



EQUITY TITLE OF NEVADA

Las Vegas Market Update - May 2017

Greater Las Vegas Snapshot by Sale Type

	Available Units	Pending Units	Last Month's Sold Units	Median List Price	Average List Price	Median Sold Price	Average Sold Price	Months of Inventory	30 Day Absorption Rate	Average DOM
SFR	5,648	5,696	2,869	345,000	541,957	249,000	286,365	2.0	50.8%	42
CON/TWH	739	1,159	663	145,000	180,214	130,000	140,549	1.1	89.7%	32
<i>Total Residential</i>	<i>6,387</i>	<i>6,855</i>	<i>3,532</i>	<i>234,900</i>	<i>298,401</i>	<i>210,000</i>	<i>243,786</i>	<i>1.8</i>	<i>55.3%</i>	<i>55</i>
Hi-Rise	454	130	77	448,000	819,355	269,900	361,133	5.9	17.0%	79
Multiple Dwelling	69	88	39	235,000	260,054	214,000	205,105	1.8	56.5%	54
Vacant Land	2,298	129	76	70,000	289,848	50,000	140,041	30.2	3.3%	192
	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+	511	93	116	1,790,000	2,599,752	1,380,000	1,690,995	21	3.2%	99

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

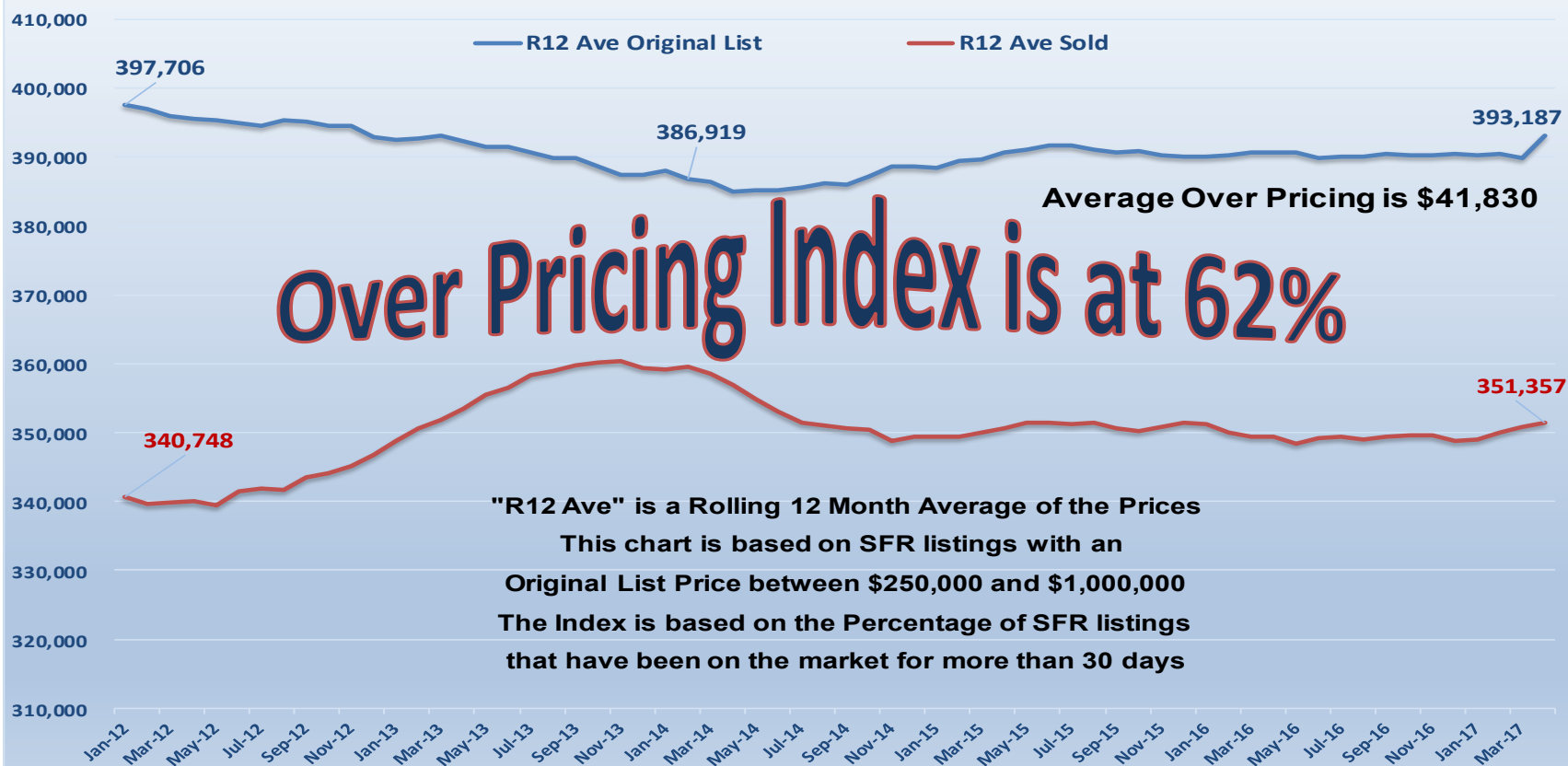
Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only



EQUITY TITLE OF NEVADA

Las Vegas Market Update - May 2017

Greater Las Vegas SFR Average Original List vs Closed Sale Prices

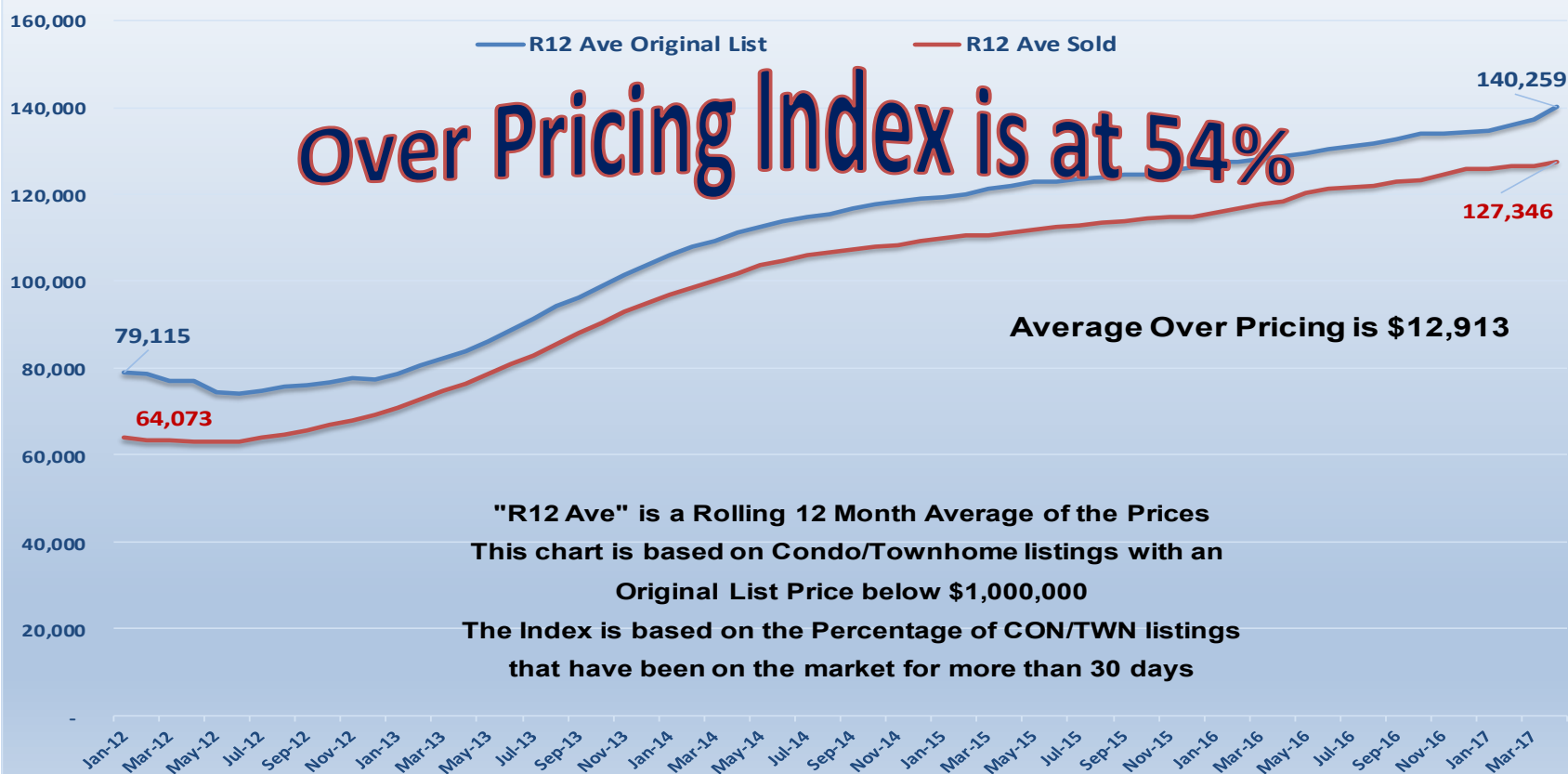




EQUITY TITLE OF NEVADA

Las Vegas Market Update - May 2017

Greater Las Vegas CON/TWN Average Original List vs Closed Sale Prices

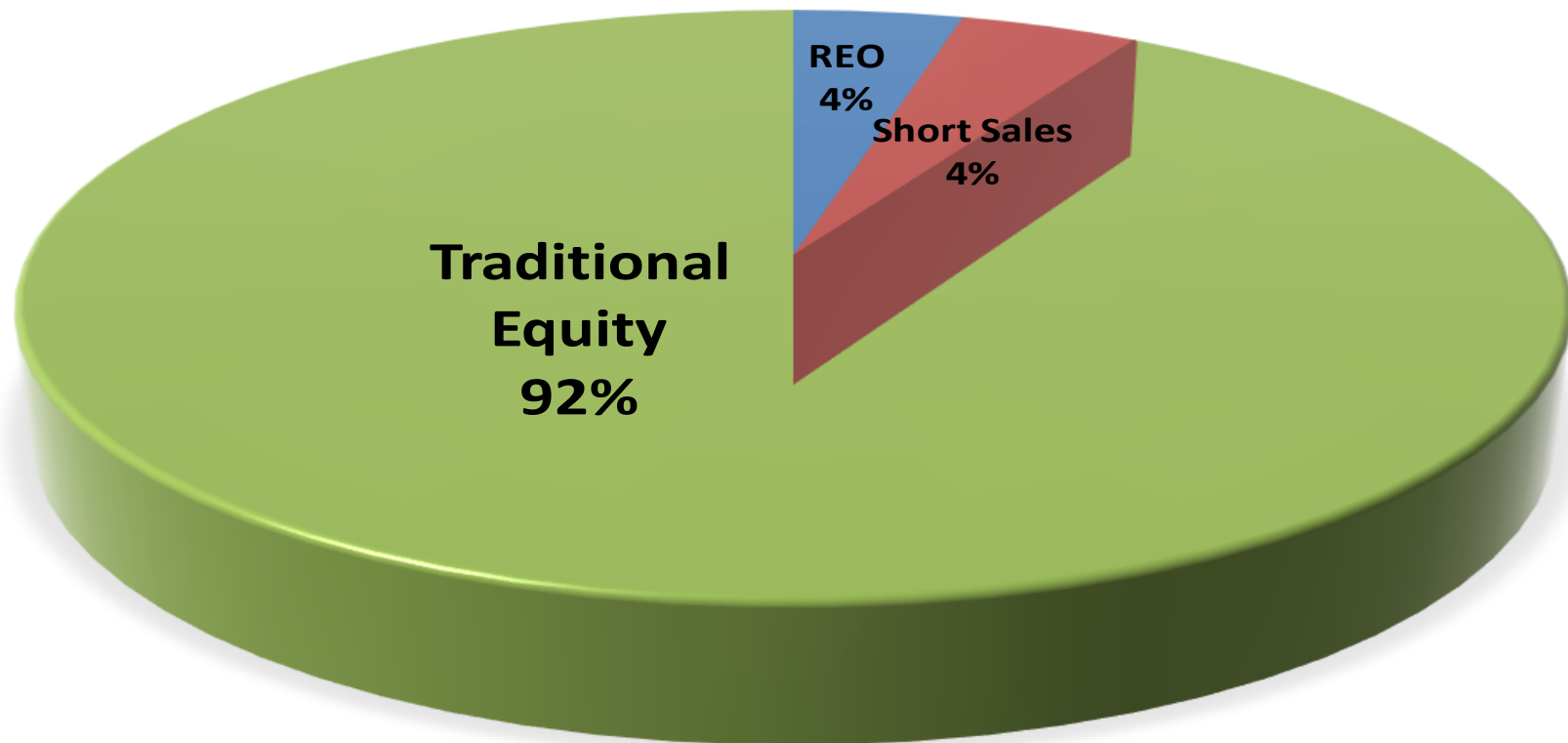




EQUITY TITLE OF NEVADA

Las Vegas Market Update - May 2017

Last Month's Closings by Type



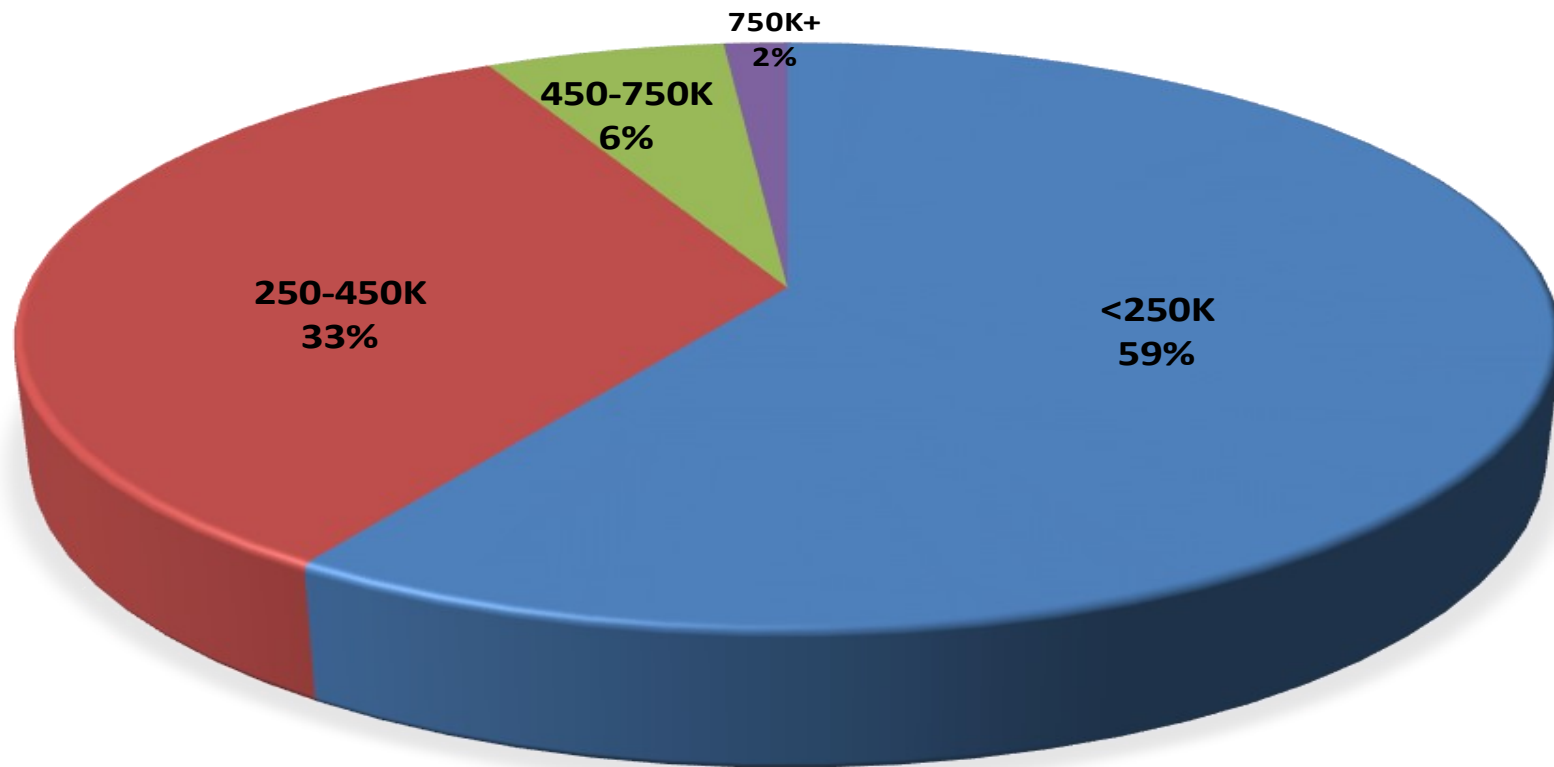
Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only



EQUITY TITLE OF NEVADA

Las Vegas Market Update - May 2017

CLOSED UNITS BY PRICE POINT



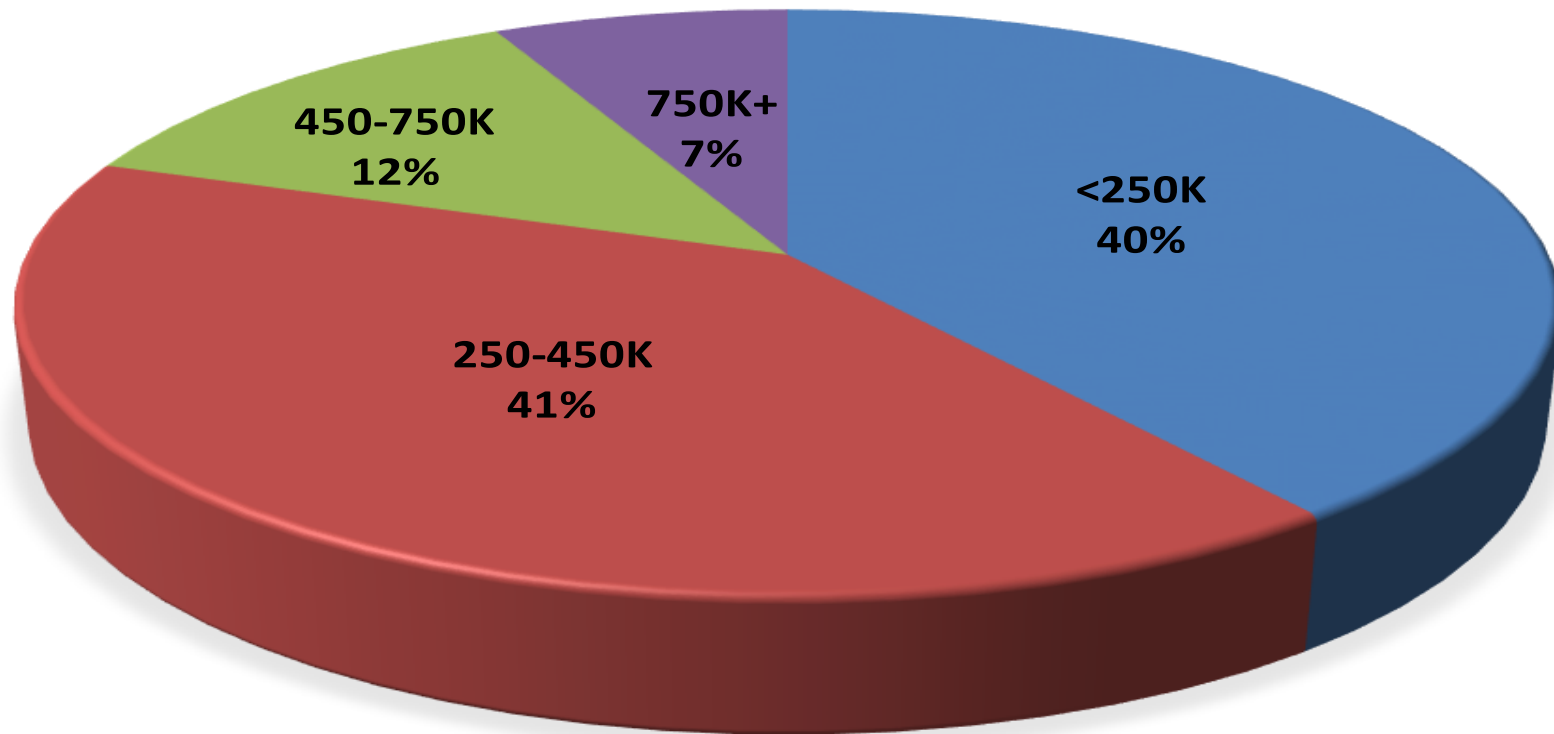
Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only



EQUITY TITLE OF NEVADA

Las Vegas Market Update - May 2017

CLOSED VOLUME BY PRICE POINT



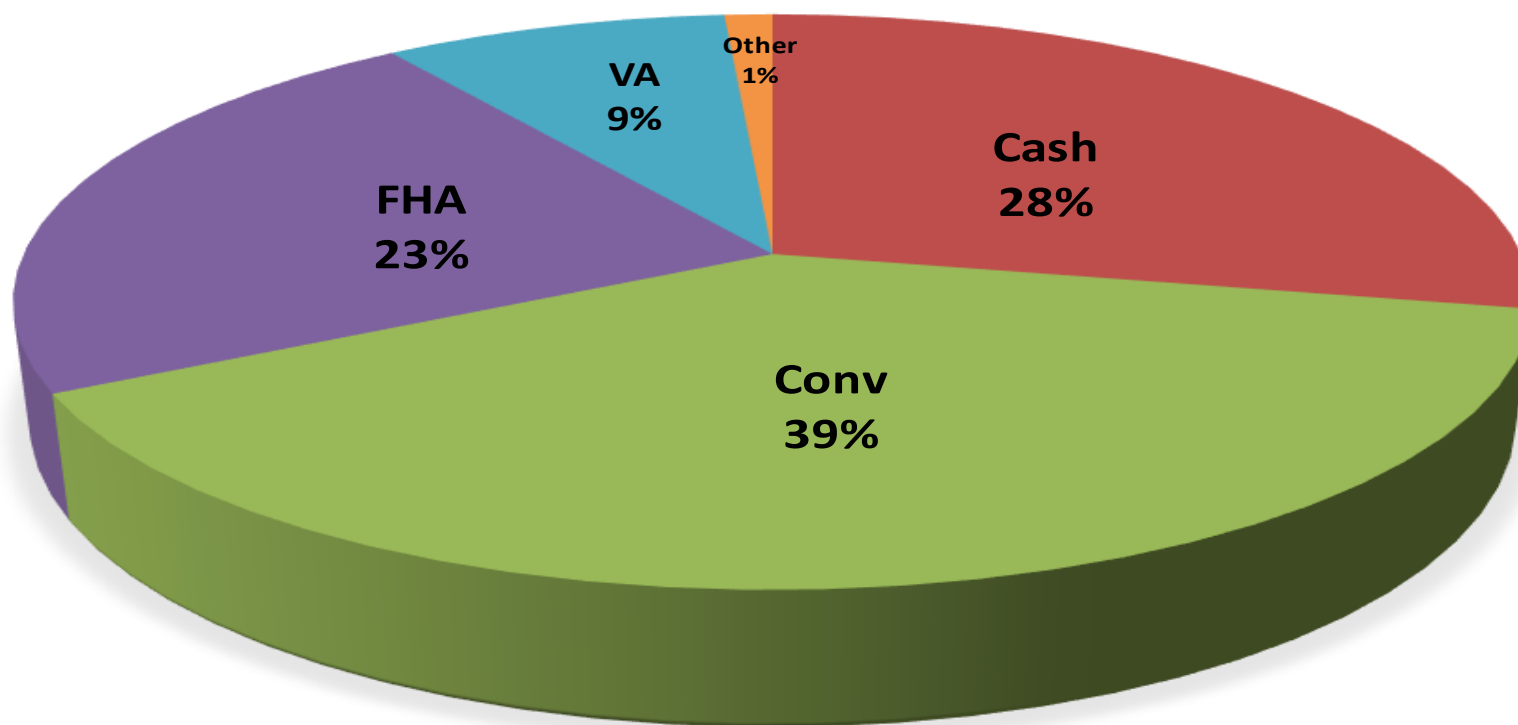
Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only



EQUITY TITLE OF NEVADA

Las Vegas Market Update - May 2017

Last Month's Closings by Sold Terms



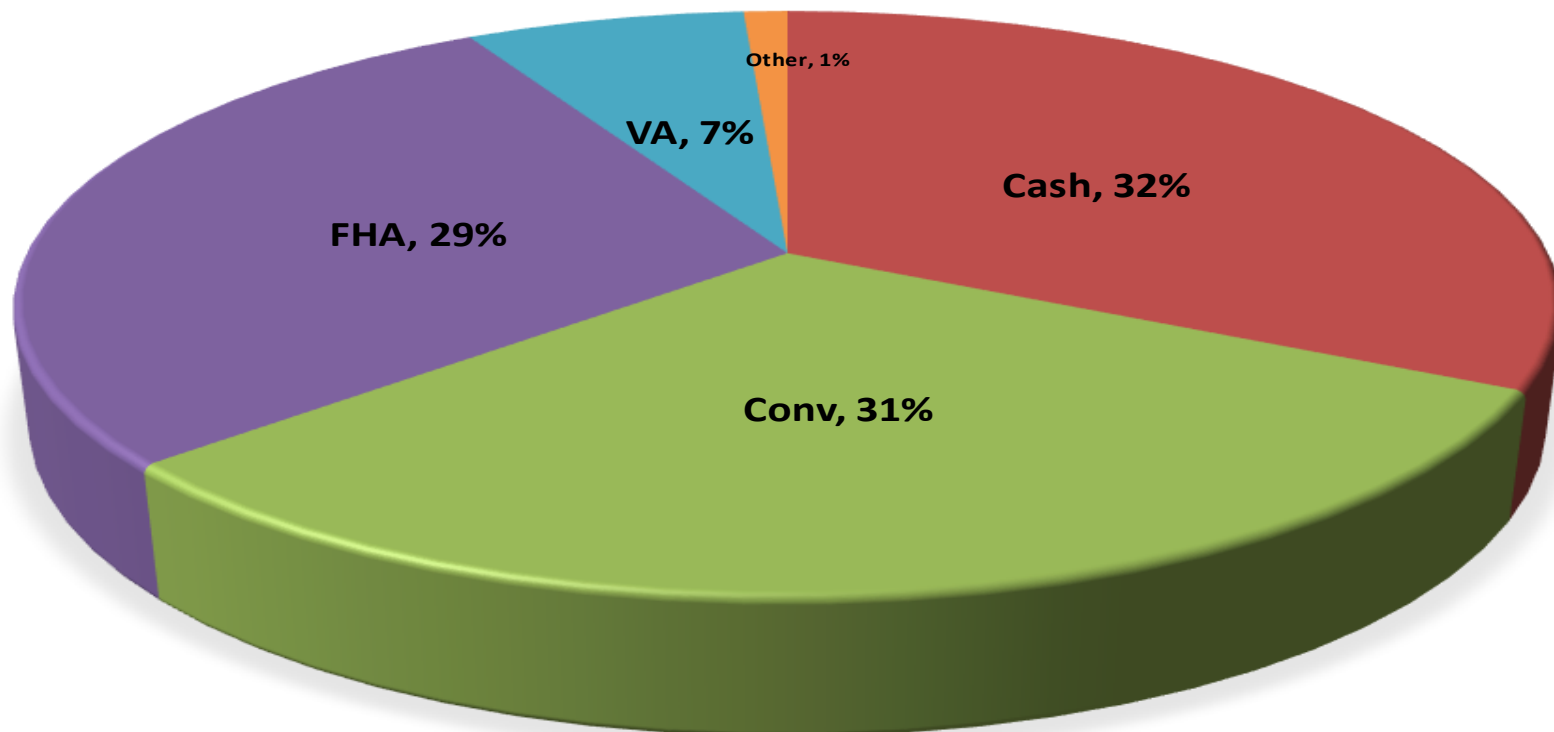
Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only



EQUITY TITLE OF NEVADA

Las Vegas Market Update - May 2017

**Closings By Sold Terms
Closings Less Than \$250,000**

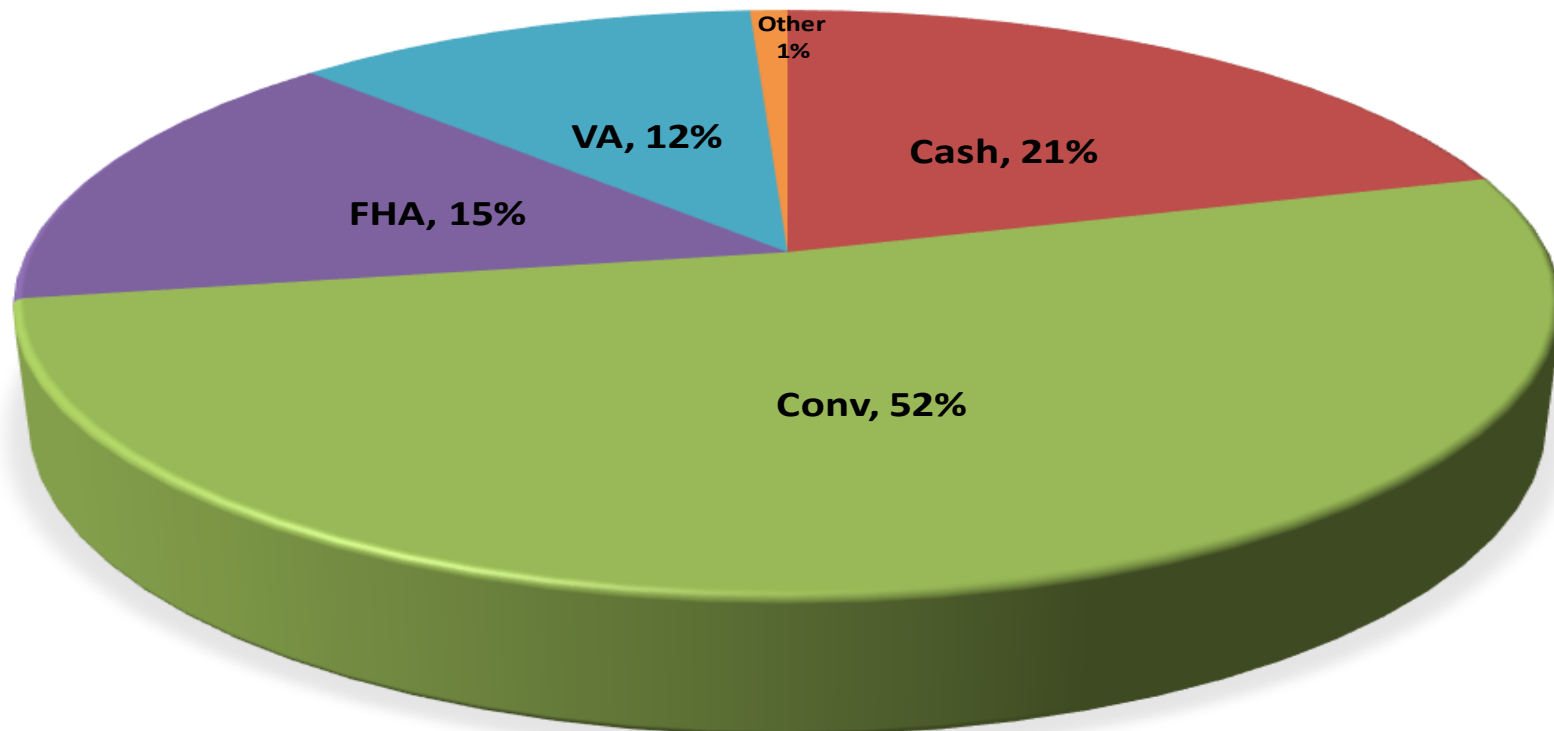




EQUITY TITLE OF NEVADA

Las Vegas Market Update - May 2017

Closings By Sold Terms
Closings Between \$250,000 and \$750,000

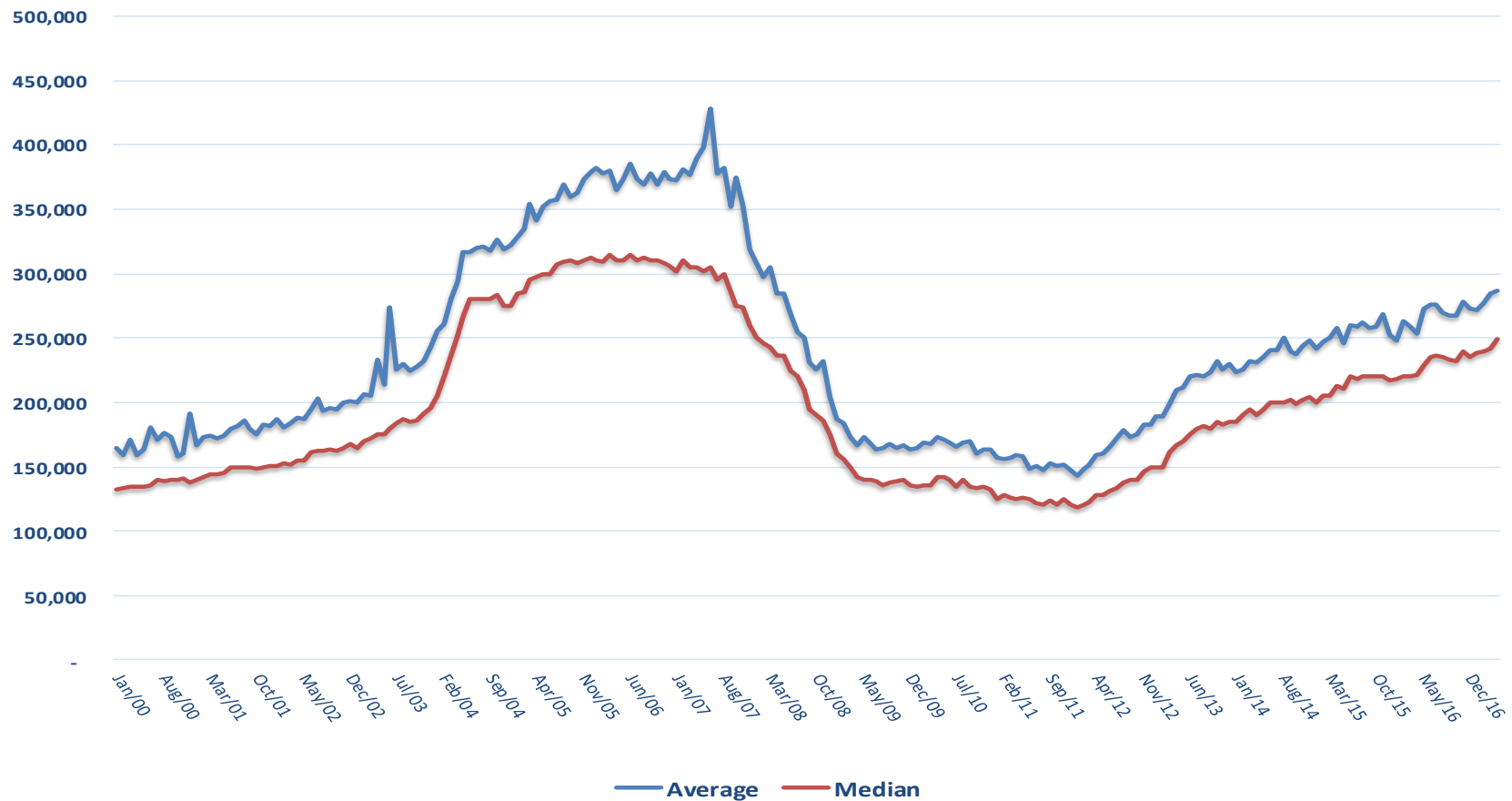




EQUITY TITLE OF NEVADA

Las Vegas Market Update - May 2017

SFR Market Prices



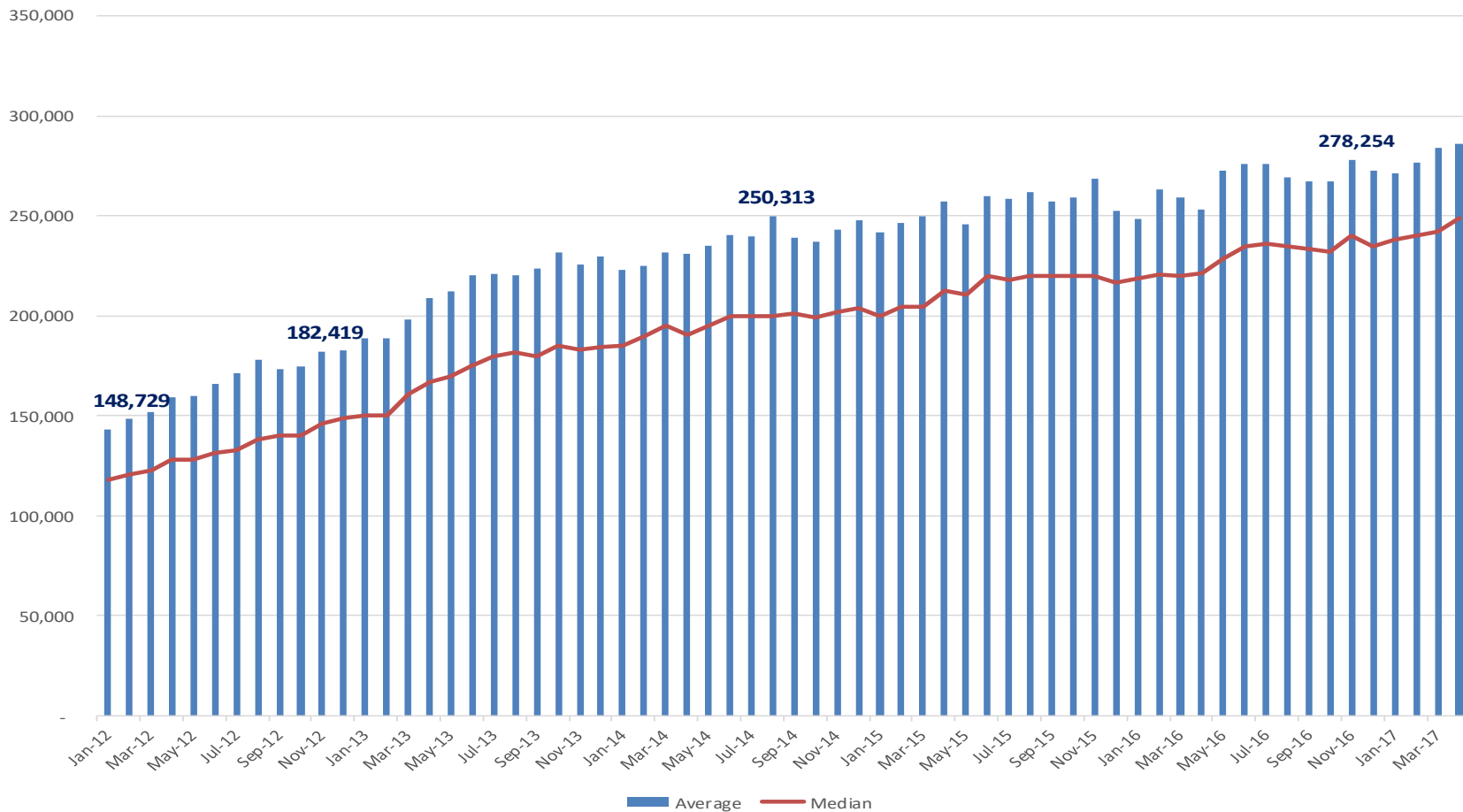
Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only



EQUITY TITLE OF NEVADA

Las Vegas Market Update - May 2017

Single Family Residential Price Trend



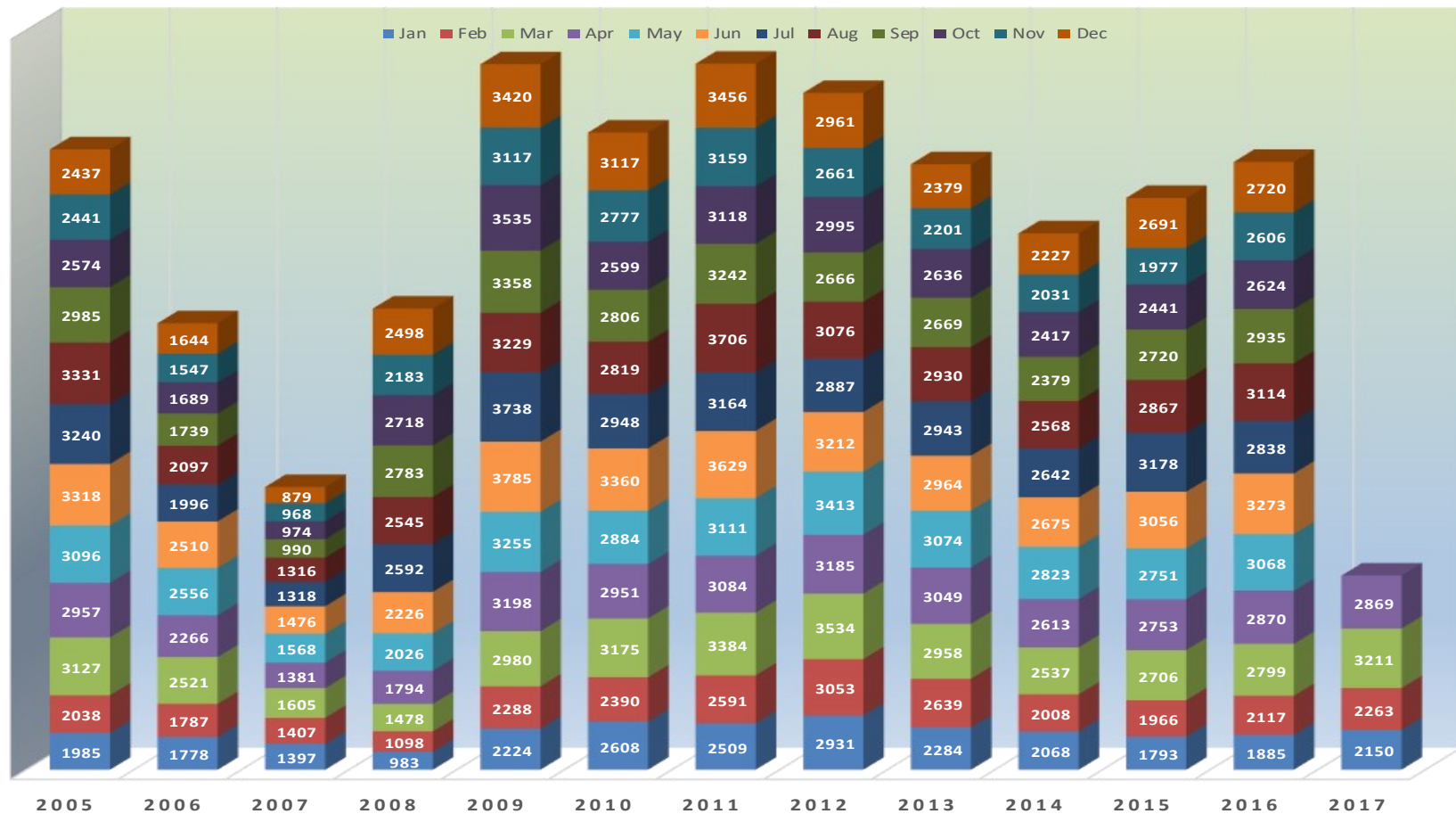
Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only



EQUITY TITLE OF NEVADA

Las Vegas Market Update - May 2017

SINGLE FAMILY RESIDENTIAL CLOSINGS



Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only



EQUITY TITLE OF NEVADA

Las Vegas Market Update - May 2017

SFR Closed Sales in Selected Communities - Last Six Months

	Nov	Dec	Jan 2017	Feb	Mar	Apr	Sparklines	Months of Inventory	Ave Days to Sell
Aliante	31	25	27	31	28	29	■ _ _ ■ _ _	2	35
Ant hem	22	24	24	19	26	32	_ _ _ _ _ ■	2	61
Centennial Hills	27	32	25	27	31	43	_ _ _ _ _ ■	1	25
Desert /South Shores	21	15	11	15	21	31	_ _ _ _ _ ■	2	64
Green Valley	34	56	42	43	72	47	_ _ _ _ _ ■	2	27
Green Valley Ranch	23	25	23	11	21	18	■ ■ ■ _ _ _	2	23
Inspirada	6	21	11	17	17	14	_ ■ _ _ _ _	4	80
Iron Mountain Ranch	10	13	3	10	14	11	■ ■ _ _ _ ■	2	30
Mountains Edge	75	61	63	69	91	76	_ _ _ _ _ ■	2	44
Peccole Ranch	10	12	10	5	18	19	_ _ _ _ _ ■	2	19
Providence	46	45	34	31	48	42	■ ■ _ _ _ ■	2	27
Red Rock Country Club	5	4	6	8	18	7	_ _ _ _ _ ■	7	105
Rhodes Ranch	34	29	10	24	33	16	■ ■ _ _ _ ■	6	50
Seven Hills	16	15	10	12	19	14	_ _ _ _ _ ■	5	31
Siena (SFR & TWH)	6	5	5	11	14	18	_ _ _ _ _ ■	4	48
Silverado Ranch	40	46	30	35	39	29	■ ■ _ _ _ _	3	29
Southern Highlands	48	49	37	38	56	51	■ ■ _ _ _ ■	3	50
Spring Valley	23	29	19	16	19	23	_ ■ _ _ _ _	3	48
Summerlin	112	105	79	95	130	114	■ _ _ _ _ ■	2	52
Sun City Ant hem	35	29	28	27	40	27	_ _ _ _ _ ■	5	42
Sun City Summerlin	38	30	24	27	38	34	■ _ _ _ _ ■	2	16
The Lakes	16	20	15	15	15	17	_ ■ _ _ _ _	3	58
Other Groups									
Boulder City	16	18	13	20	20	15	_ ■ _ ■ ■ _	5	70
Pahrump/Nye	33	39	32	42	51	46	_ _ _ _ _ ■	4	87
High Rise Sales	71	93	51	70	93	75	■ ■ _ _ _ ■	7	78

Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only



EQUITY TITLE OF NEVADA

Las Vegas Market Update - May 2017

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

	November	December	January 2017	February	March	April	Price Movement
Aliante	272,619	305,687	300,841	285,655	298,657	290,955	— ■ ■ ■ ■ ■
Anthem	421,536	421,093	419,988	411,910	420,284	412,667	■ ■ ■ — ■ —
Centennial Hills	255,863	325,969	258,423	262,006	297,233	317,319	— ■ — — ■ ■
Desert/South Shores	377,257	353,383	374,536	386,733	301,227	347,289	■ ■ ■ ■ ■ —
Green Valley	348,048	298,666	339,593	315,914	315,010	309,100	■ — ■ ■ ■ —
Green Valley Ranch	341,343	372,476	315,456	296,182	338,495	387,667	■ ■ — — ■ ■
Inspirada	312,775	417,602	319,593	366,219	359,177	340,043	— ■ — ■ ■ —
Iron Mountain Ranch	288,600	329,338	232,833	327,850	294,343	310,445	■ ■ — ■ ■ ■
Mountains Edge	274,613	275,307	275,631	284,884	284,186	297,072	— — — — ■ ■
Peccole Ranch	300,000	282,500	319,200	284,980	320,969	290,175	■ — ■ — ■ —
Providence	274,195	272,723	267,433	275,928	252,839	277,890	■ ■ ■ ■ — ■
Red Rock Country Club	727,851	647,995	944,800	1,001,188	955,706	744,286	— — ■ ■ ■ ■
Rhodes Ranch	312,960	338,898	325,841	332,736	321,379	326,211	— ■ ■ ■ ■ —
Seven Hills	321,131	493,683	592,640	561,200	610,707	394,582	— ■ ■ ■ ■ ■
Siena (SFR & TWH)	414,333	412,185	345,980	462,045	450,021	416,078	■ ■ — ■ ■ ■
Silverado Ranch	289,529	262,965	263,652	241,357	256,979	245,107	■ ■ ■ — ■ —
Southern Highlands	394,023	444,887	342,238	424,009	372,158	463,499	■ ■ ■ — ■ ■
Spring Valley	255,807	247,814	208,050	234,386	244,629	265,909	■ ■ — ■ ■ ■
Summerlin	482,054	466,094	456,243	398,251	415,238	466,202	■ ■ ■ — ■ ■
Sun City Anthem	350,243	378,011	408,354	374,293	351,015	370,406	— ■ ■ ■ — ■
Sun City Summerlin	329,087	316,977	298,308	295,944	301,892	305,994	■ ■ — — ■ —
The Lakes	316,862	281,725	306,814	275,589	392,122	329,735	— — — — ■ ■
Other Groups							
Boulder City	269,528	340,386	312,185	355,060	334,080	314,453	— ■ ■ ■ ■ ■
Pahrump/Nye	188,903	180,852	185,853	195,523	179,401	190,339	■ — ■ ■ — ■
High Rise Sales	528,611	385,873	432,039	373,860	536,449	364,496	■ — ■ — ■ ■

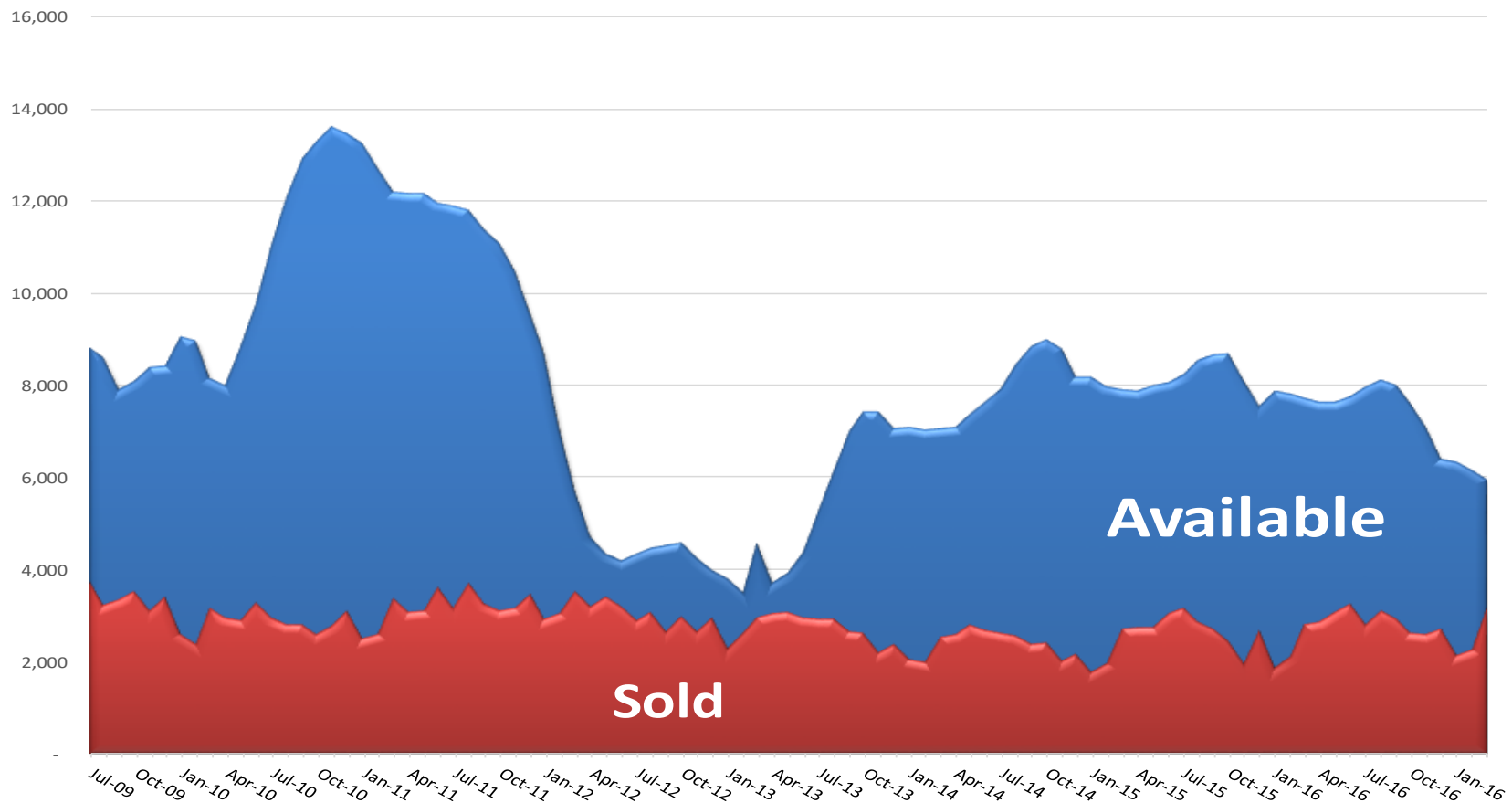
Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only



EQUITY TITLE OF NEVADA

Las Vegas Market Update - May 2017

Single Family Residences (SFR)



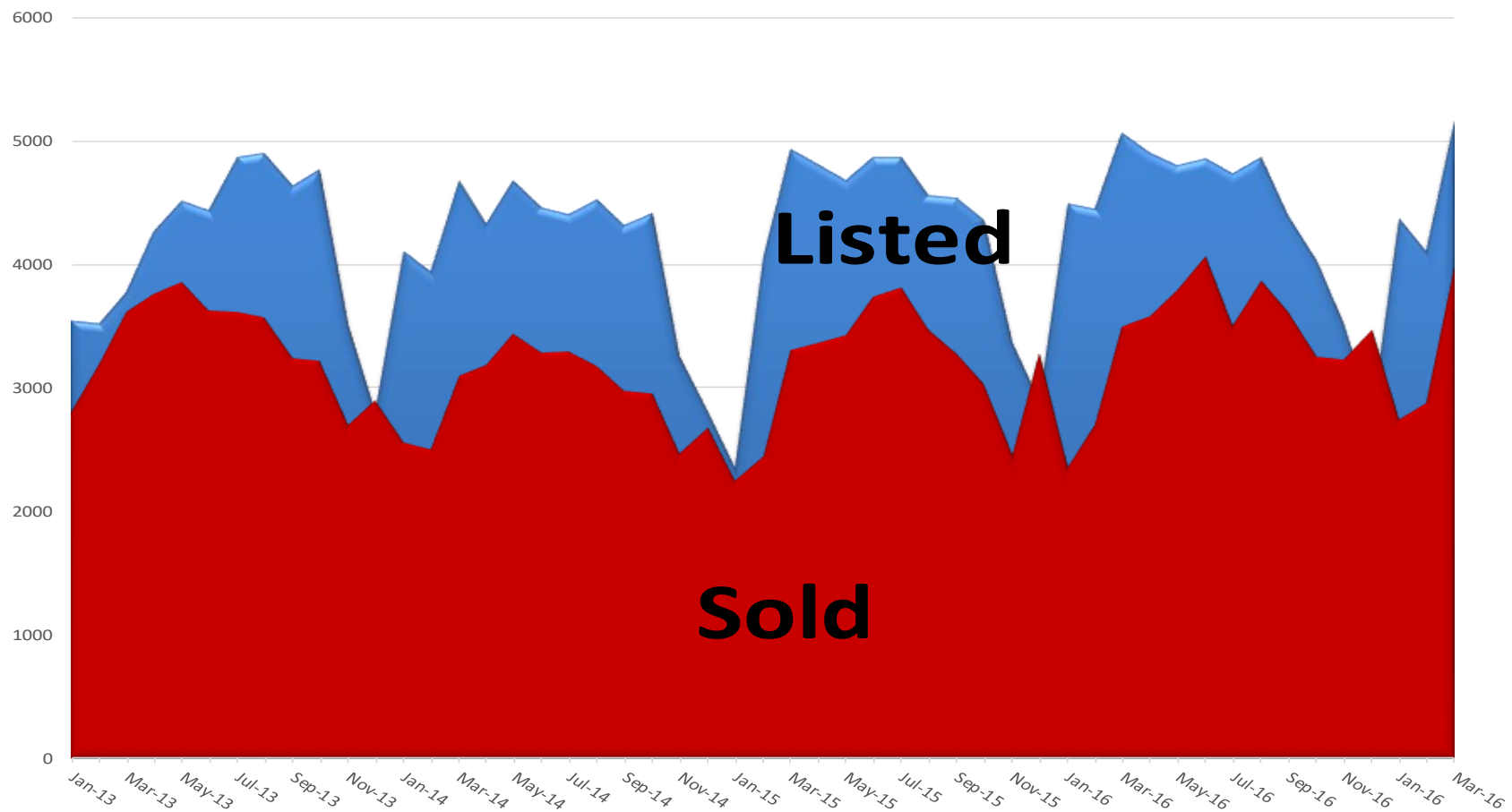
Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only



EQUITY TITLE OF NEVADA

Las Vegas Market Update - May 2017

Residential Listings Taken vs Listings Sold



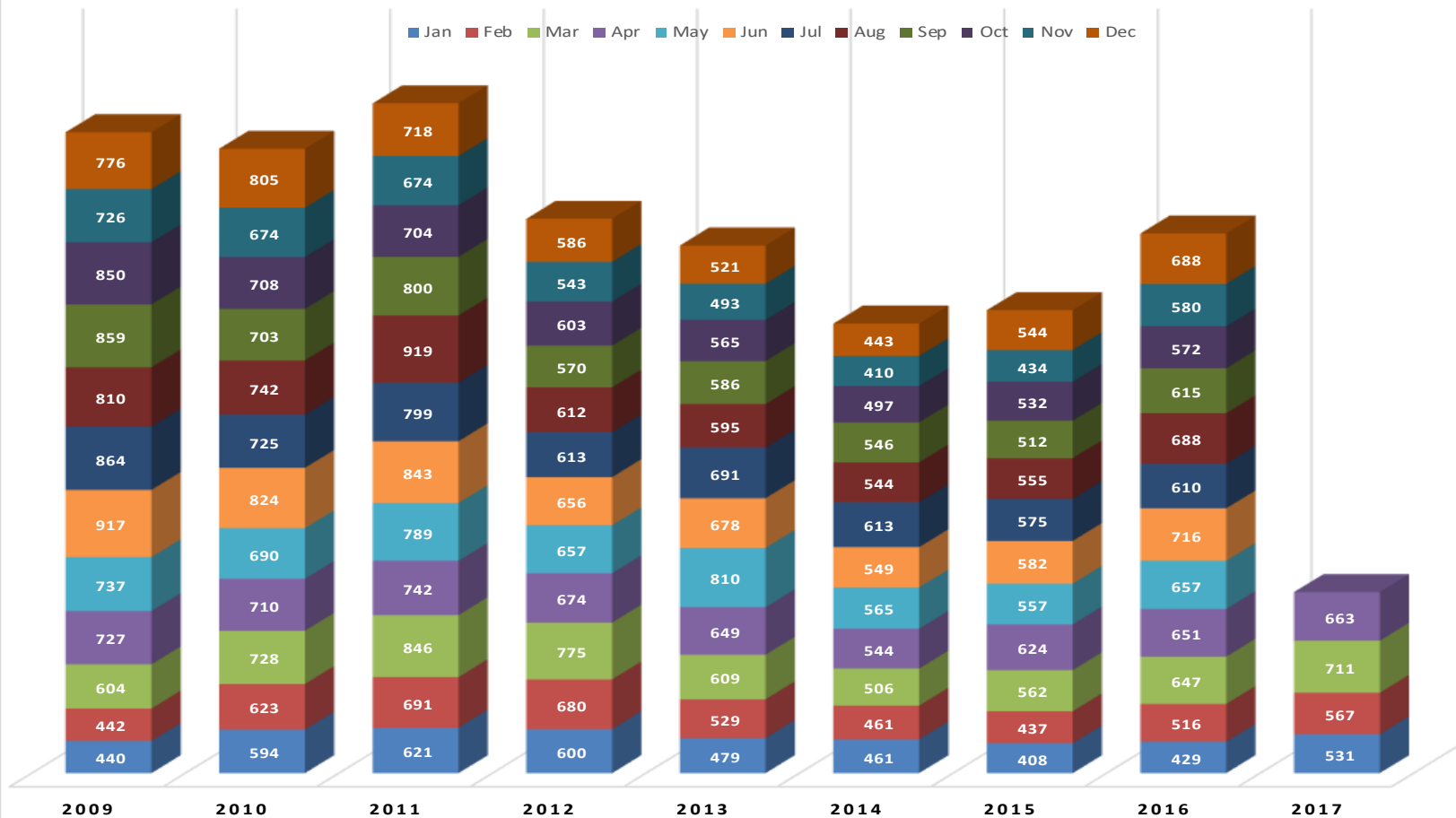
Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only



EQUITY TITLE OF NEVADA

Las Vegas Market Update - May 2017

CONDO / TOWNHOME CLOSINGS



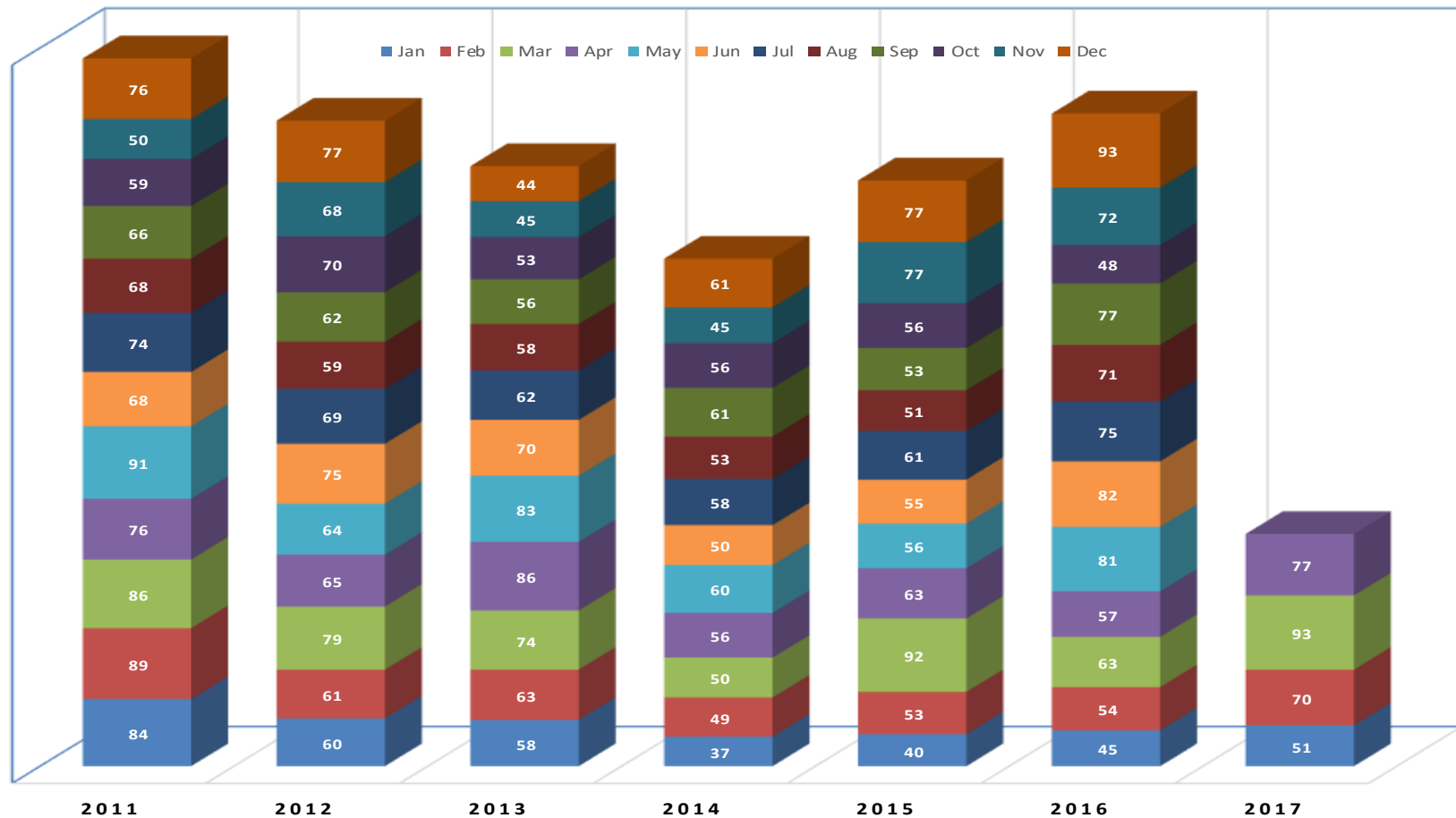
Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only



EQUITY TITLE OF NEVADA

Las Vegas Market Update - May 2017

VERTICAL / HI-RISE CLOSINGS



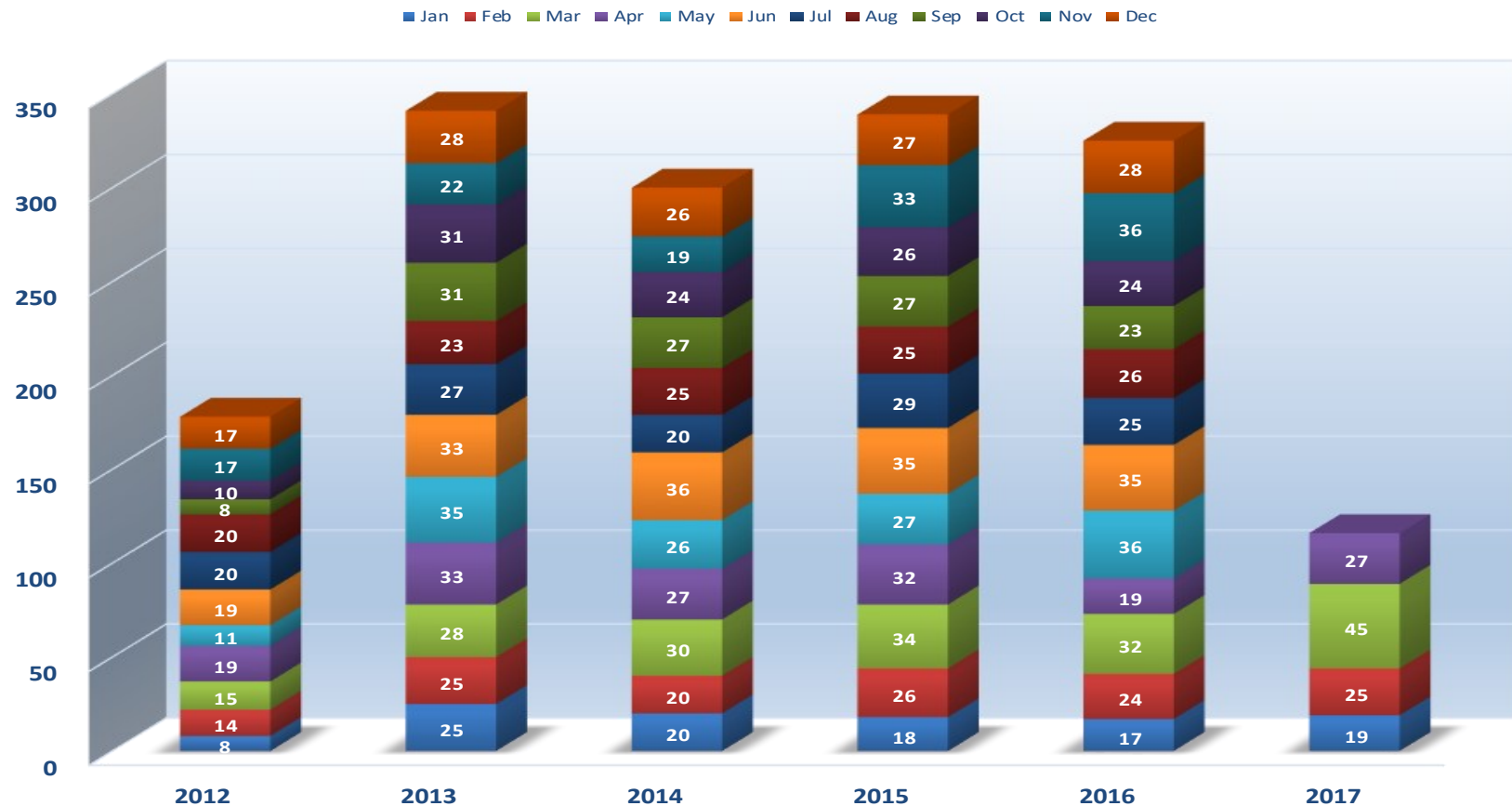
Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only



EQUITY TITLE OF NEVADA

Las Vegas Market Update - May 2017

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



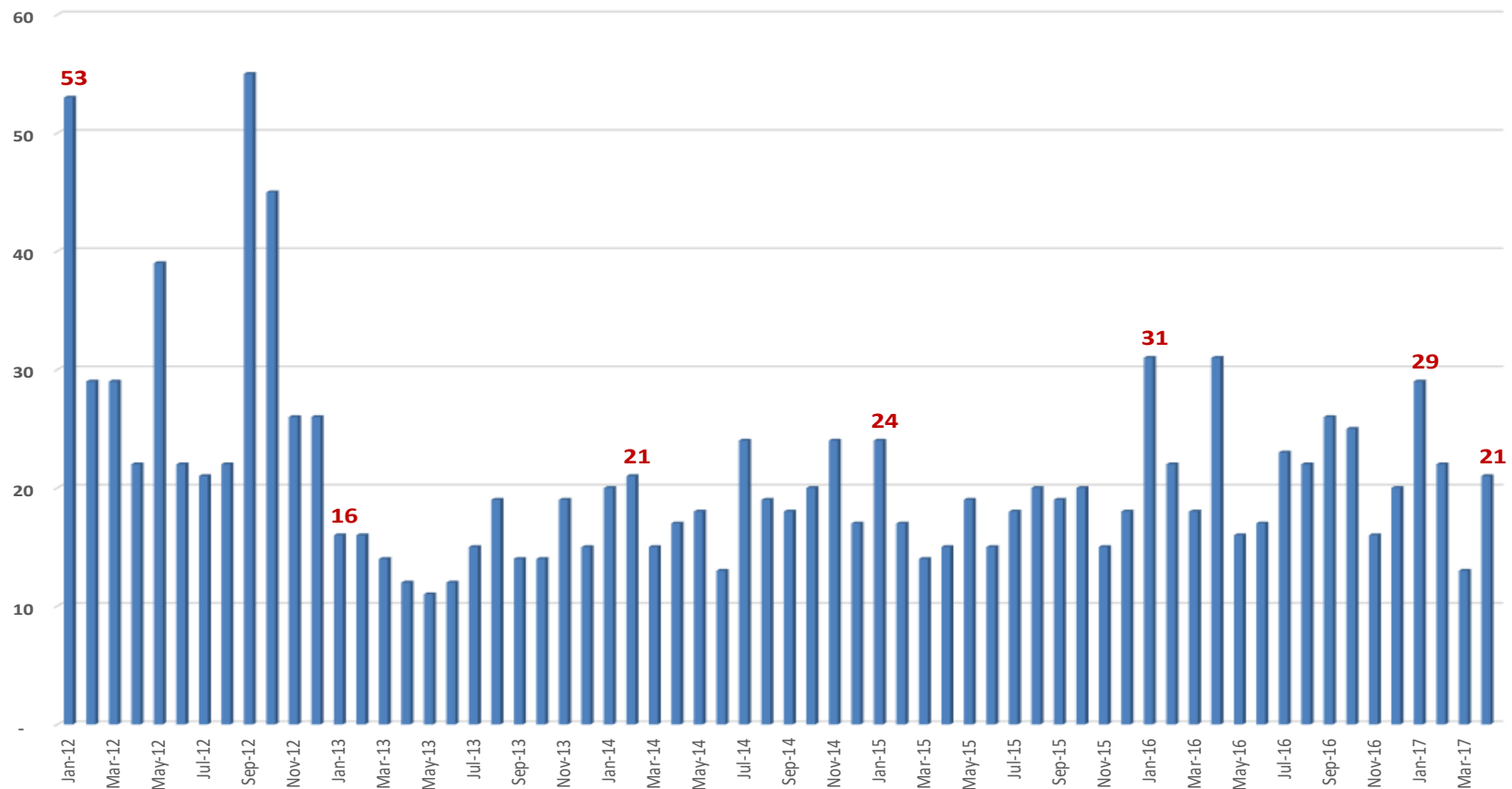
Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only



EQUITY TITLE OF NEVADA

Las Vegas Market Update - May 2017

Luxury Market - \$1,000,000 and Over Months of Inventory



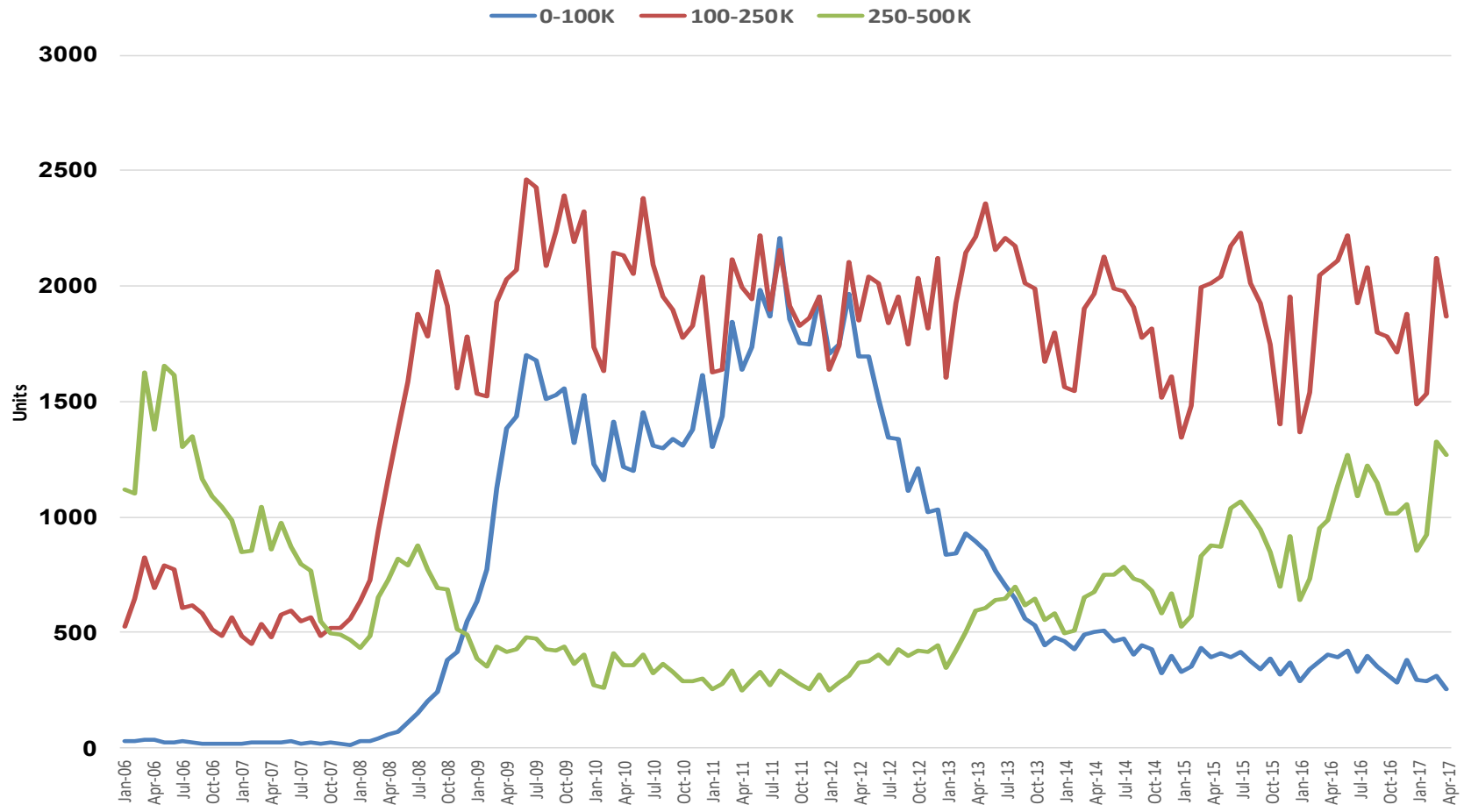
Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only



EQUITY TITLE OF NEVADA

Las Vegas Market Update - May 2017

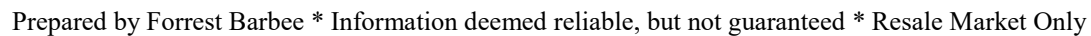
Closed Units By Price Point



Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only



Closed Units By Price Point

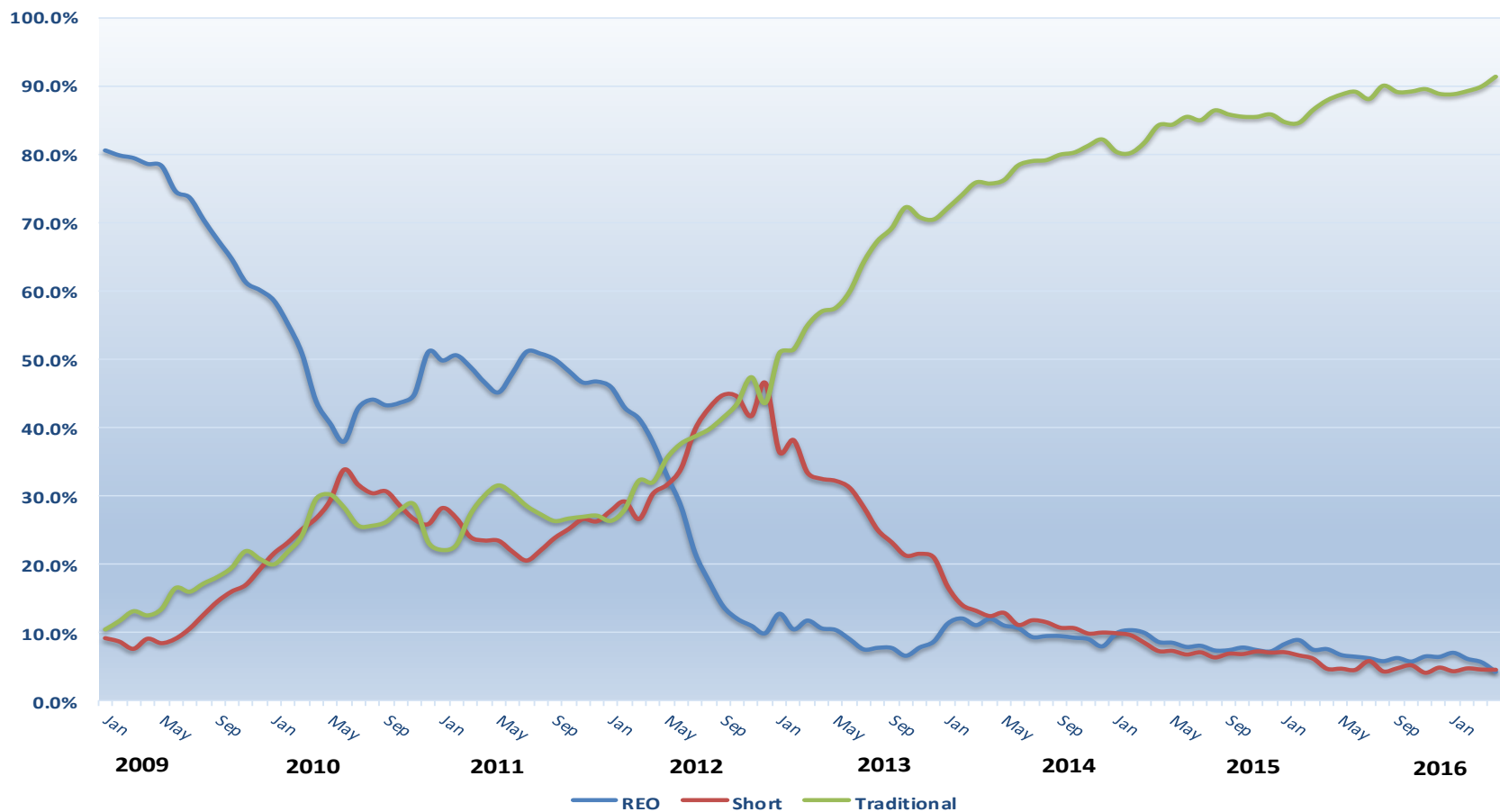




EQUITY TITLE OF NEVADA

Las Vegas Market Update - May 2017

Closed Sales Trend by Type



Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only