



EQUITY TITLE OF NEVADA

Las Vegas Market Update - July 2016

Greater Las Vegas Snapshot by Sale Type

	Available Units	Pending Units	June Sold Units	Median List Price	Average List Price	Median Sold Price	Average Sold Price	Months of Inventory	30 Day Absorption Rate	Average DOM
SFR	7,760	5,866	3,260	255,900	323,728	235,000	276,482	2.4	42.0%	51
CON/TWH/MAN	1,463	715	721	119,000	122,971	115,000	122,971	2.0	49.3%	55
Total Residential	9,223	6,581	3,981	234,900	298,401	210,000	243,786	2.3	43.2%	55
Hi-Rise	623	136	81	324,750	556,349	250,000	325,443	7.7	13.0%	94
Multiple Dwelling	149	76	30	202,450	196,937	189,250	181,250	5.0	20.1%	91
Vacant Land	2,568	88	68	85,950	238,800	58,000	161,843	37.8	2.6%	221
	Available Units	Pending Units	YTD Sold Units	Median List Price	Average List Price	Median Sold Price	Average Sold Price	Months of Inventory	Absorption Rate	Average DOM
Luxury Sales (RES & VER) \$1M+	563	67	162	1,545,000	1,910,853	1,526,890	1,907,337	18	28.8%	127

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

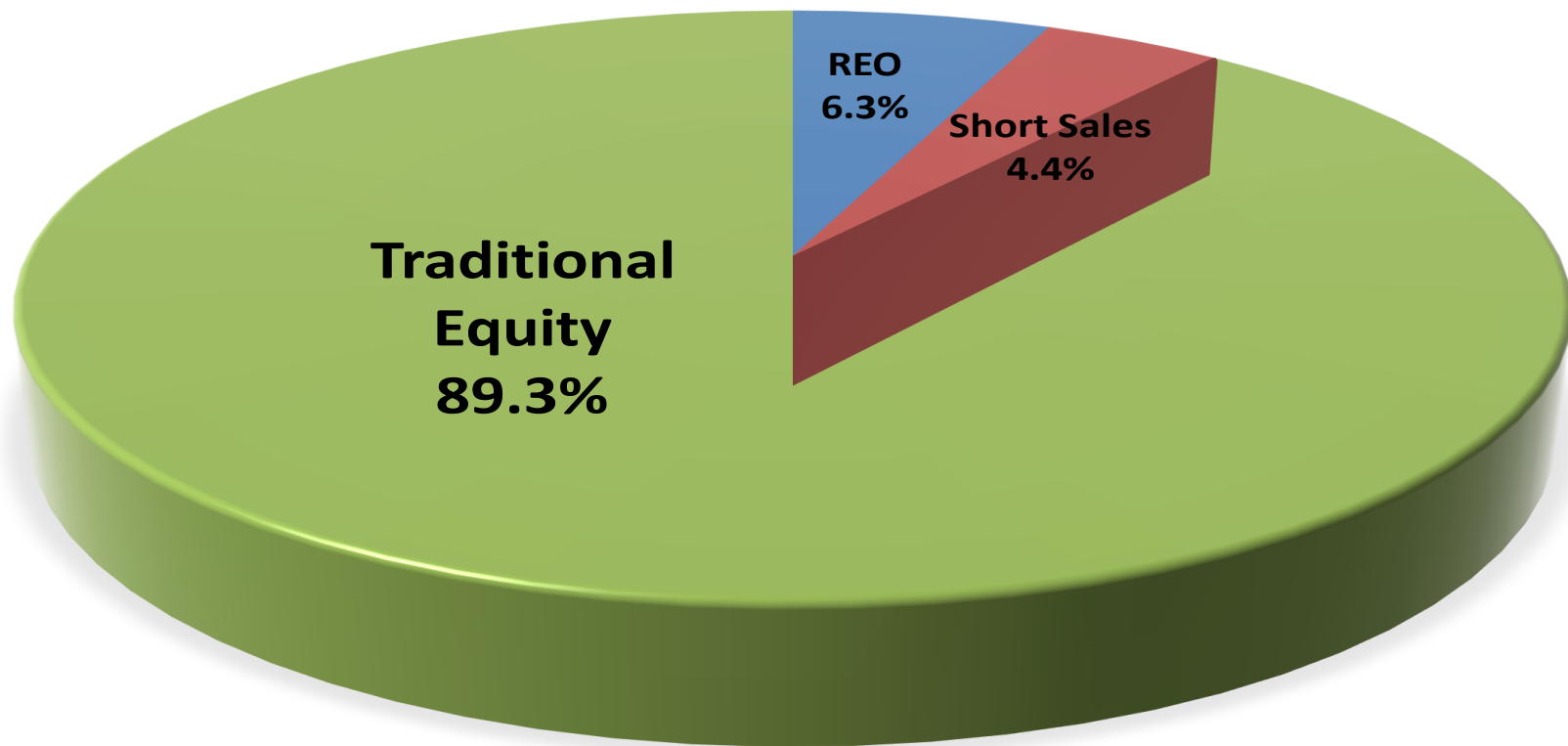
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June Closings by Type

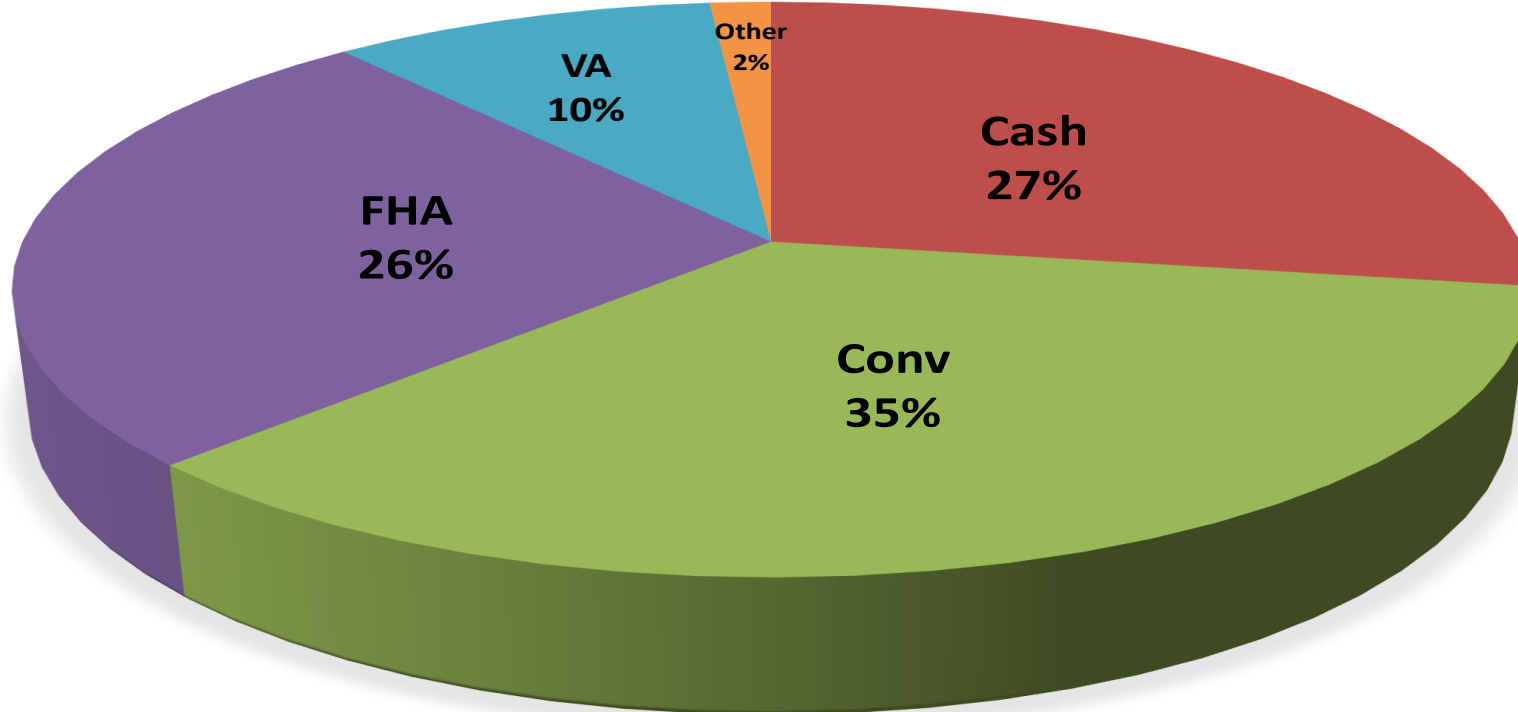




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June Closings by Sold Terms



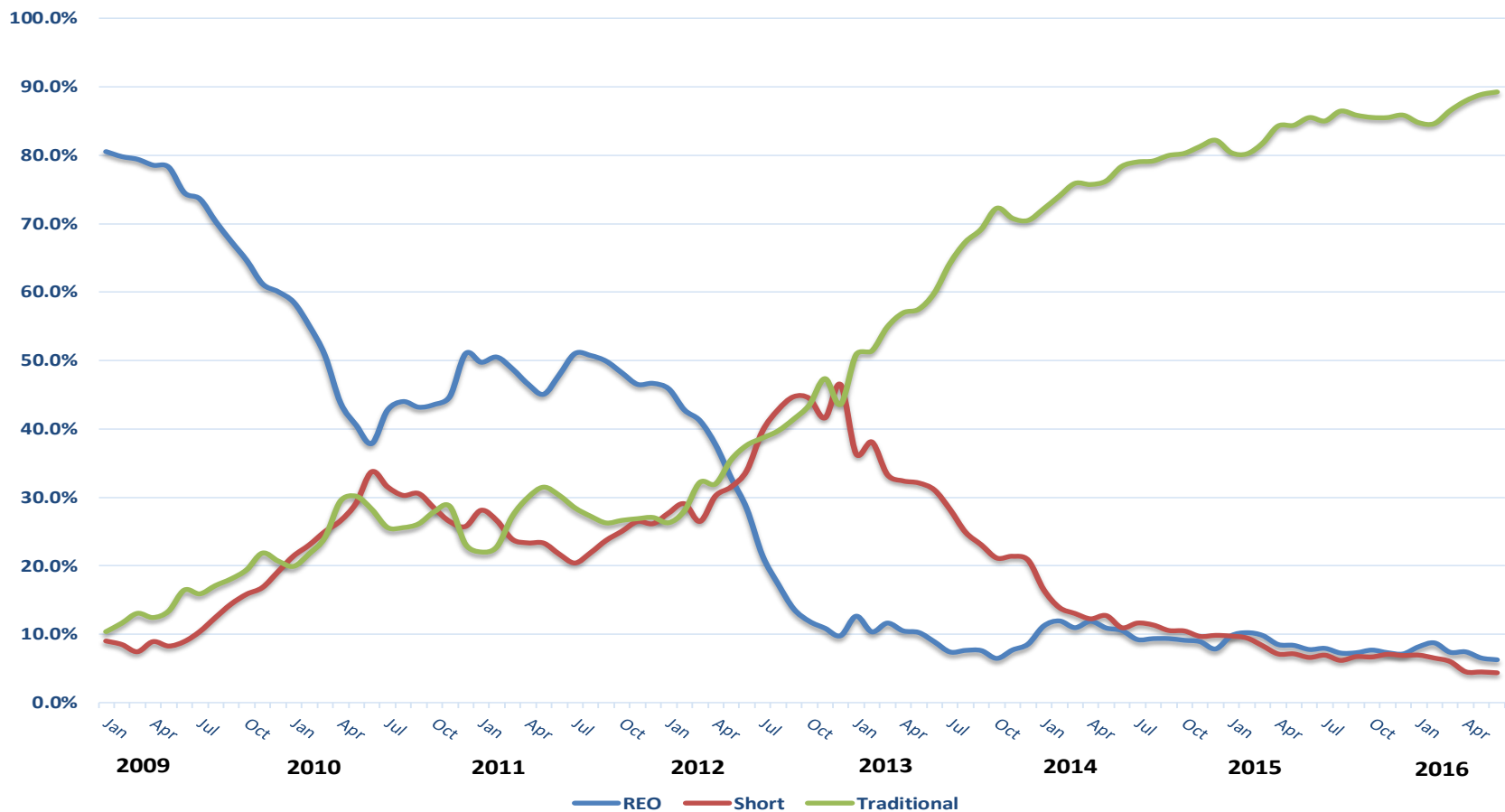
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Closed Sales Trend by Type



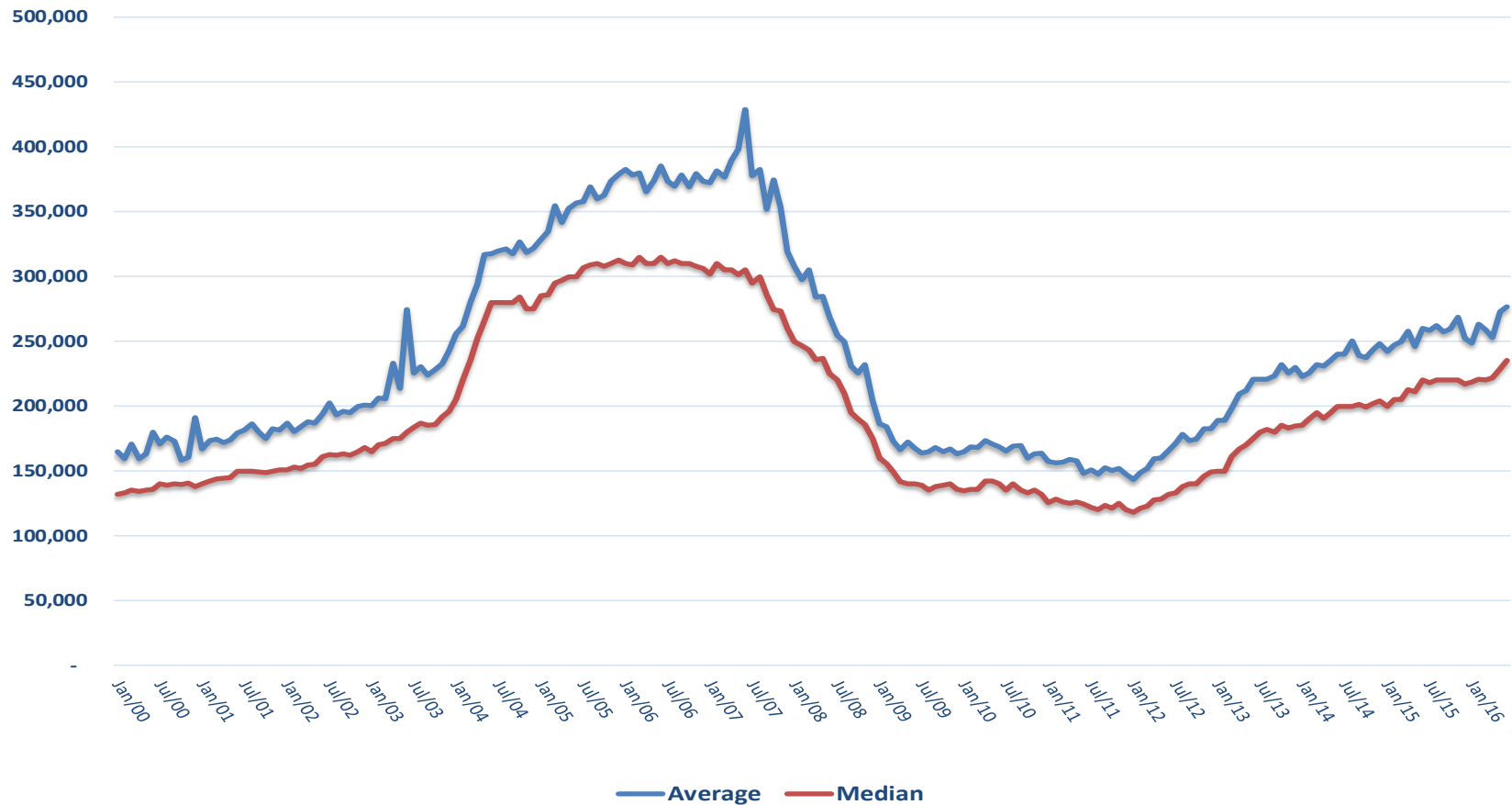
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SFR Market Prices



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SINGLE FAMILY RESIDENTIAL CLOSINGS



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SFR Closed Sales in Selected Communities - Last Six Months

	Jan 2016	Feb	Mar	Apr	May	June	Trendline	Ave Days to Sell
Aliante	23	20	30	32	32	37		49
Anthem	22	18	30	28	46	51		51
Boulder City	10	15	13	21	18	10		54
Centennial Hills	21	20	35	29	38	36		30
Desert/South Shores	14	16	17	15	12	25		55
Green Valley	24	41	47	38	55	53		67
Green Valley Ranch	9	16	16	16	11	25		11
High Rise Sales	45	54	63	57	81	81		94
Iron Mountain Ranch	8	9	19	11	15	12		35
Mountains Edge	60	51	69	72	74	100		44
Pahrump/Nye	34	29	38	31	52	44		107
Peccole Ranch	5	14	8	13	9	21		62
Providence	23	28	45	40	38	54		35
Red Rock Country Club	3	6	5	3	7	8		113
Rhodes Ranch	13	20	25	20	20	31		110
Seven Hills	2	10	12	19	26	20		40
Silverado Ranch	21	31	40	45	43	46		35
Southern Highlands	26	32	37	41	43	55		66
Spring Valley	15	15	18	18	27	31		45
Summerlin	71	73	107	90	120	117		55
Sun City Anthem	22	16	27	33	42	33		60
Sun City Summerlin	24	26	27	29	48	31		54
The Lakes	14	16	38	24	16	18		23

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SFR Closed Average Sales Prices in Selected Communities - Last Six Months

	Jan 2016	Feb	Mar	Apr	May	June	Price Movement
Aliante	270,270	257,950	264,984	284,053	268,507	285,639	
Anthem	567,273	407,272	523,947	425,810	508,135	449,663	
Boulder City	407,912	304,327	310,100	378,679	293,761	289,100	
Centennial Hills	265,450	272,554	291,552	263,346	285,885	306,425	
Desert/South Shores	336,689	269,659	290,494	368,533	394,217	313,270	
Green Valley	293,071	319,624	295,158	307,989	302,884	384,449	
Green Valley Ranch	284,667	335,038	334,813	310,439	355,455	380,269	
High Rise Sales	402,980	503,586	446,713	343,950	350,787	325,443	
Iron Mountain Ranch	277,113	236,656	245,384	267,573	256,688	321,167	
Mountains Edge	277,706	293,958	270,249	276,650	282,323	289,114	
Pahrump/Nye	171,743	173,383	185,472	204,546	178,653	175,226	
Peccole Ranch	259,000	281,964	302,125	262,369	283,028	292,852	
Providence	242,312	239,476	246,144	255,943	279,918	258,516	
Red Rock Country Club	1,306,667	1,550,833	882,500	780,833	860,129	1,049,300	
Rhodes Ranch	281,902	309,360	315,505	310,964	331,592	322,222	
Seven Hills	492,500	478,550	463,533	551,147	533,200	515,070	
Silverado Ranch	234,186	249,789	243,994	234,881	266,447	249,540	
Southern Highlands	318,362	382,009	327,223	339,749	422,379	369,603	
Spring Valley	243,245	227,753	228,250	239,856	245,454	259,978	
Summerlin	426,286	408,957	454,968	352,151	446,947	519,495	
Sun City Anthem	353,784	324,868	386,456	374,733	360,633	365,164	
Sun City Summerlin	289,846	269,021	302,020	277,831	301,221	333,545	
The Lakes	270,421	388,994	322,052	314,408	367,633	274,542	

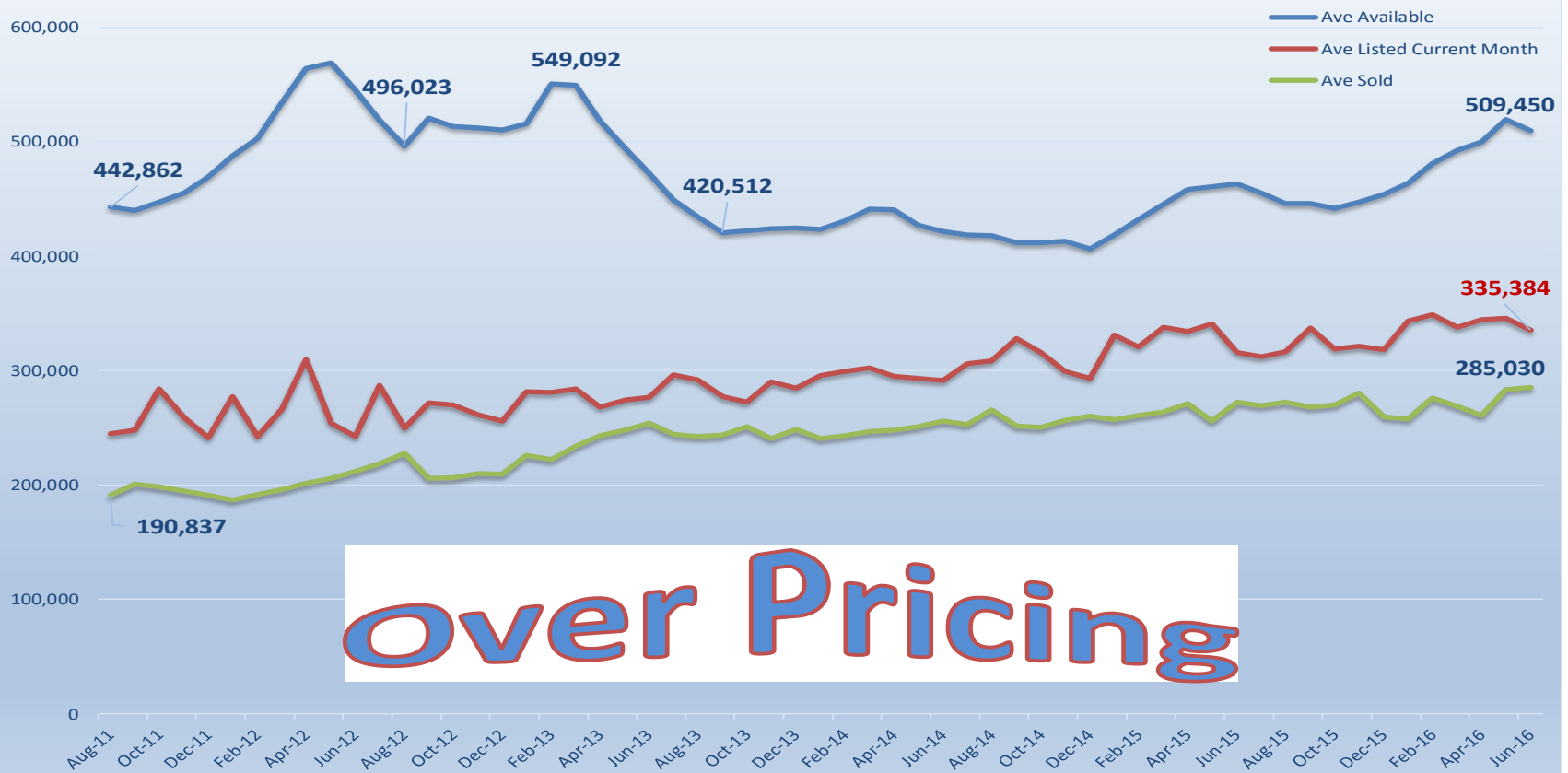
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Greater Las Vegas
SFR Average Equity Listing vs Sale Prices



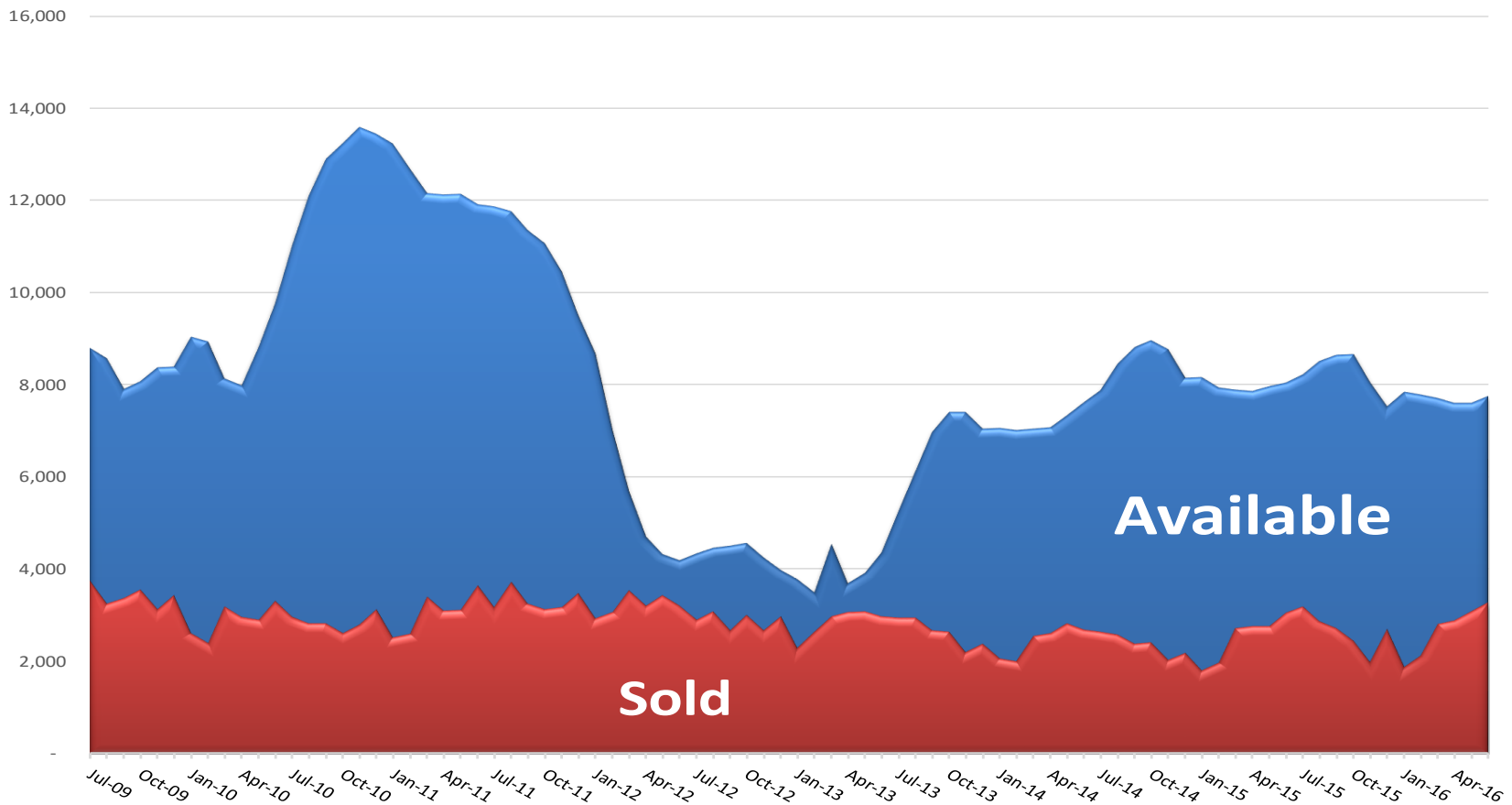
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Single Family Residences (SFR)



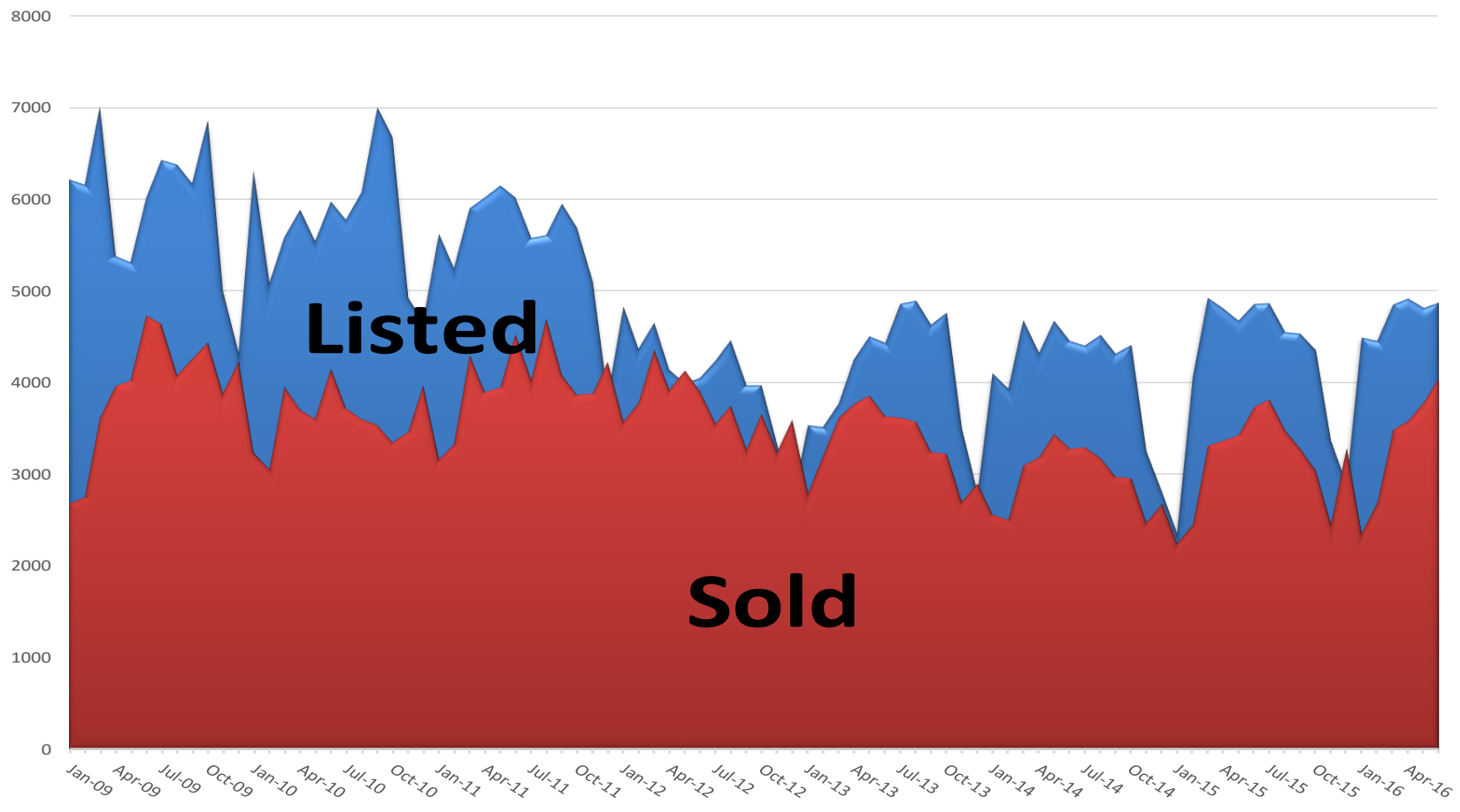
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Residential Listings Taken vs Listings Sold



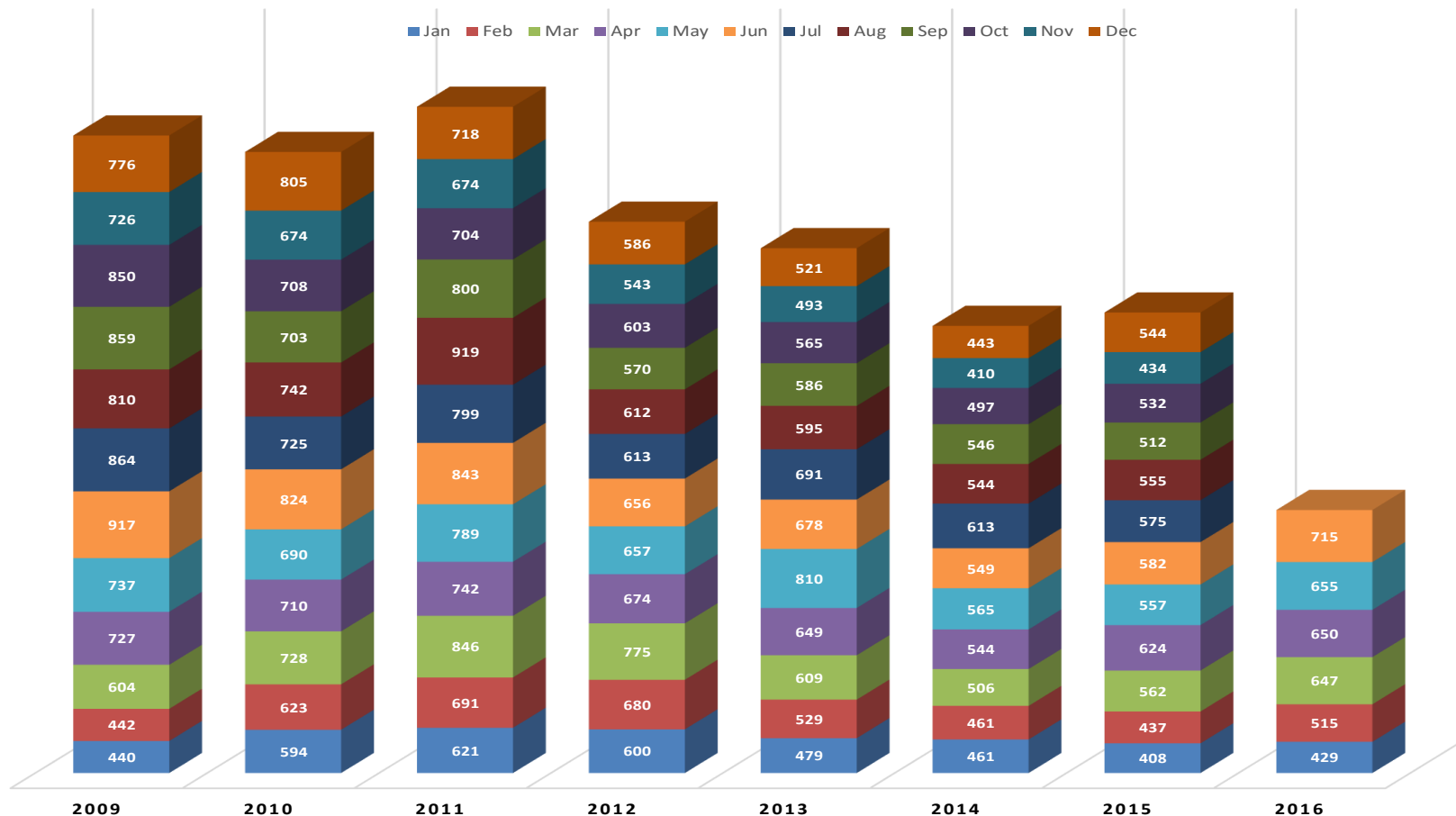
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CONDO / TOWNHOME CLOSINGS



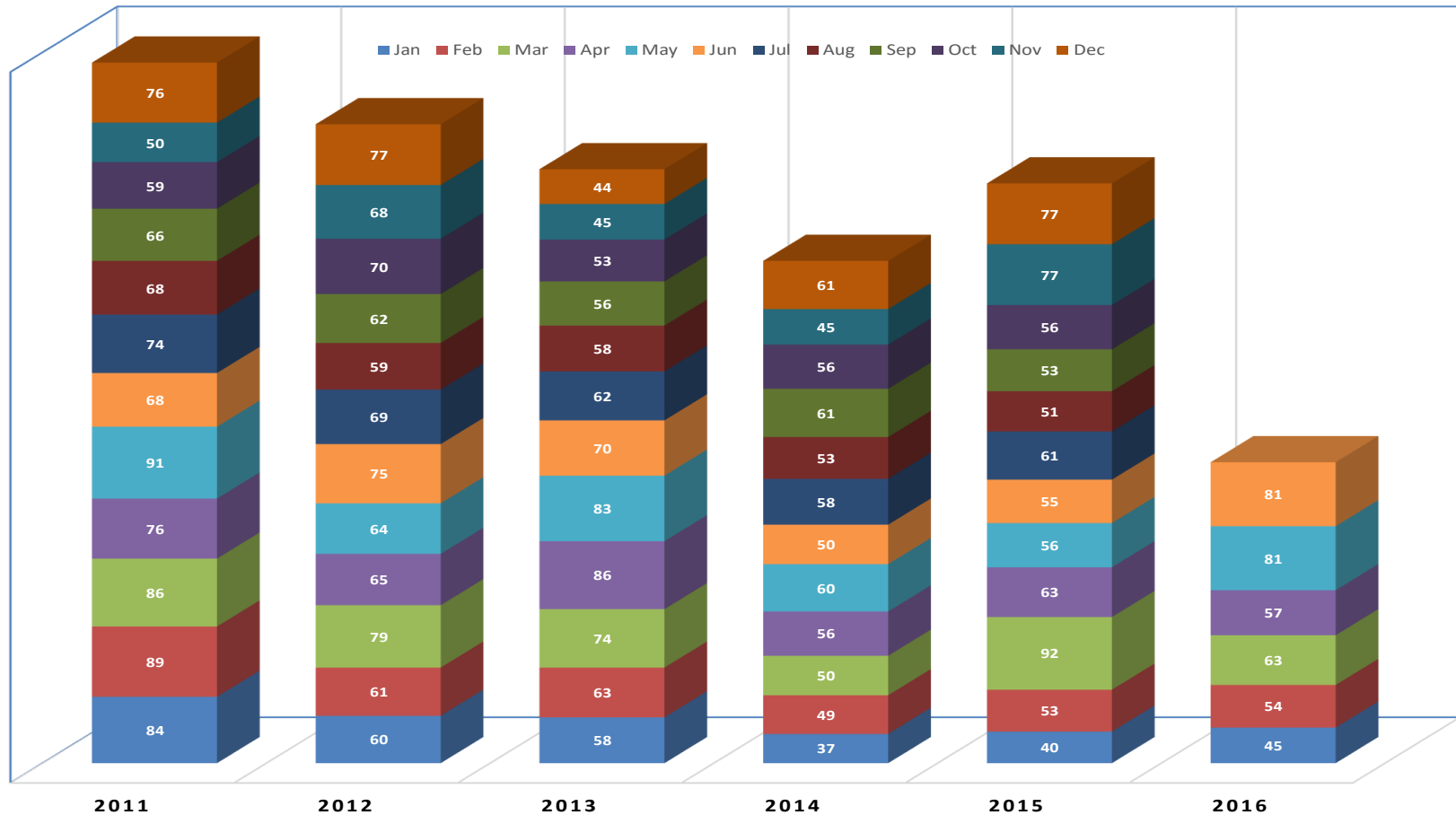
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VERTICAL / HI-RISE CLOSINGS



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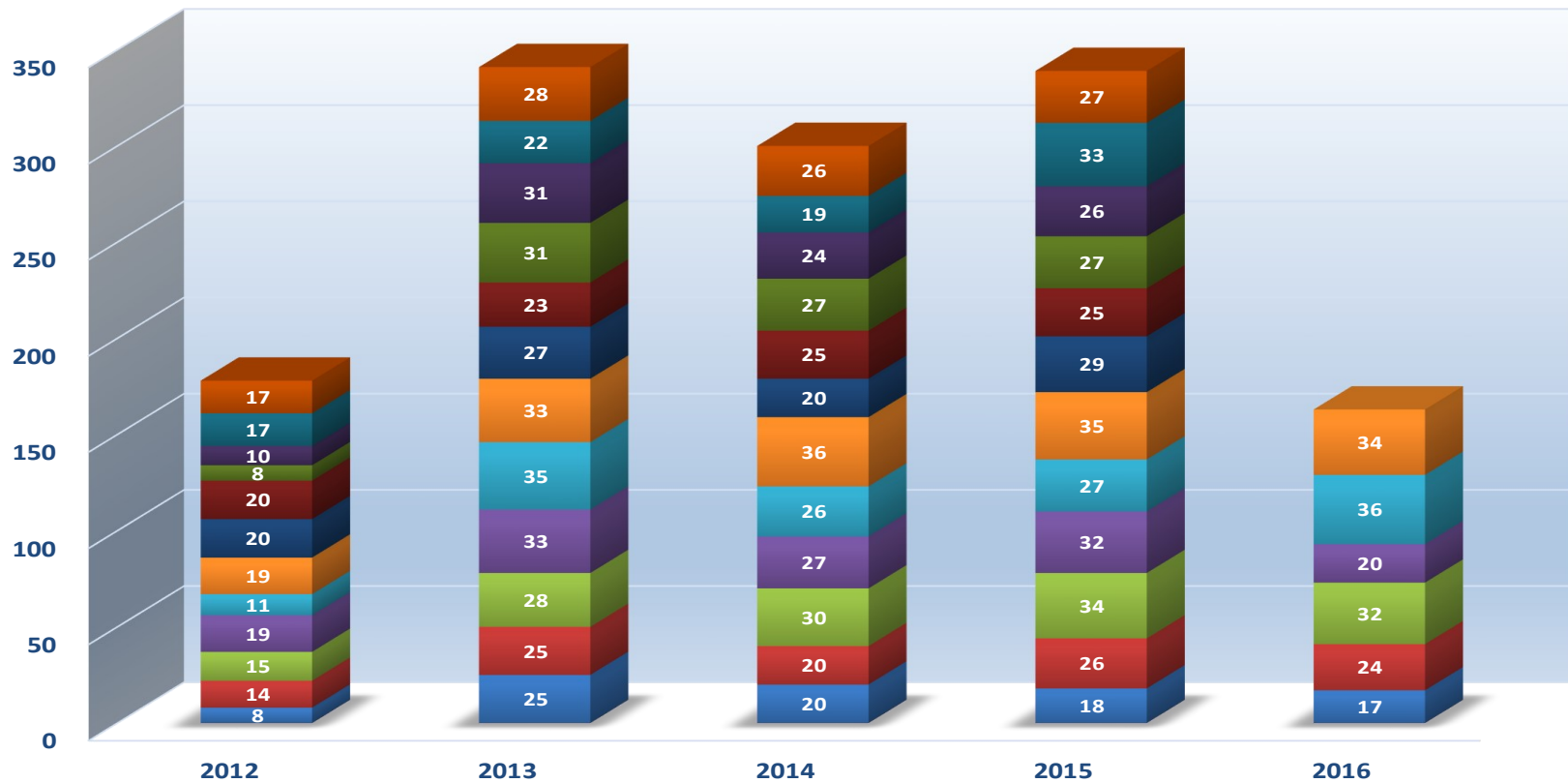


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Greater Las Vegas Luxury Sales \$1,000,000 and Over

■ Jan ■ Feb ■ Mar ■ Apr ■ May ■ Jun ■ Jul ■ Aug ■ Sep ■ Oct ■ Nov ■ Dec



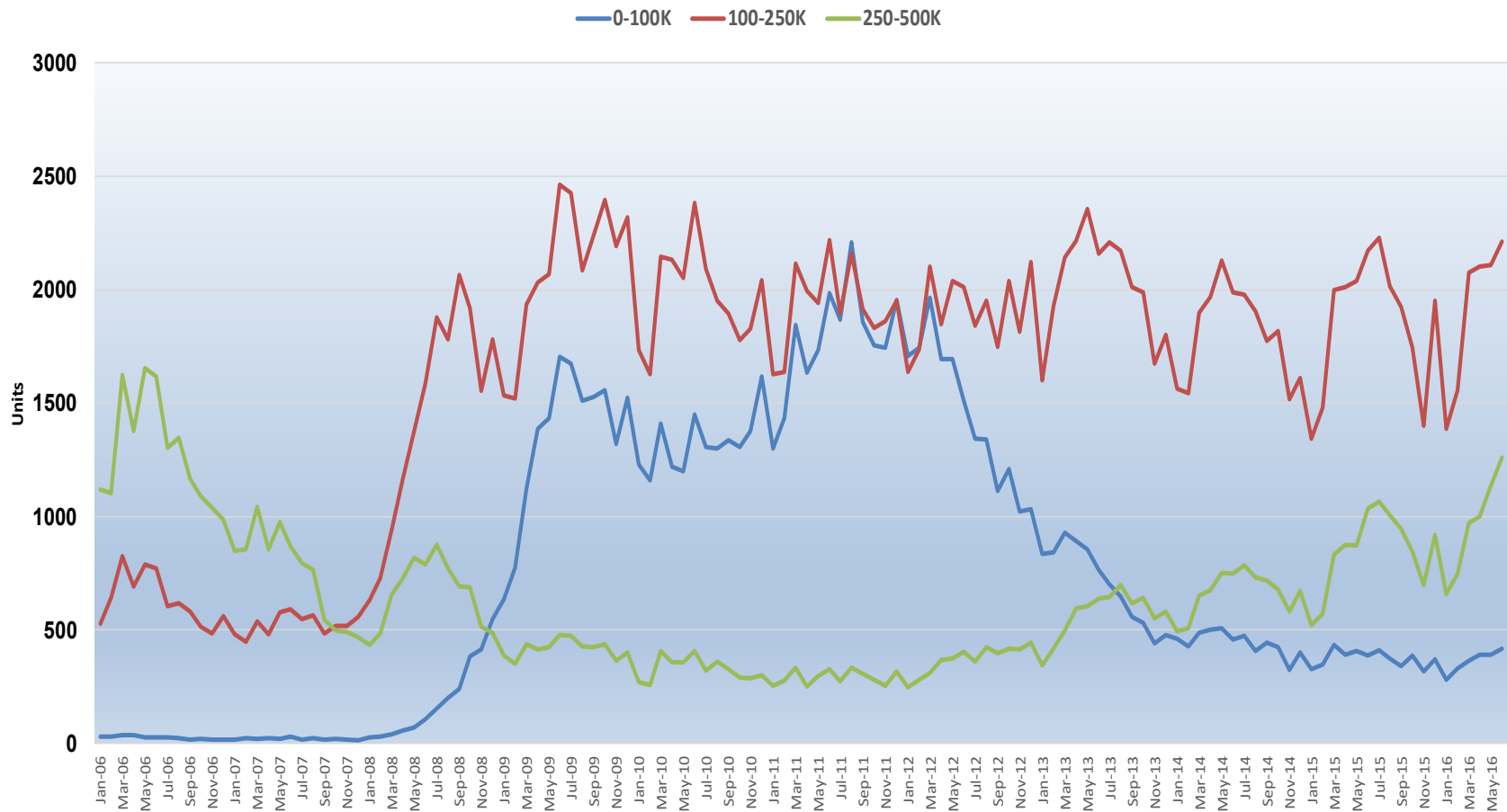
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Closed Units By Price Point



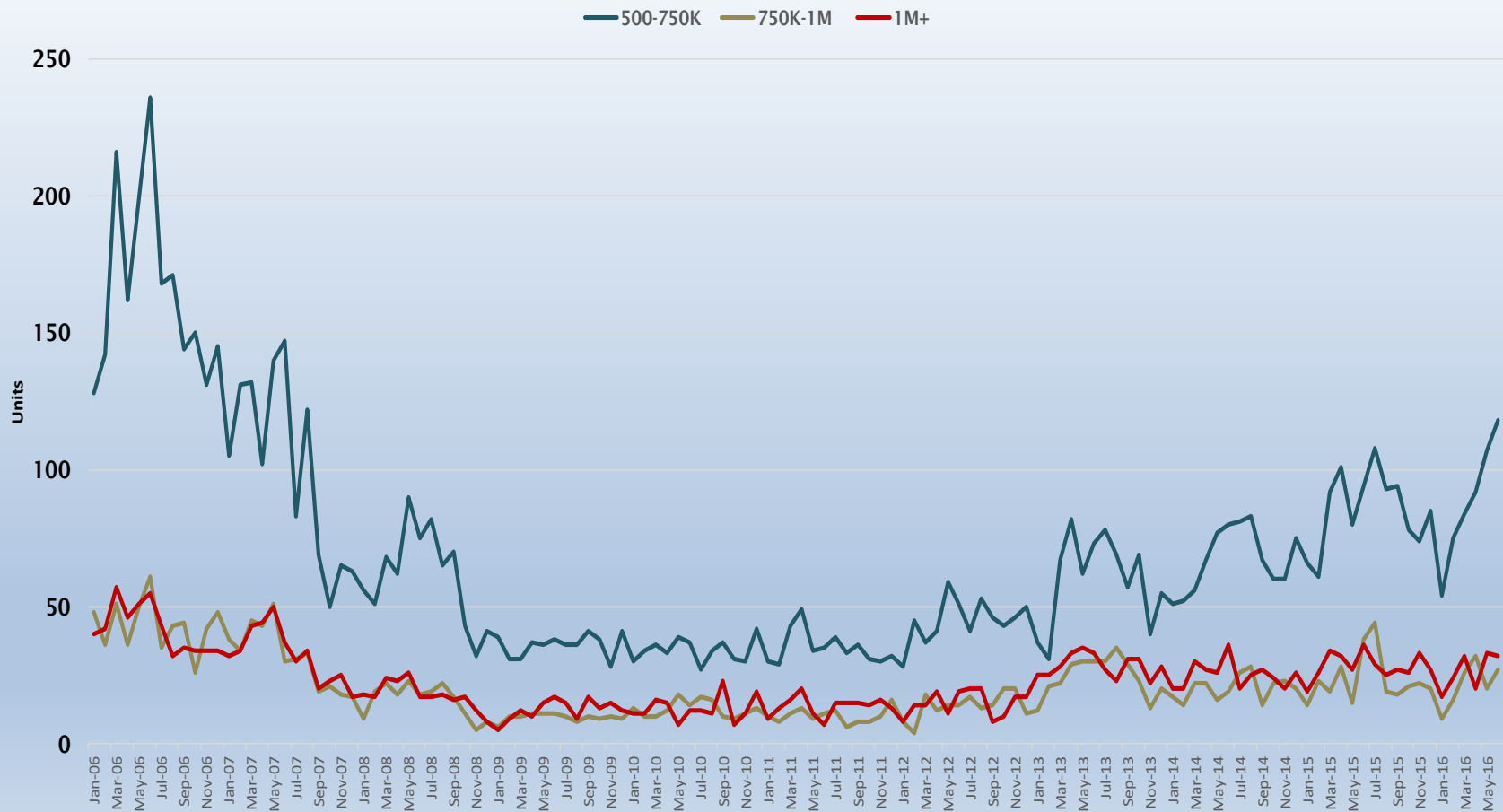
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Closed Units By Price Point



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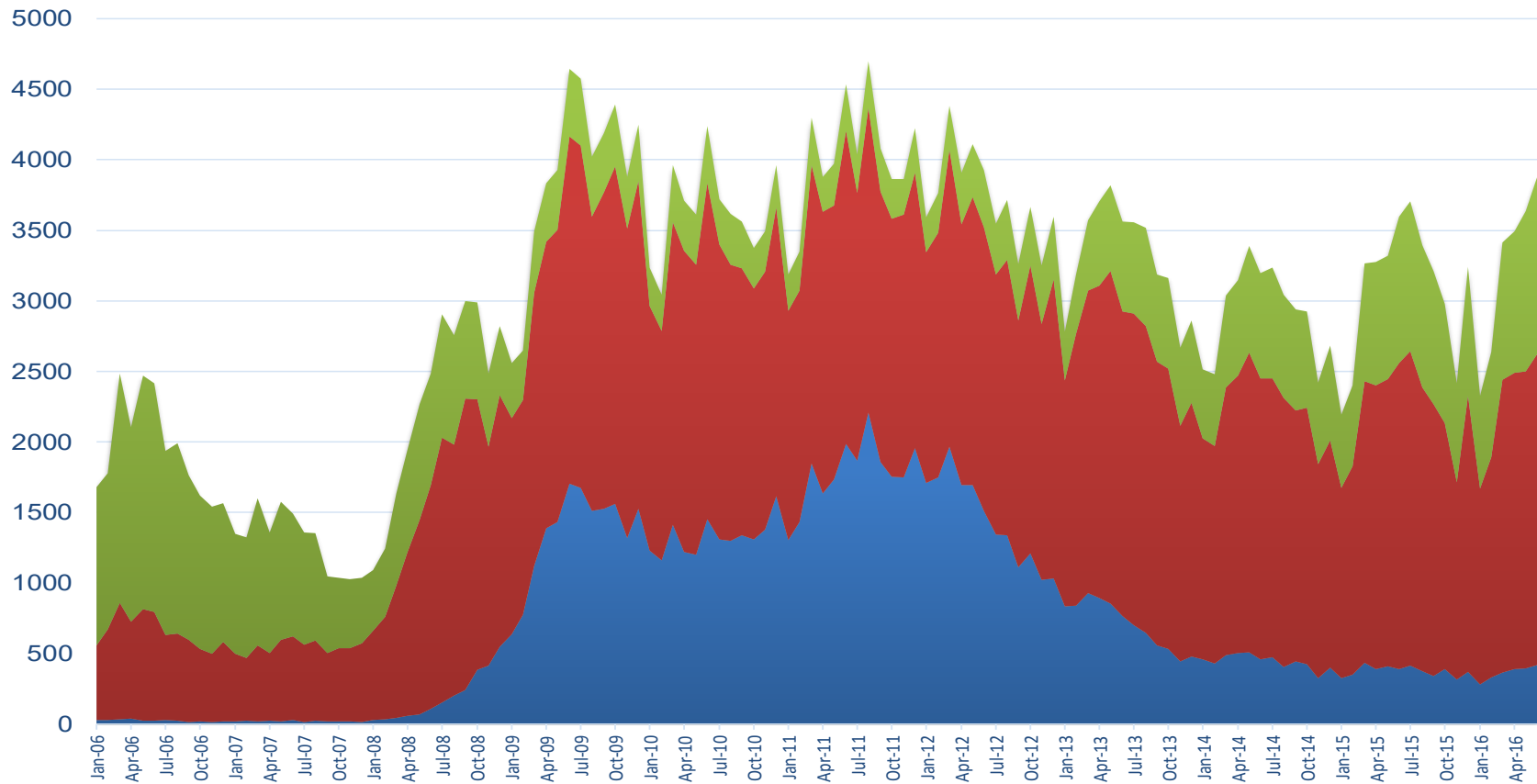


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Closed Units By Price Point

■ 0-100K ■ 100-250K ■ 250-500K



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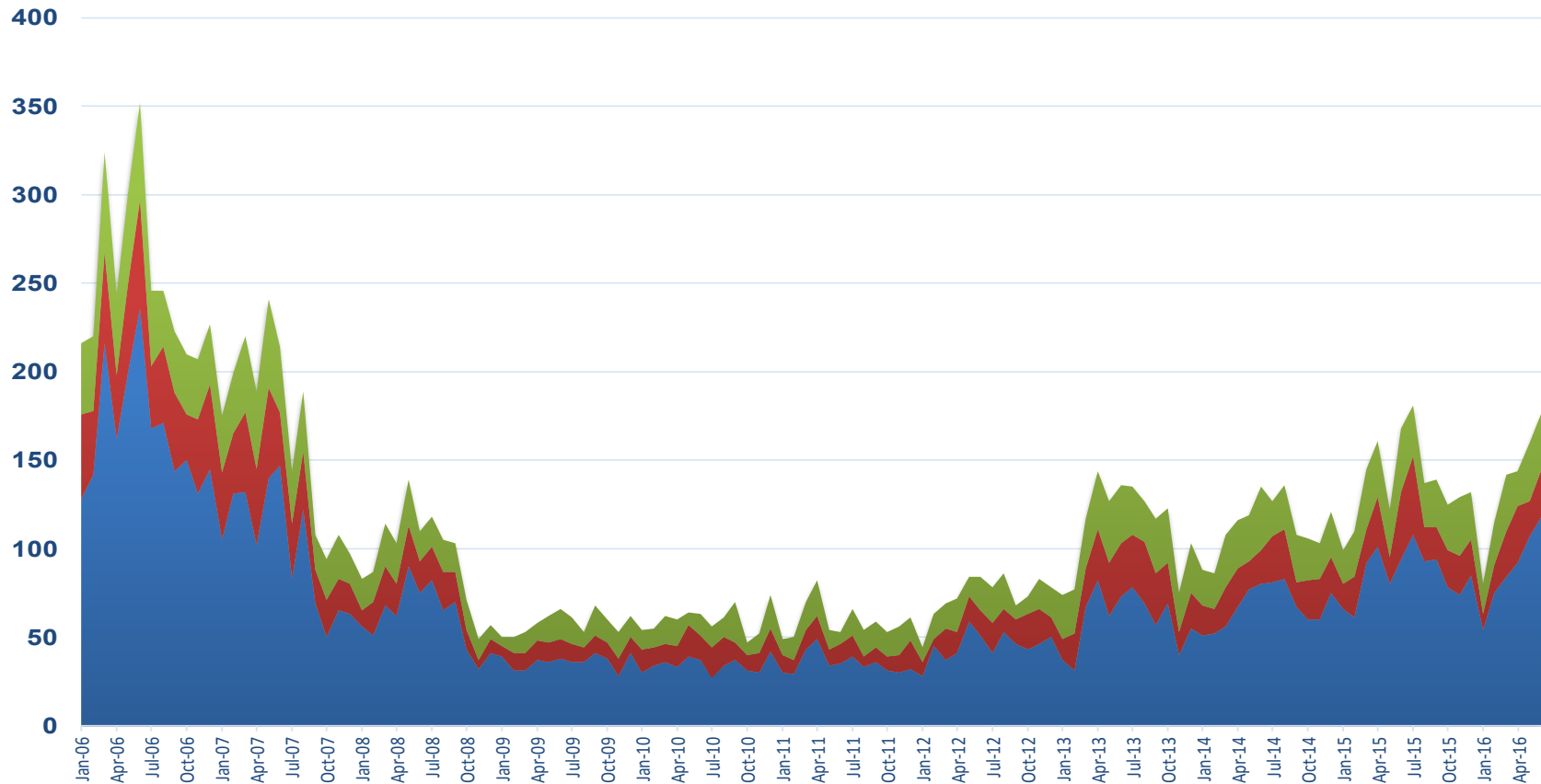


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Closed Units By Price Point

■ 500-750K ■ 750K-1M ■ 1M+



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