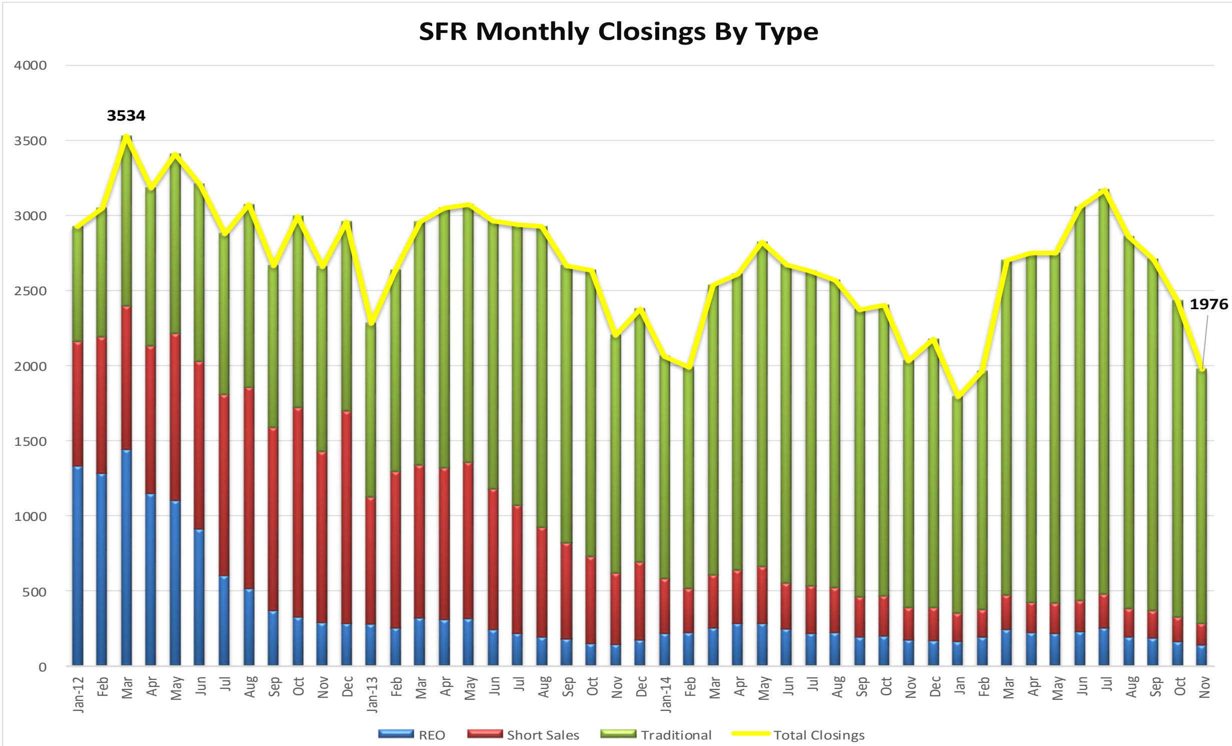


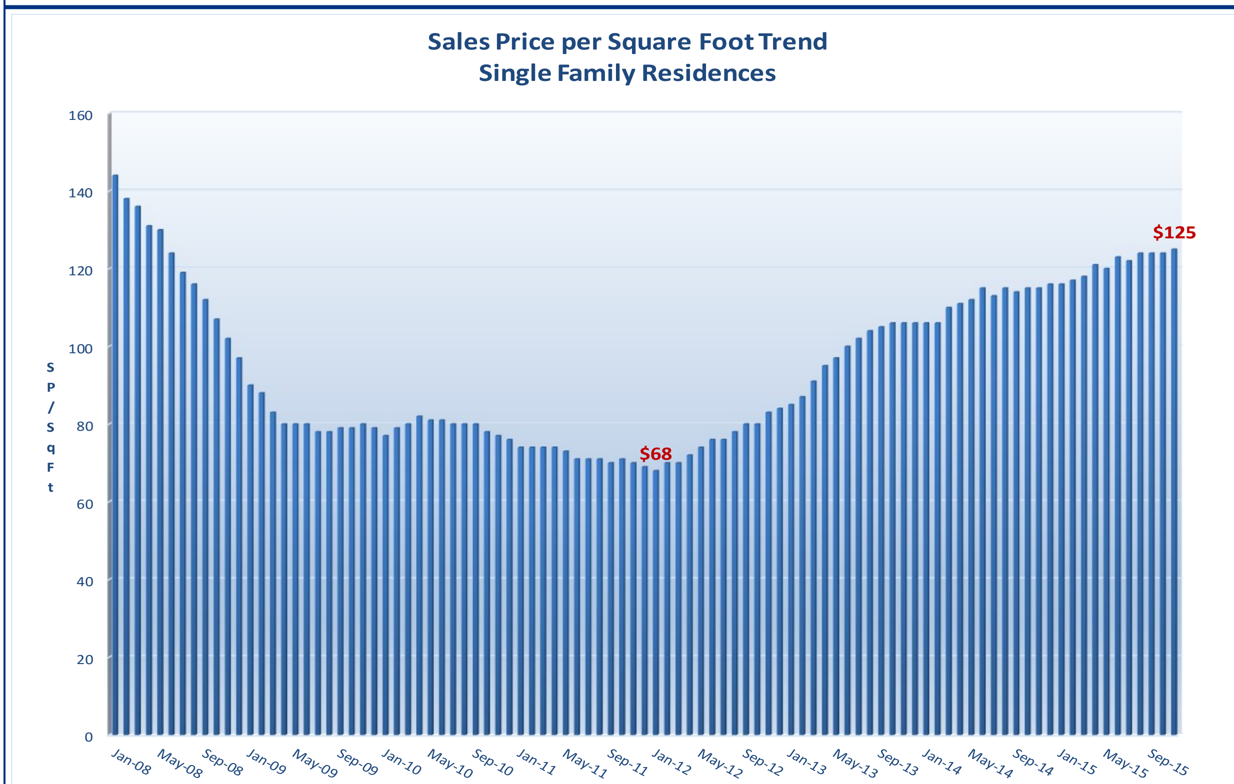

### Greater Las Vegas
### SFR Average Equity Listing vs Sale Prices



# EQUITY TITLE OF NEVADA

## December 2015 Greater Las Vegas Market Update

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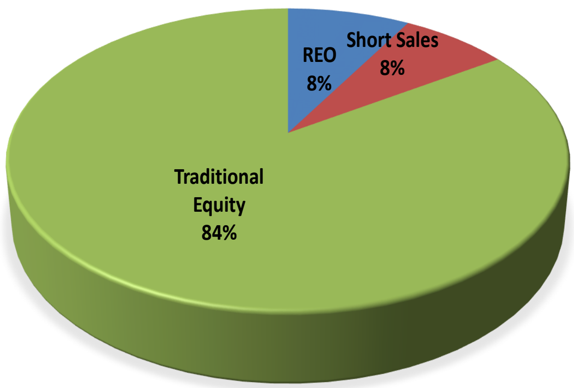
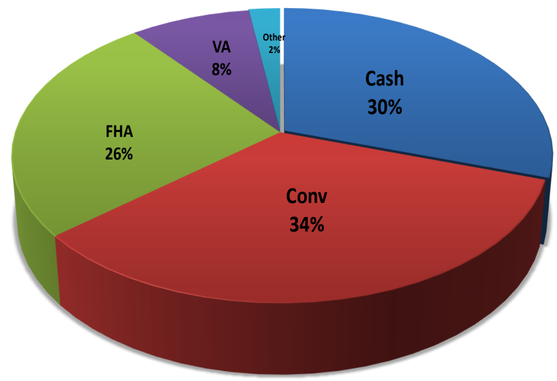
# EQUITY TITLE OF NEVADA

## December 2015 Greater Las Vegas Market Update

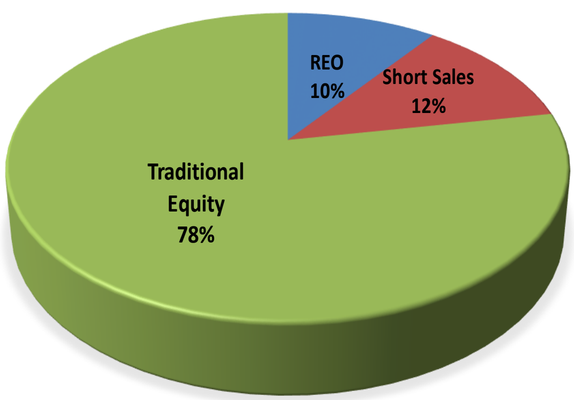
### Greater Las Vegas - Closings By Type - 2015



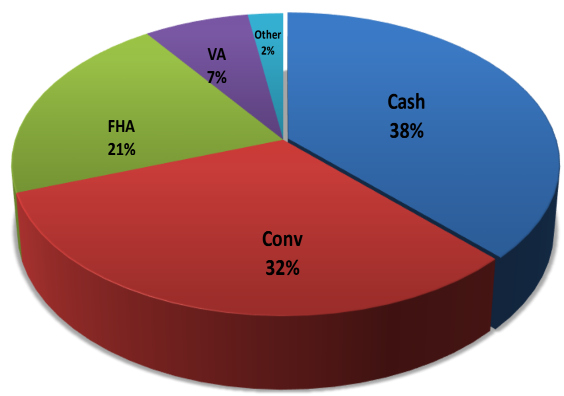

### 2015 Closings By Sold Terms



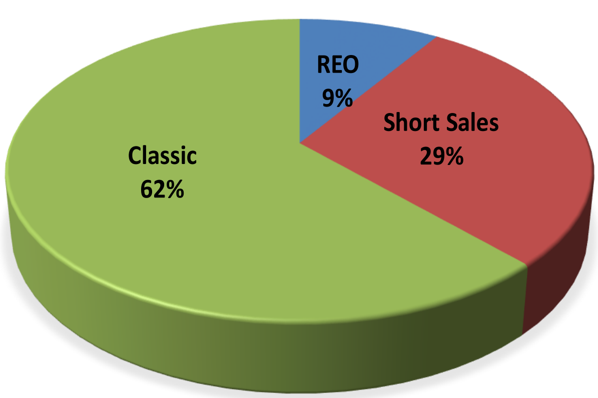

### Greater Las Vegas - Closings By Type - 2014



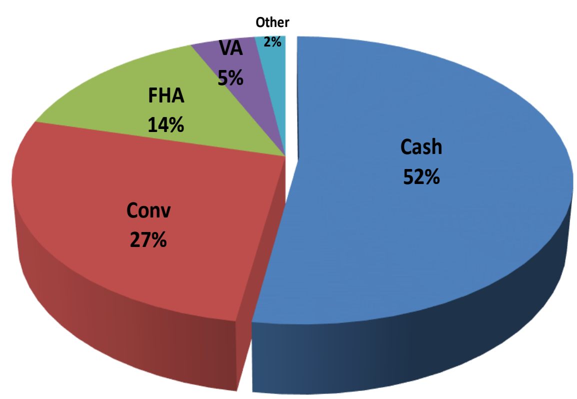

### 2014 Closings By Sold Terms




### GREATER LAS VEGAS - CLOSINGS BY TYPE - 2013




### 2013 Closings By Sold Terms



# EQUITY TITLE OF NEVADA

## December 2015 Greater Las Vegas Market Update

### Residential / Vertical Listing and Sales Report * November 2015

| | Listed | | | | | Sold | | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| | SFR | Con Twn | Hi-Rise | Total | % Tot | SFR | Con Twn | Hi-Rise | Total | % Tot |
| $99,999 or Under | 81 | 255 | 6 | 342 | 10% | 70 | 207 | 1 | 278 | 11% |
| $100,000 - 119,999 | 82 | 63 | 3 | 148 | 4% | 49 | 56 | - | 105 | 4% |
| $120,000 - 139,999 | 129 | 79 | 4 | 212 | 6% | 110 | 47 | - | 157 | 6% |
| $140,000 - 159,999 | 200 | 60 | - | 260 | 7% | 186 | 41 | 3 | 230 | 9% |
| $160,000 - 179,999 | 253 | 51 | 10 | 314 | 9% | 196 | 26 | 9 | 231 | 9% |
| $180,000 - 199,999 | 246 | 35 | 9 | 290 | 8% | 191 | 12 | 6 | 209 | 8% |
| $200,000 - 249,999 | 537 | 35 | 26 | 598 | 17% | 408 | 27 | 18 | 453 | 18% |
| $250,000 - 299,999 | 411 | 16 | 30 | 457 | 13% | 282 | 8 | 13 | 303 | 12% |
| $300,000 - 399,999 | 420 | 3 | 30 | 453 | 13% | 260 | 10 | 7 | 277 | 11% |
| $400,000 - 499,999 | 168 | 3 | 23 | 194 | 5% | 107 | - | 5 | 112 | 5% |
| $500,000 - 749,999 | 130 | 5 | 10 | 145 | 4% | 72 | - | 1 | 73 | 3% |
| $750,000 - 999,999 | 45 | - | 6 | 51 | 1% | 19 | - | 2 | 21 | 1% |
| $1,000,000 + | 58 | - | 10 | 68 | 2% | 26 | - | 5 | 31 | 1% |
| Totals | 2,760 | 605 | 167 | 3,532 | 100% | 1,976 | 434 | 70 | 2,480 | |
| Median Price | 236,868 | 115,000 | 289,500 | | | 220,000 | 102,500 | 240,000 | | |
| Average Price | 307,249 | 129,885 | 431,550 | | | 268,557 | 117,708 | 427,775 | | |

### Residential / Vertical Listing and Sales Report * Rolling 12 Months * Ending November 2015

| | Listed | | | | | Sold | | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| | SFR | Con Twn | Hi-Rise | Total | % Tot | SFR | Con Twn | Hi-Rise | Total | % Tot |
| $99,999 or Under | 1,420 | 4,007 | 40 | 5,467 | 10% | 1,054 | 2,942 | 14 | 4,010 | 11% |
| $100,000 - 119,999 | 1,220 | 1,122 | 19 | 2,361 | 4% | 978 | 796 | 11 | 1,785 | 5% |
| $120,000 - 139,999 | 2,124 | 1,028 | 36 | 3,188 | 6% | 1,719 | 698 | 12 | 2,429 | 7% |
| $140,000 - 159,999 | 3,425 | 858 | 51 | 4,334 | 8% | 2,894 | 594 | 26 | 3,514 | 9% |
| $160,000 - 179,999 | 4,170 | 599 | 93 | 4,862 | 9% | 3,384 | 412 | 64 | 3,860 | 10% |
| $180,000 - 199,999 | 4,069 | 344 | 101 | 4,514 | 8% | 3,200 | 215 | 66 | 3,481 | 9% |
| $200,000 - 249,999 | 8,366 | 564 | 172 | 9,102 | 17% | 6,262 | 368 | 80 | 6,710 | 18% |
| $250,000 - 299,999 | 5,993 | 186 | 196 | 6,375 | 12% | 4,106 | 84 | 85 | 4,275 | 11% |
| $300,000 - 399,999 | 6,366 | 100 | 243 | 6,709 | 12% | 3,927 | 44 | 103 | 4,074 | 11% |
| $400,000 - 499,999 | 2,596 | 27 | 178 | 2,801 | 5% | 1,456 | 12 | 66 | 1,534 | 4% |
| $500,000 - 749,999 | 2,137 | 23 | 170 | 2,330 | 4% | 933 | 10 | 63 | 1,006 | 3% |
| $750,000 - 999,999 | 617 | 1 | 89 | 707 | 1% | 252 | - | 27 | 279 | 1% |
| $1,000,000 + | 796 | 3 | 164 | 963 | 2% | 269 | - | 65 | 334 | 1% |
| Totals | 43,299 | 8,862 | 1,552 | 53,713 | 100% | 30,434 | 6,175 | 682 | 37,291 | 100% |
| Median Price | 232,000 | 110,000 | 339,000 | | | 215,000 | 103,000 | 285,000 | | |

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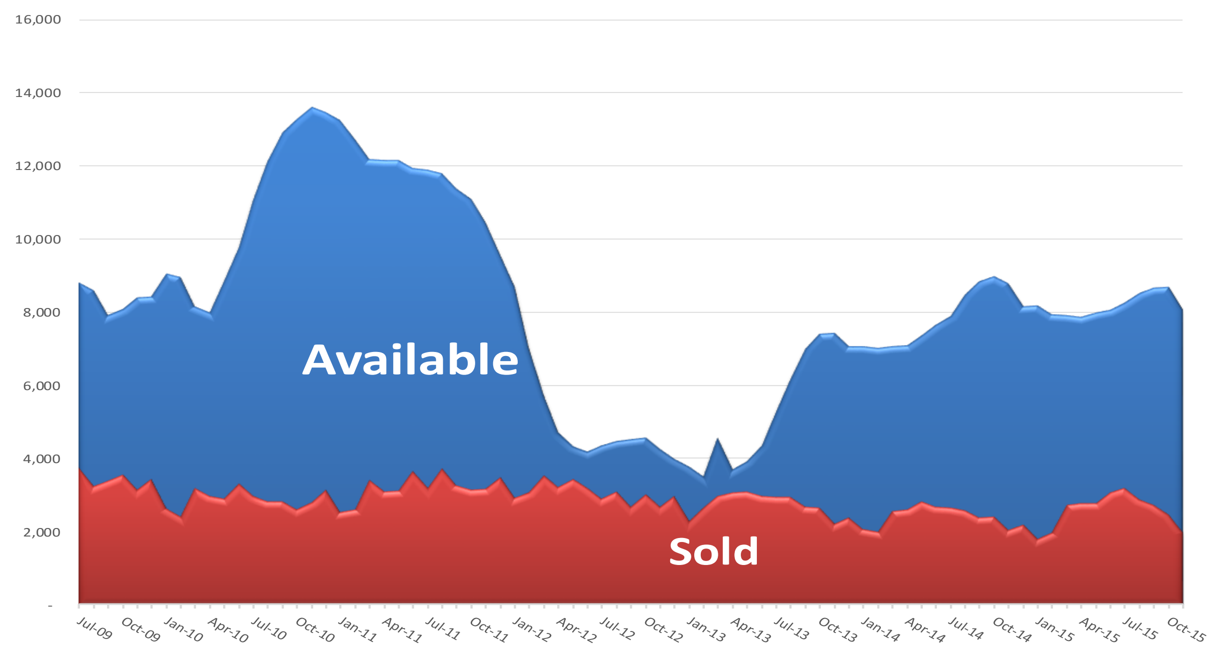
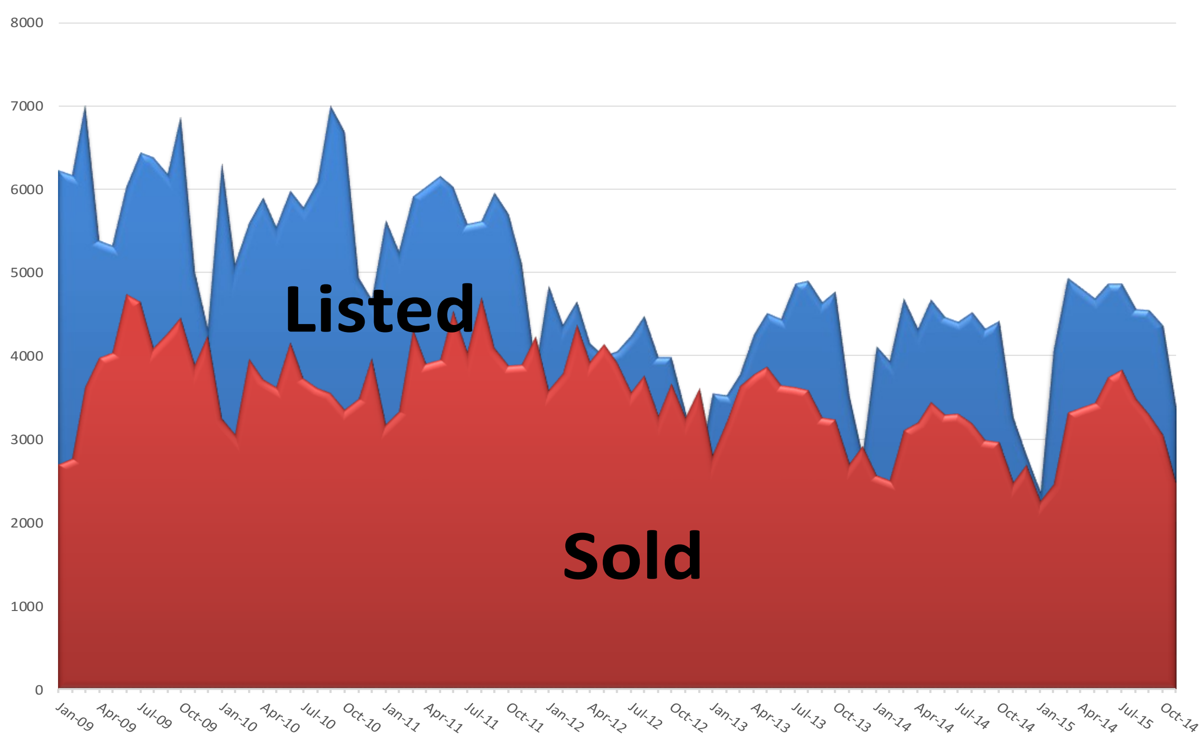
# EQUITY TITLE OF NEVADA

## December 2015 Greater Las Vegas Market Update

### Single Family Residences (SFR)




### Residential Listings Taken vs Listings Sold

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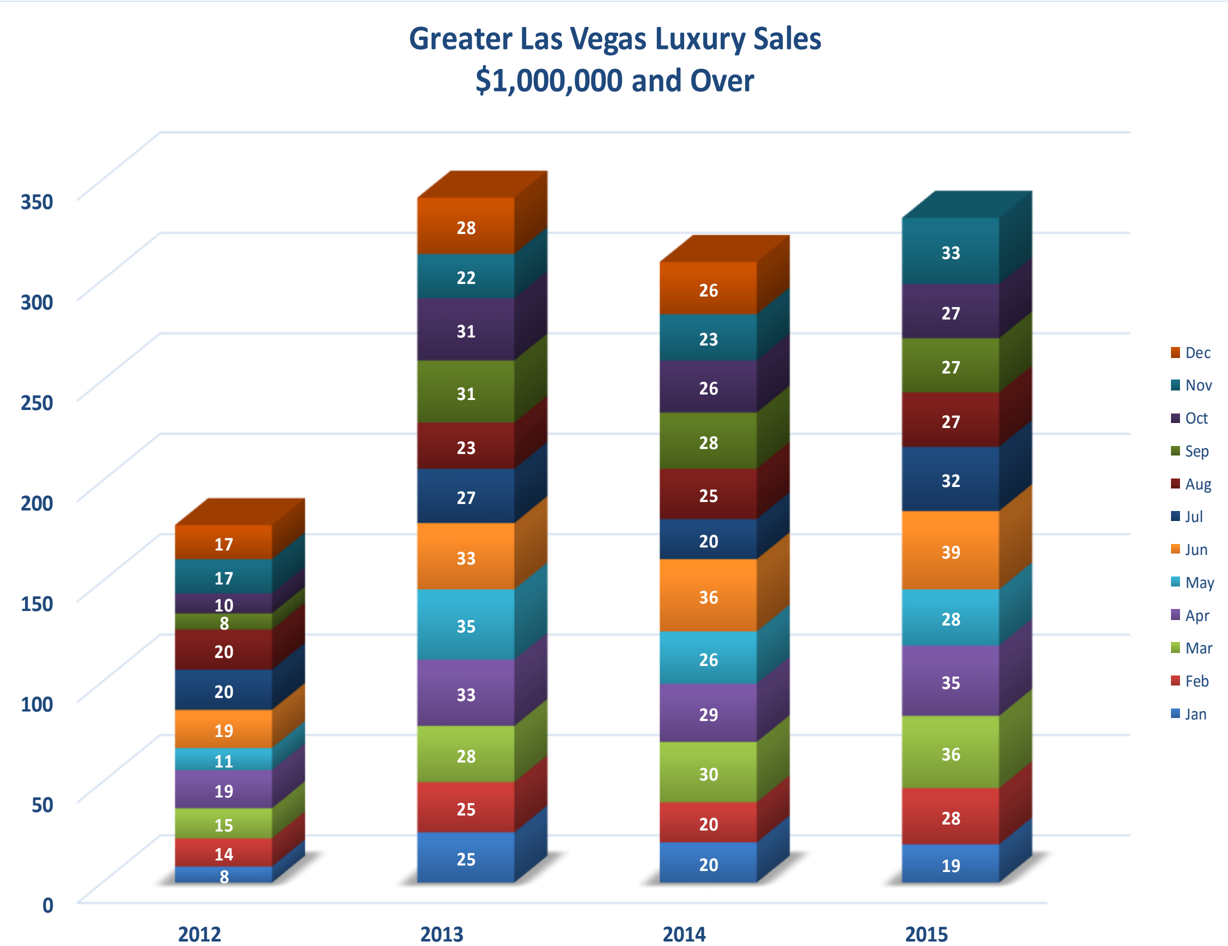
# Greater Las Vegas Luxury Homes - $1,000,000 and Over

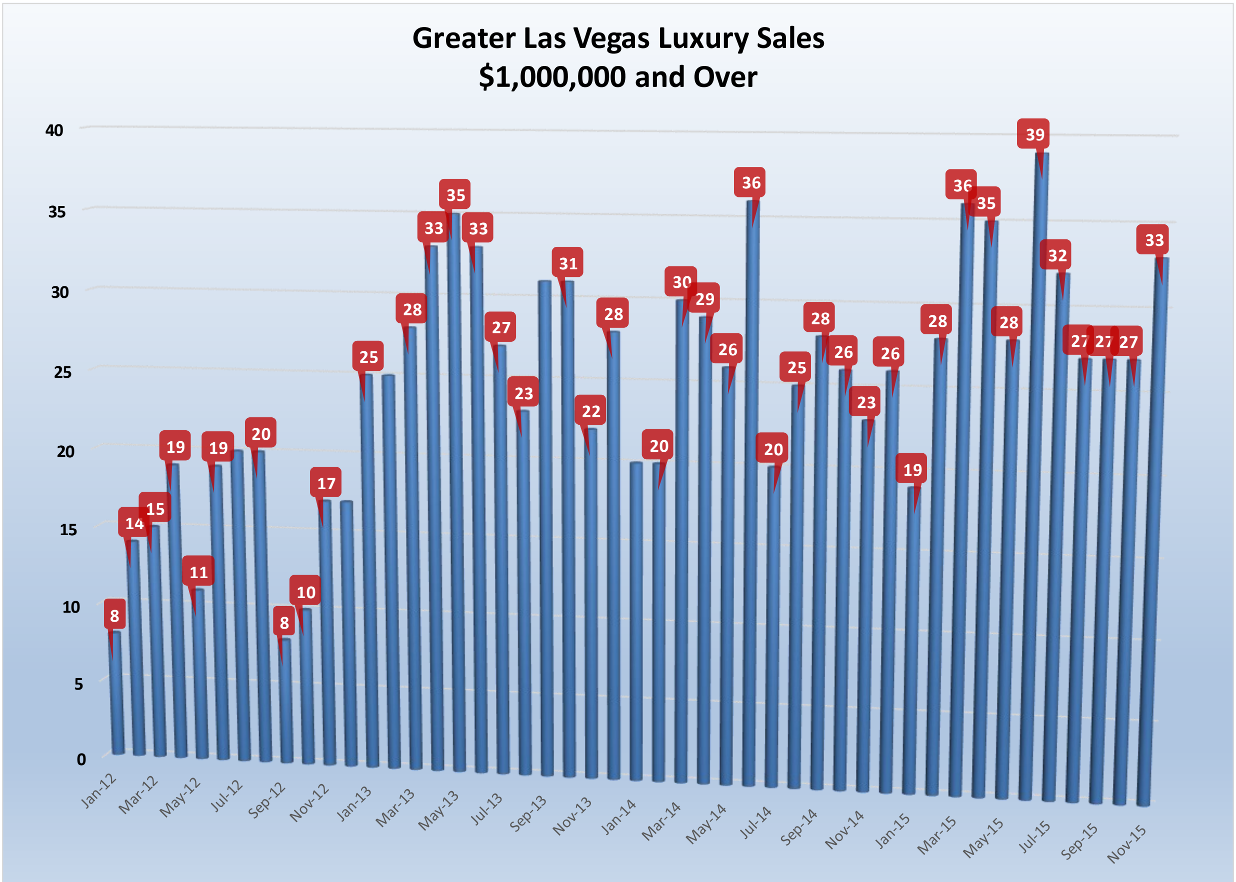
| | Available Units | Average List Price | Pending Units | November Sold Units | 30 Day Absorption Rate | YTD Sold Units | YTD Average Sold Price | YTD Average SP/Sq Ft | YTD Average DOM |
|---|---|---|---|---|---|---|---|---|---|
| REO: | - | - | 2 | - | | 1 | 2,830,000 | 553 | 47 |
| Short Sales: | 6 | 1,708,242 | 5 | 1 | 16.7% | 6 | 1,523,333 | 252 | 126 |
| Equity: | 471 | 2,620,395 | 48 | 32 | 6.8% | 324 | 1,723,734 | 354 | 120 |
| Total GLVAR: | 477 | 2,608,921 | 55 | 33 | 6.9% | 331 | 1,723,443 | 352 | 120 |

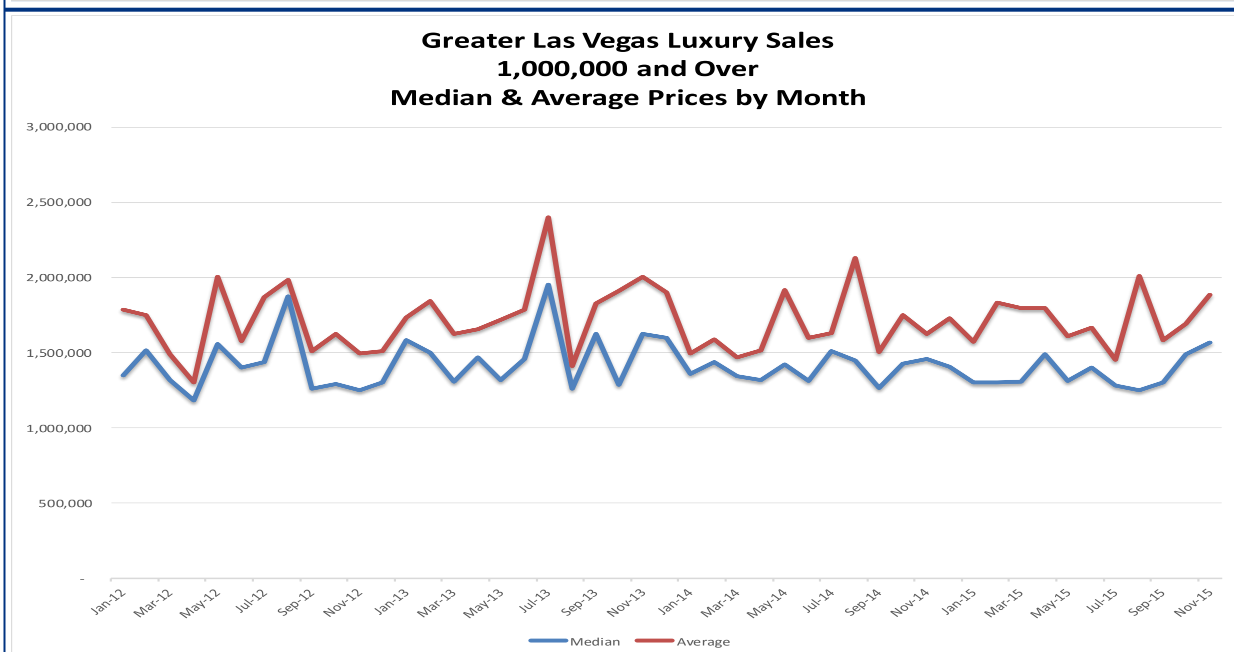
This data included all GLVAR listings and sales within the Greater Las Vegas market area: RES, VER



# EQUITY TITLE OF NEVADA

## December 2015 Greater Las Vegas Market Update

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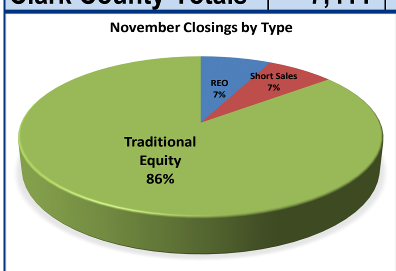
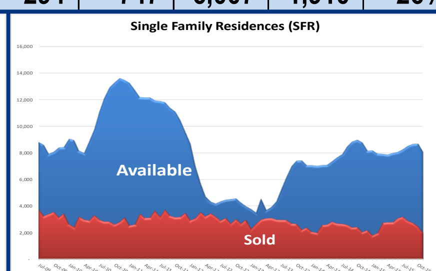
# EQUITY TITLE OF NEVADA

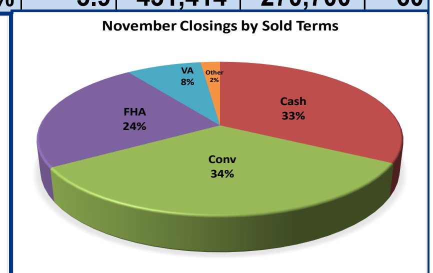
## December 2015 Greater Las Vegas Market Update

### Single Family Residence - November 2015

| Area | Total Currently Listed | REO Listed | SS Listed | Classic Listed | Sold | % Sold | Months Supply | Average List Price | Average Close Price | Avg DOM |
|---|---|---|---|---|---|---|---|---|---|---|
| **North** (101, 103) | 780 | 32 | 137 | 611 | 224 | 29% | 3.5 | 214,575 | 191,887 | 79 |
| **East** (201-204) | 725 | 54 | 95 | 213 | 206 | 28% | 3.5 | 182,622 | 150,050 | 62 |
| **South** (301-303) | 656 | 31 | 78 | 547 | 204 | 31% | 3.2 | 293,135 | 229,573 | 61 |
| **NW** (102, 401-403, 405) | 1440 | 70 | 172 | 1198 | 434 | 30% | 3.3 | 334,744 | 241,442 | 58 |
| **Summerlin** (404) | 418 | 14 | 21 | 383 | 83 | 20% | 5.0 | 790,217 | 416,561 | 67 |
| **SW** (501-505) | 1921 | 48 | 147 | 1726 | 406 | 21% | 4.7 | 543,140 | 329,721 | 53 |
| **Henderson** | 1388 | 44 | 92 | 1252 | 343 | 25% | 4.0 | 577,420 | 344,634 | 54 |
| **Boulder City** | 83 | 1 | 5 | 77 | 10 | 12% | 8.3 | 562,840 | 487,346 | 84 |
| **Clark County Totals** | 7,411 | 294 | 747 | 6,007 | 1,910 | 26% | 3.9 | 431,414 | 270,700 | 60 |




| YTD Closed 2014 | YTD Closed 2015 | Units Change | % Change |
|---|---|---|---|
| 32,974 | 34,550 | 1,576 | 4.8% |

### Condominium & Townhouse - November 2015

| Area | Total Currently Listed | REO Listed | SS Listed | Classic Listed | Sold | % Sold | Months Supply | Average List Price | Average Close Price | Avg DOM |
|---|---|---|---|---|---|---|---|---|---|---|
| **North** (101, 103) | 86 | 2 | 13 | 71 | 10 | 12% | 8.6 | 108,632 | 96,505 | 67 |
| **East** (201-204) | 192 | 12 | 23 | 157 | 44 | 23% | 4.4 | 79,057 | 70,520 | 78 |
| **South** (301-303) | 342 | 11 | 28 | 303 | 79 | 23% | 4.3 | 114,610 | 96,128 | 81 |
| **NW** (102, 401-403, 405) | 309 | 12 | 35 | 262 | 93 | 30% | 3.3 | 105,107 | 101,920 | 56 |
| **Summerlin** (404) | 76 | 1 | 3 | 72 | 20 | 26% | 3.8 | 242,791 | 211,625 | 61 |
| **SW** (501-505) | 445 | 15 | 45 | 385 | 108 | 24% | 4.1 | 131,290 | 125,341 | 55 |
| **Henderson** | 231 | 9 | 14 | 208 | 72 | 31% | 3.2 | 188,517 | 146,076 | 44 |
| **Boulder City** | 21 | 1 | 0 | 20 | 5 | 24% | 4.2 | 188,074 | 231,700 | 51 |
| **RES Totals** | 1702 | 63 | 161 | 1478 | 431 | 25% | 3.9 | 129,589 | 117,369 | 61 |
| **Hi-Rise Condos** | 660 | 11 | 7 | 642 | 77 | 12% | 8.6 | 666,732 | 453,793 | 93 |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