



EQUITY TITLE OF NEVADA

Las Vegas Market Update - October 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 | 5,321 | 4,439 | 2,909 | 349,750 | 562,072 | 265,000 | 309,227 | 1.8 | 54.7% | 34 |
| CON/TWH | 756 | 905 | 657 | 159,900 | 185,426 | 140,000 | 156,528 | 1.2 | 86.9% | 27 |
| <i>Total Residential</i> | <i>6,077</i> | <i>5,344</i> | <i>3,566</i> | <i>234,900</i> | <i>298,401</i> | <i>210,000</i> | <i>243,786</i> | <i>1.7</i> | <i>58.7%</i> | <i>55</i> |
| Hi-Rise | 435 | 139 | 61 | 425,000 | 778,025 | 310,000 | 475,613 | 7.1 | 14.0% | 86 |
| Multiple Dwelling | 68 | 68 | 27 | 250,000 | 272,069 | 226,500 | 213,181 | 2.5 | 39.7% | 60 |
| Vacant Land | 2,428 | 133 | 95 | 67,000 | 292,946 | 65,000 | 162,521 | 25.6 | 3.9% | 296 |
| | 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+ | 485 | 76 | 331 | 1,795,000 | 2,696,977 | 1,390,000 | 1,717,332 | 16 | 9.7% | 107 |

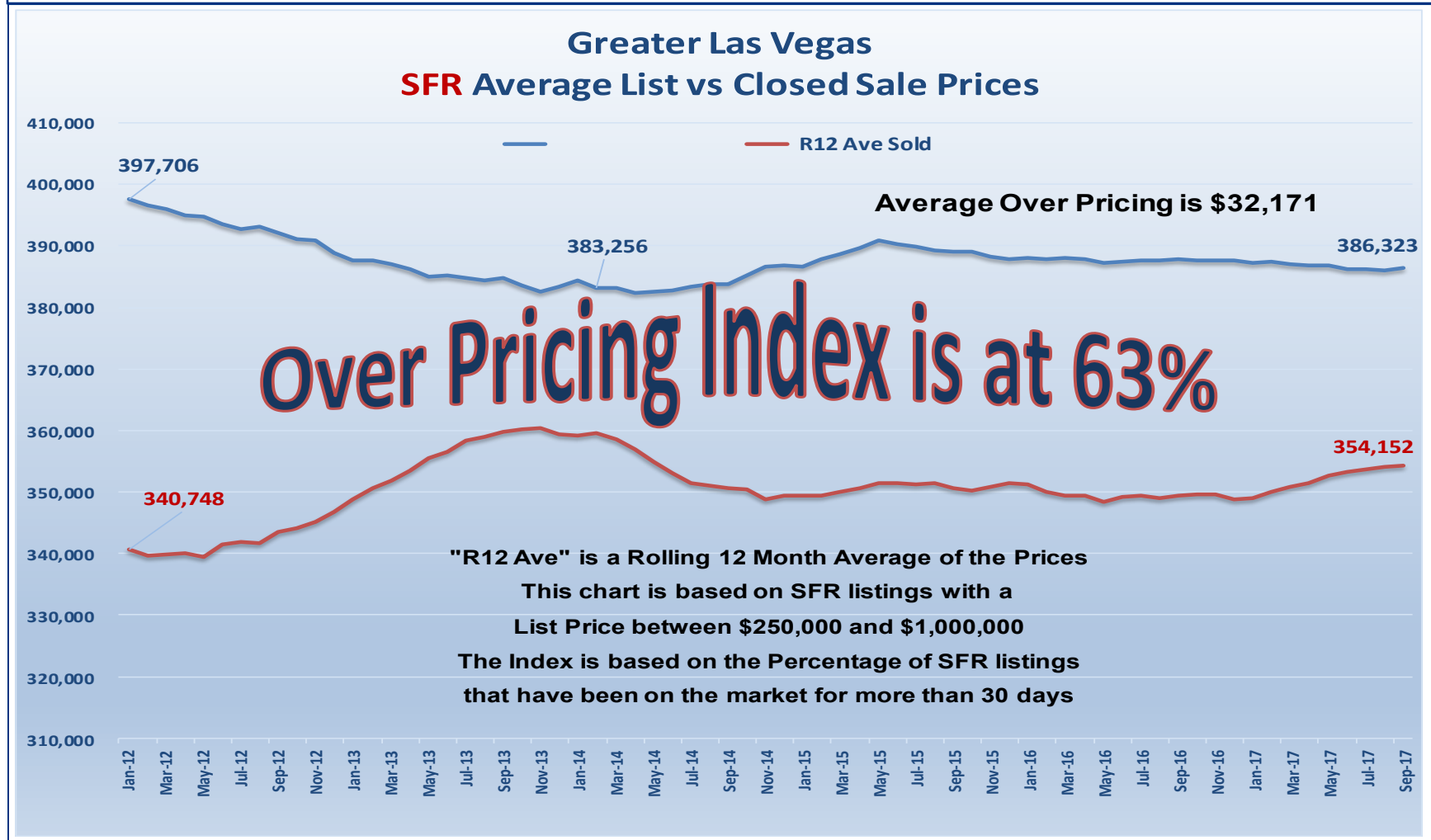
This data includes all GLVAR listings and sales within the Greater Las Vegas market area.

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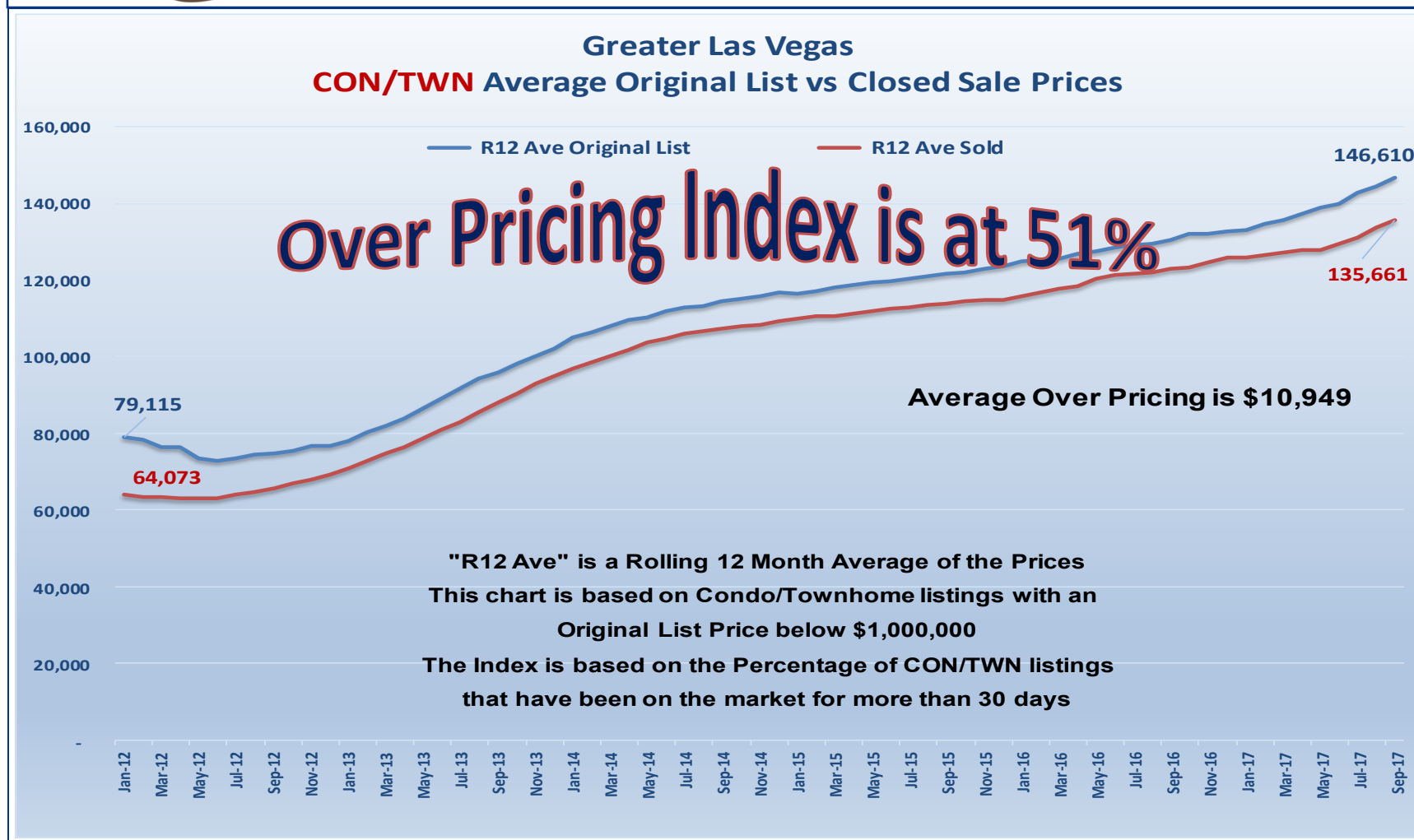
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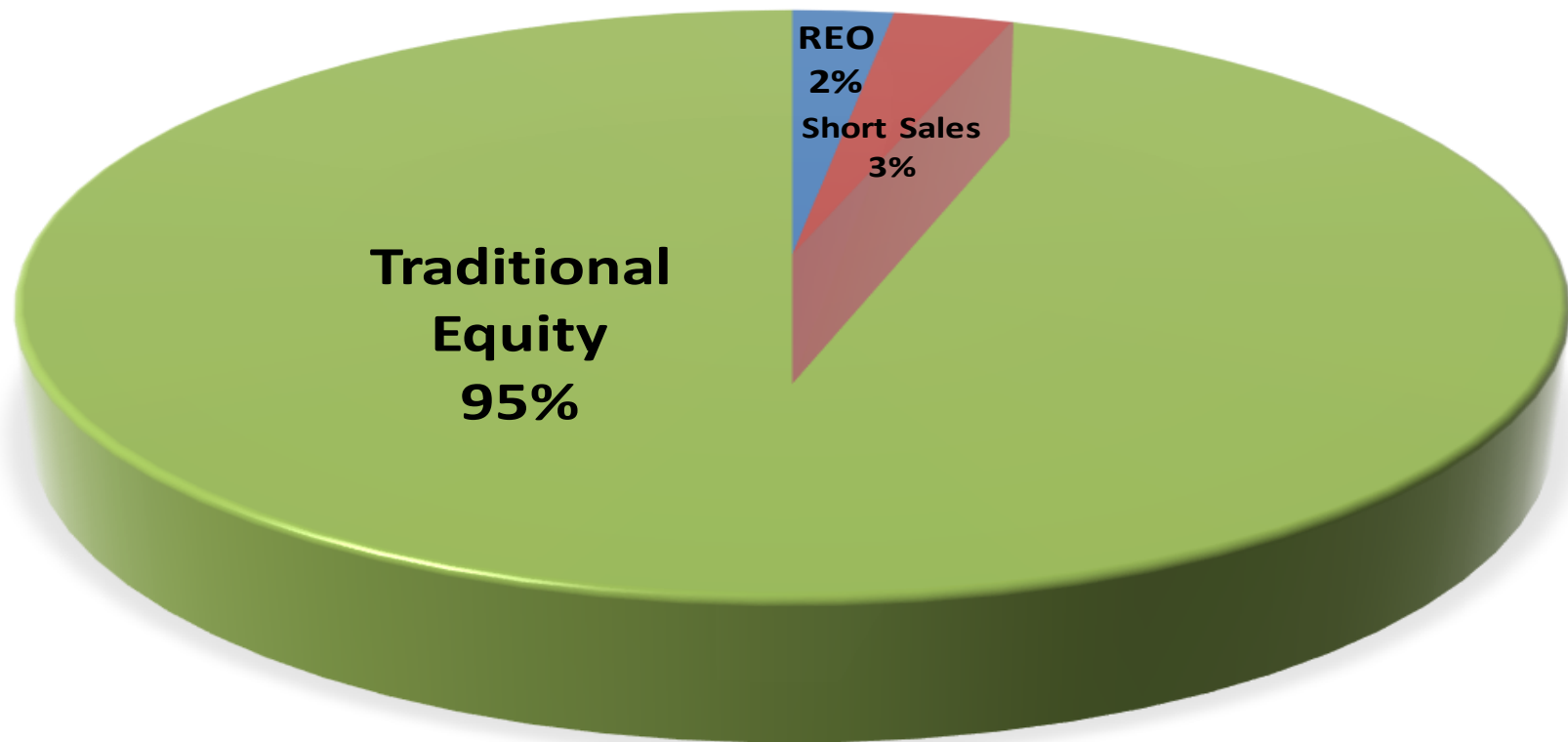




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Last Month's Closings by Type



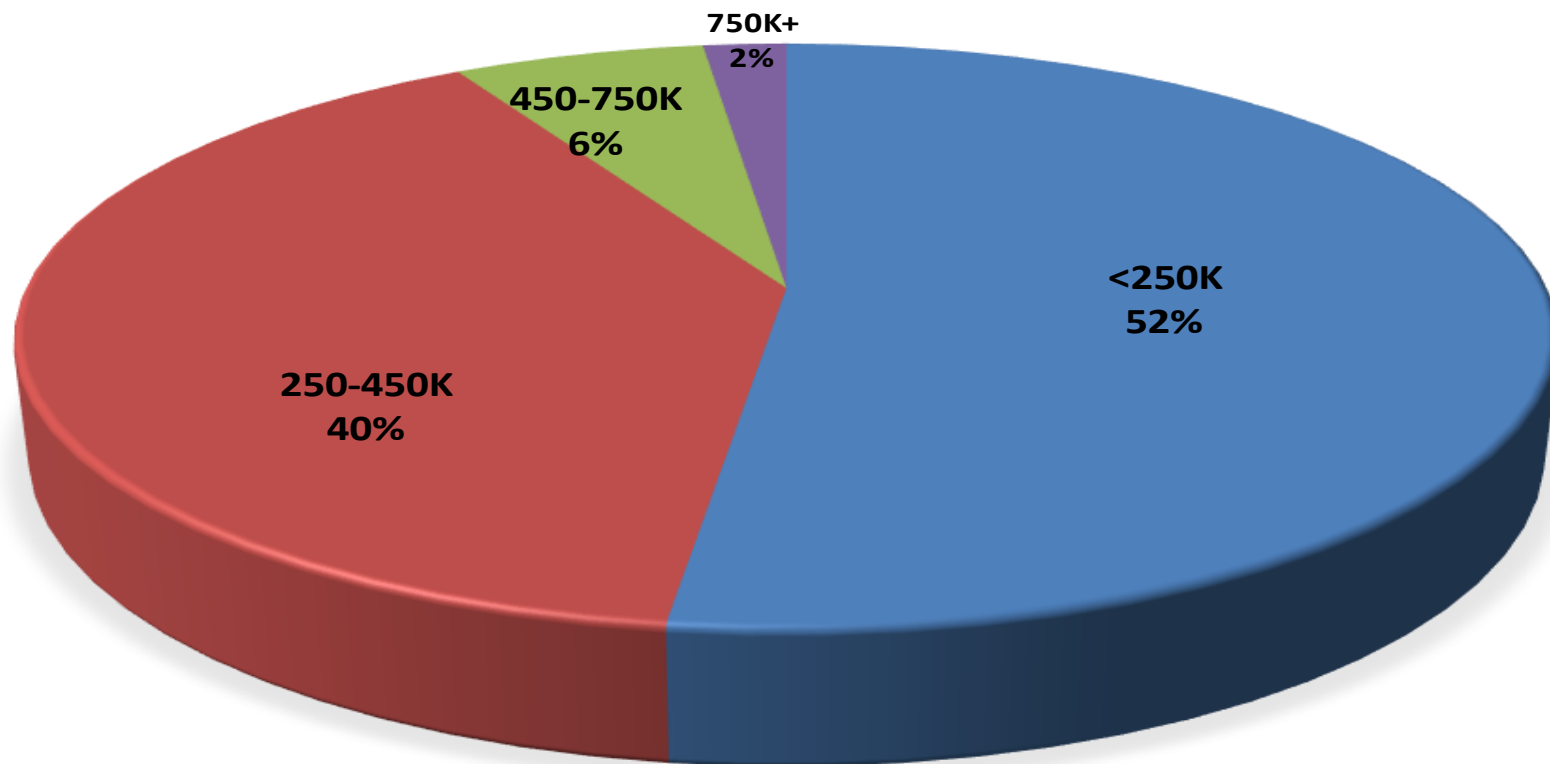
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CLOSED UNITS BY PRICE POINT



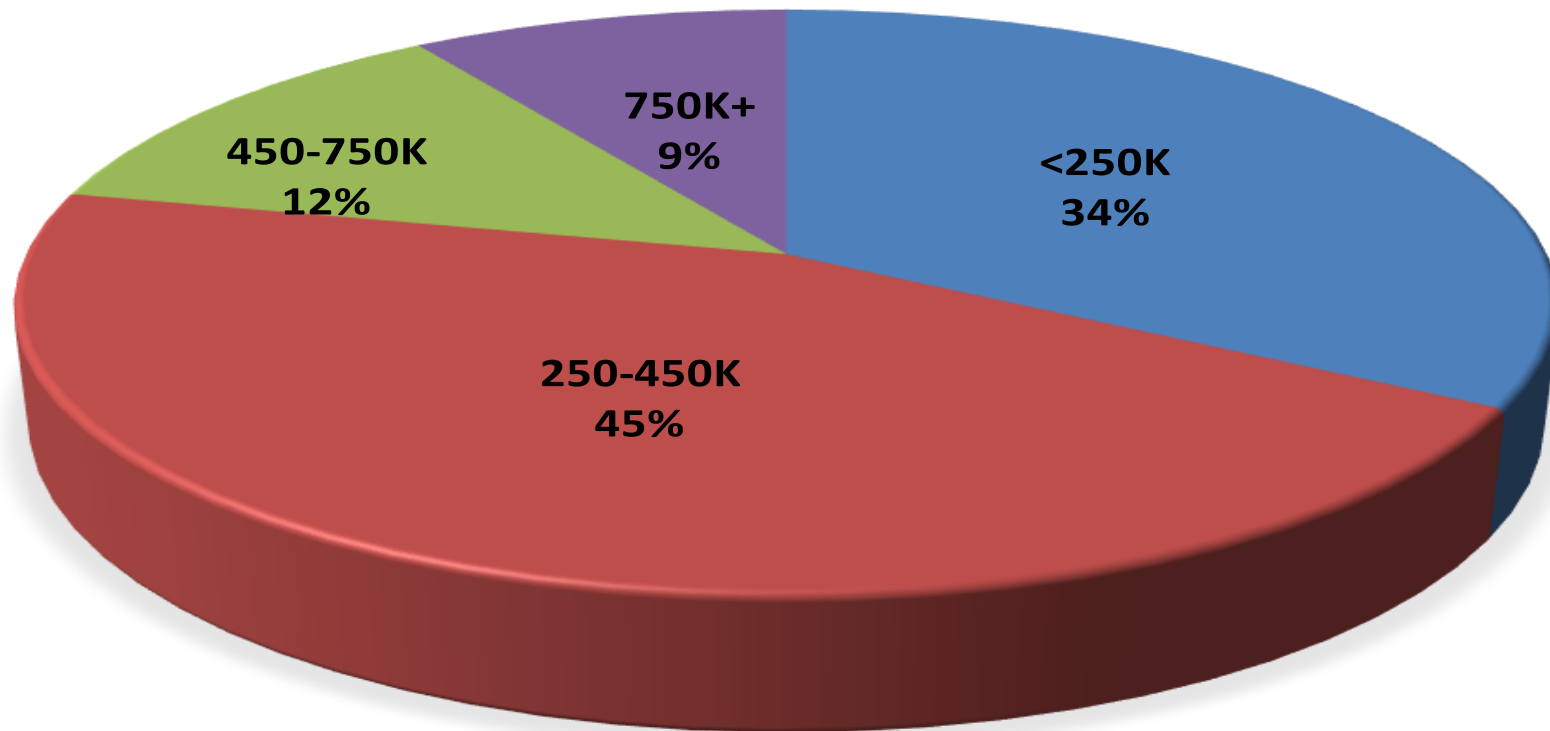
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CLOSED VOLUME BY PRICE POINT



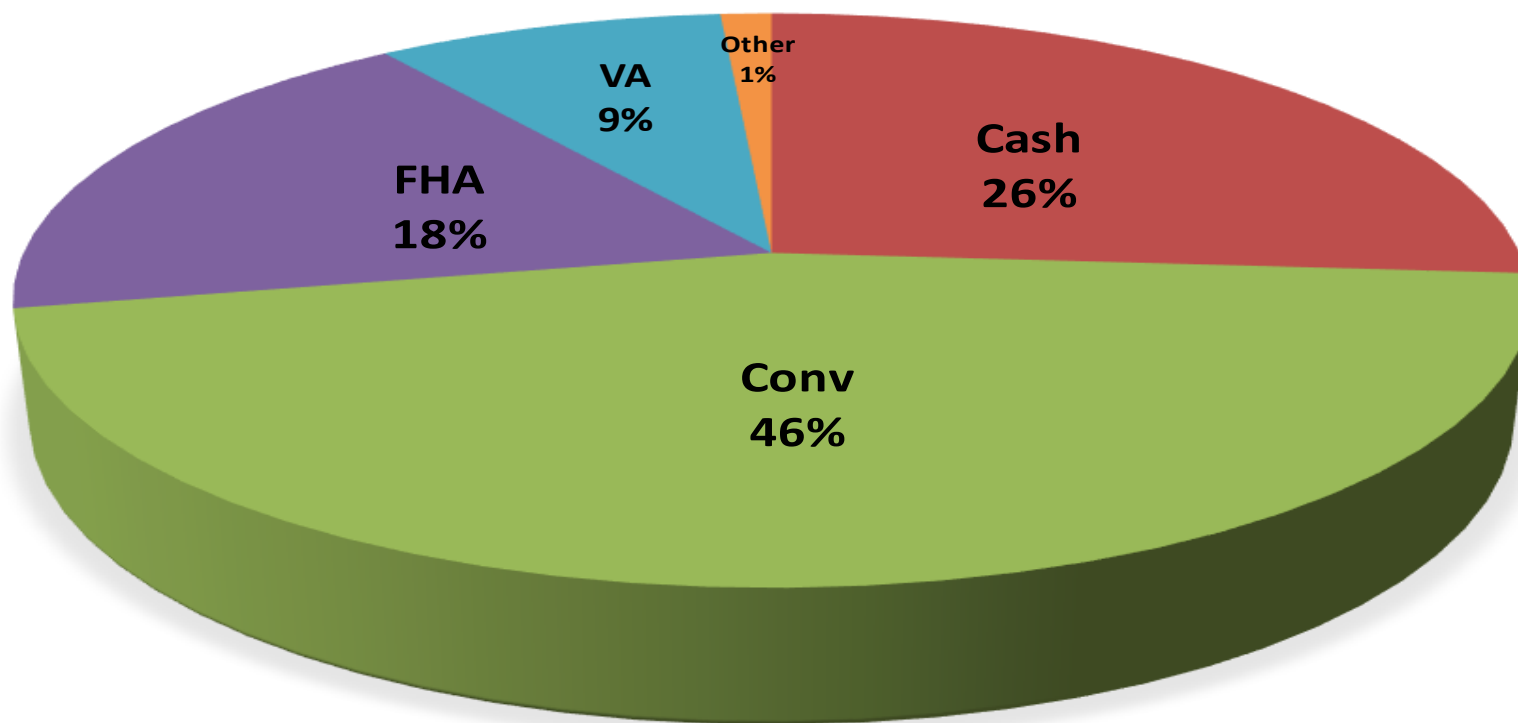
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Last Month's Closings by Sold Terms



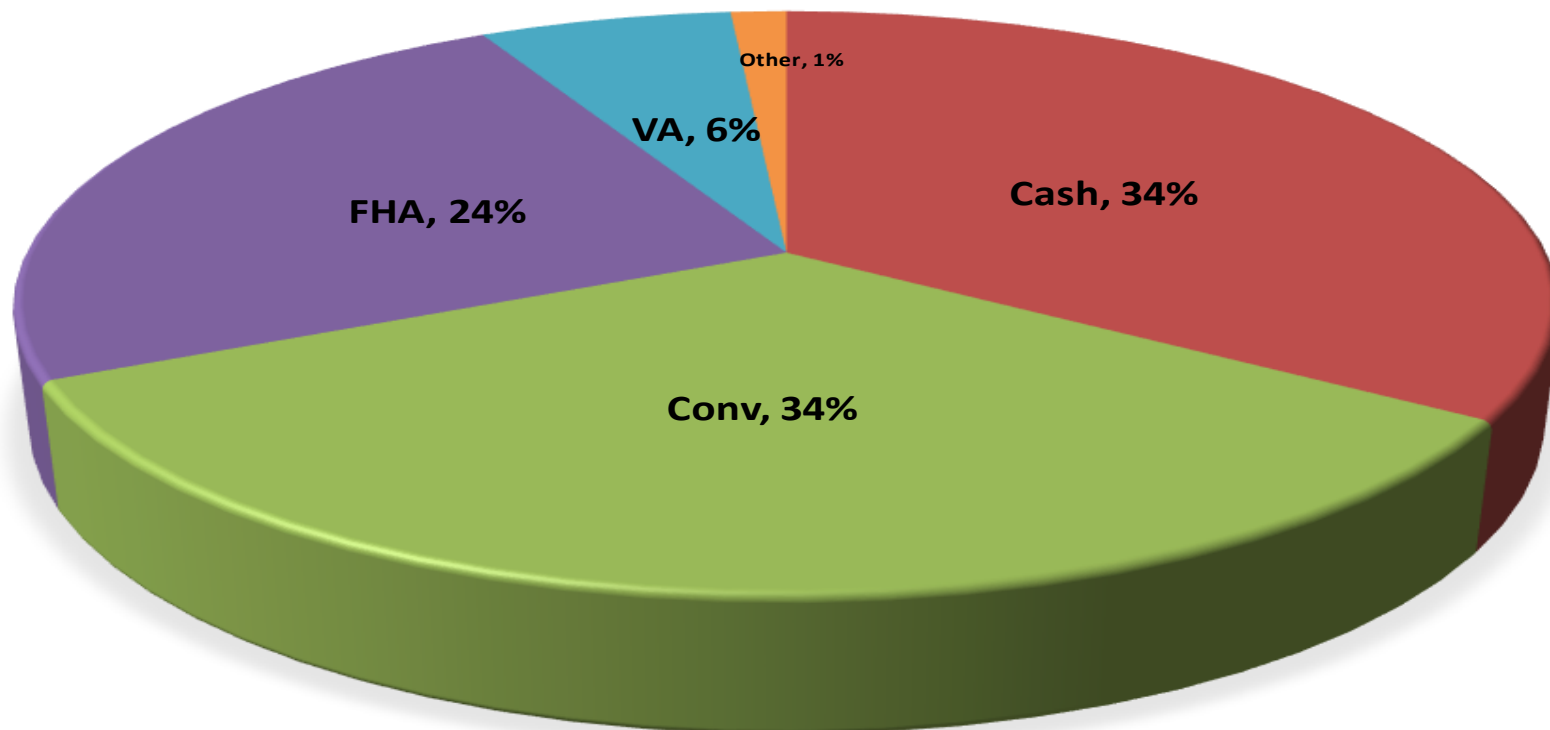
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**Closings By Sold Terms
Closings Less Than \$250,000**

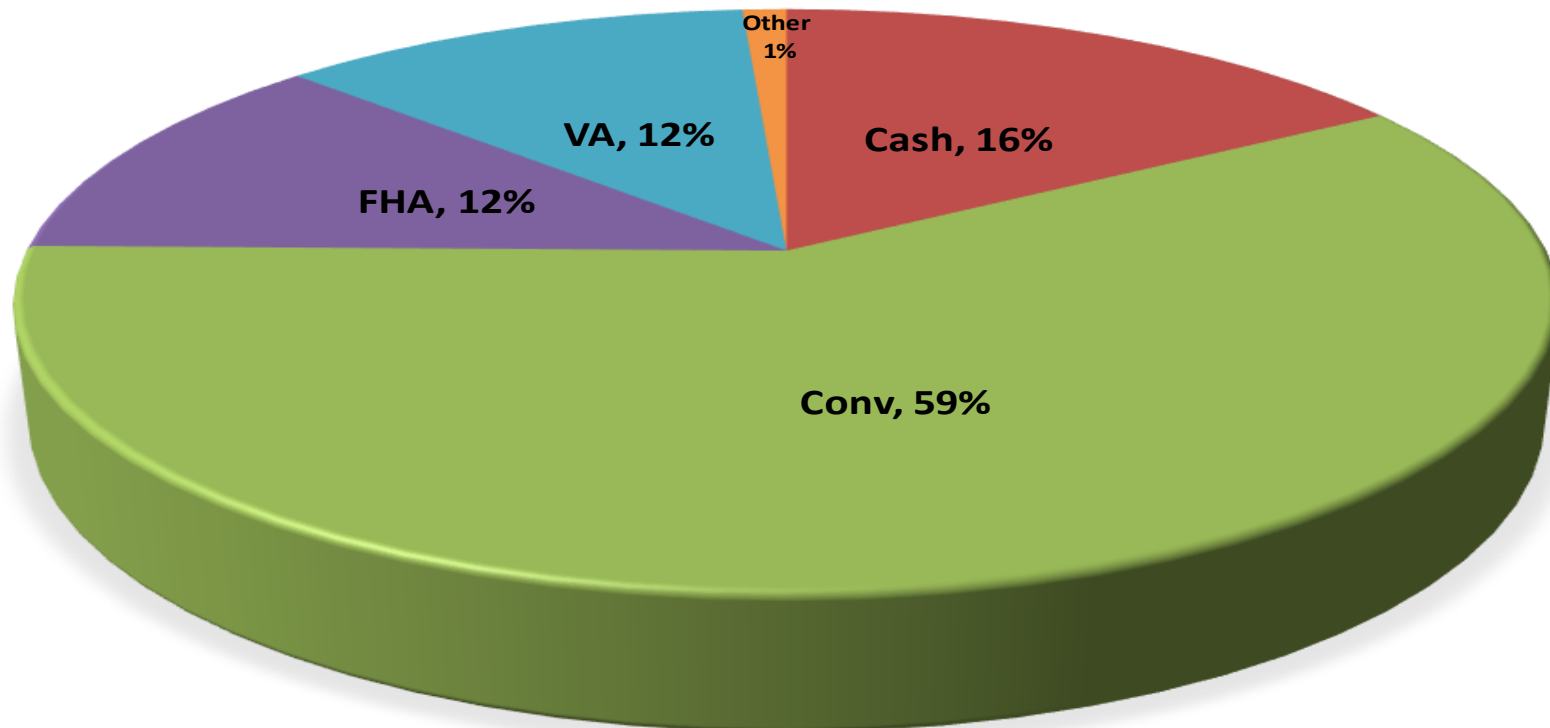




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Closings By Sold Terms
Closings Between \$250,000 and \$750,000

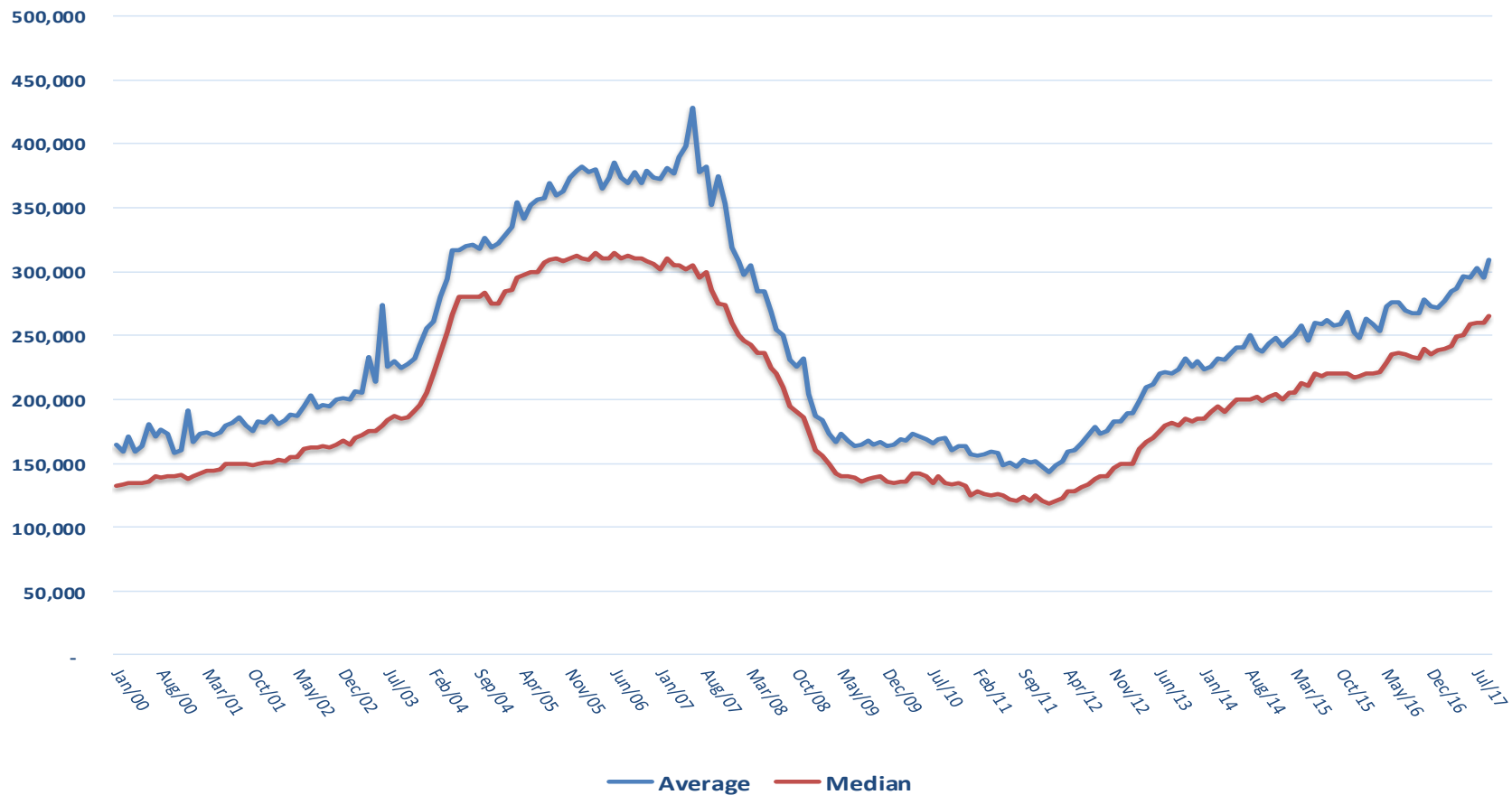




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SFR Market Prices



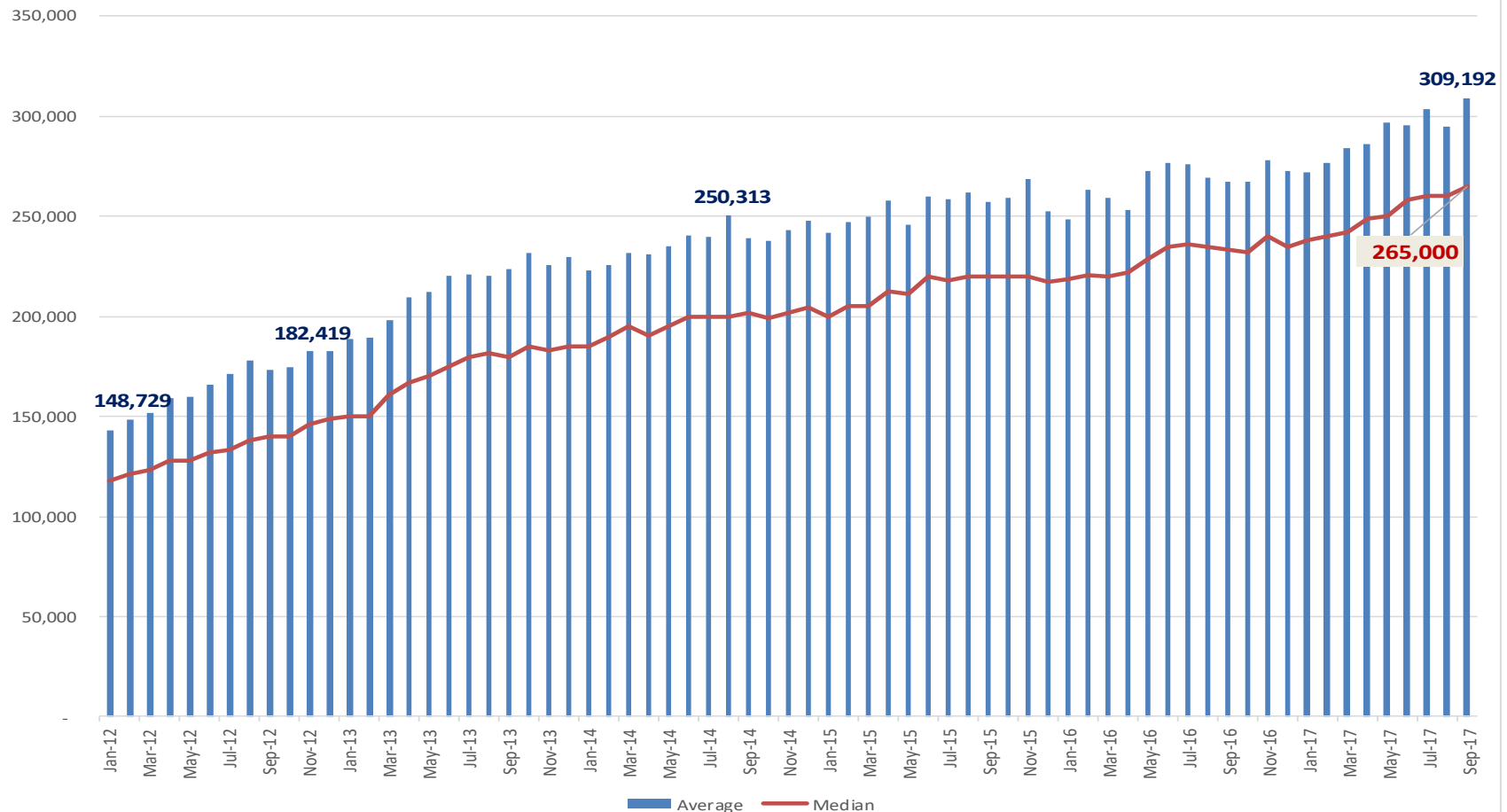
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Single Family Residential Price Trend



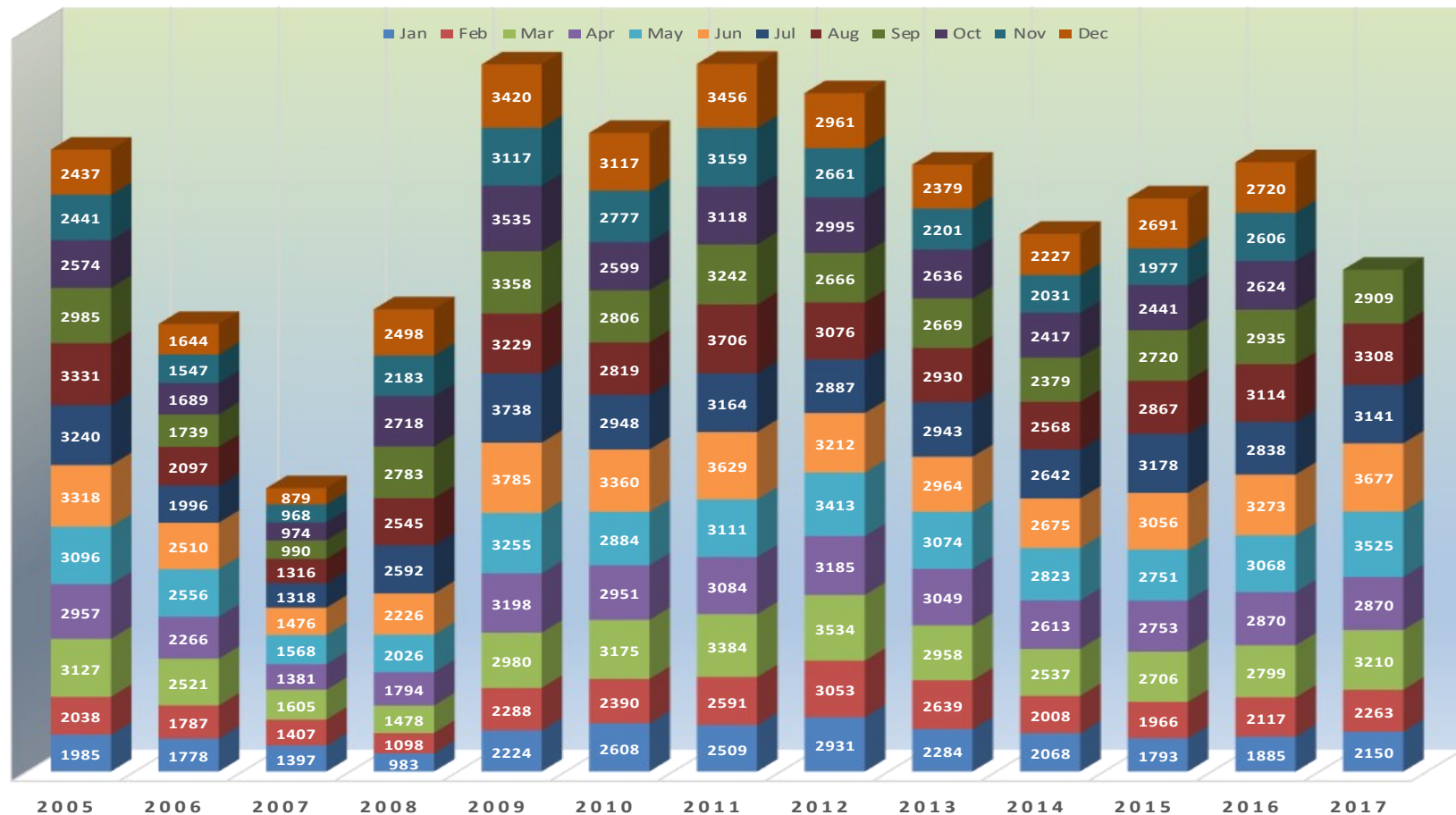
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SINGLE FAMILY RESIDENTIAL CLOSINGS



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SFR Closed Sales in Selected Communities - Last Six Months

| | Apr 2017 | May | Jun | Jul | Aug | Sep | Sparklines | Months of Inventory | Ave Days to Sell |
|-----------------------|-------------|-----|-----|-----|-----|-----|------------|------------------------|------------------------|
| Aliante | 29 | 35 | 38 | 37 | 38 | 20 | ■ ■ ■ ■ ■ | 3 | 29 |
| Anthem | 32 | 33 | 20 | 26 | 21 | 16 | ■ ■ ■ ■ ■ | 4 | 42 |
| Centennial Hills | 43 | 37 | 44 | 39 | 45 | 50 | ■ ■ ■ ■ ■ | 1 | 27 |
| Desert/South Shores | 31 | 16 | 19 | 32 | 24 | 18 | ■ ■ ■ ■ ■ | 4 | 16 |
| Green Valley | 47 | 63 | 60 | 54 | 46 | 55 | ■ ■ ■ ■ ■ | 2 | 31 |
| Green Valley Ranch | 18 | 23 | 23 | 22 | 23 | 16 | ■ ■ ■ ■ ■ | 2 | 31 |
| Inspira | 16 | 25 | 31 | 16 | 19 | 20 | ■ ■ ■ ■ ■ | 2 | 35 |
| Iron Mountain Ranch | 11 | 19 | 15 | 17 | 10 | 9 | ■ ■ ■ ■ ■ | 3 | 17 |
| Mountains Edge | 76 | 94 | 96 | 103 | 88 | 66 | ■ ■ ■ ■ ■ | 2 | 28 |
| Pecole Ranch | 19 | 11 | 22 | 18 | 19 | 15 | ■ ■ ■ ■ ■ | 2 | 26 |
| Providence | 42 | 49 | 65 | 49 | 46 | 57 | ■ ■ ■ ■ ■ | 1 | 33 |
| Red Rock Country Club | 7 | 9 | 12 | 7 | 5 | 6 | ■ ■ ■ ■ ■ | 6 | 122 |
| Rhodes Ranch | 16 | 18 | 16 | 25 | 37 | 22 | ■ ■ ■ ■ ■ | 4 | 57 |
| Seven Hills | 14 | 20 | 23 | 17 | 30 | 21 | ■ ■ ■ ■ ■ | 3 | 48 |
| Siena (SFR & TWH) | 18 | 11 | 18 | 12 | 14 | 5 | ■ ■ ■ ■ ■ | 13 | 85 |
| Silverado Ranch | 29 | 57 | 52 | 48 | 55 | 87 | ■ ■ ■ ■ ■ | 1 | 18 |
| Southern Highlands | 51 | 71 | 51 | 52 | 52 | 50 | ■ ■ ■ ■ ■ | 3 | 62 |
| Spring Valley | 22 | 32 | 34 | 25 | 25 | 21 | ■ ■ ■ ■ ■ | 3 | 34 |
| Summerlin | 116 | 121 | 126 | 85 | 84 | 75 | ■ ■ ■ ■ ■ | 3 | 43 |
| Sun City Anthem | 27 | 47 | 43 | 27 | 33 | 27 | ■ ■ ■ ■ ■ | 4 | 58 |
| Sun City Summerlin | 34 | 37 | 35 | 25 | 30 | 38 | ■ ■ ■ ■ ■ | 2 | 40 |
| The Lakes | 17 | 22 | 30 | 27 | 23 | 18 | ■ ■ ■ ■ ■ | 3 | 30 |
| Other Groups | | | | | | | | | |
| Boulder City | 15 | 28 | 22 | 18 | 24 | 10 | ■ ■ ■ ■ ■ | 8 | 44 |
| Pahrump/Nye | 46 | 68 | 51 | 44 | 52 | 45 | ■ ■ ■ ■ ■ | 4 | 56 |
| High Rise Sales | 77 | 82 | 101 | 92 | 83 | 61 | ■ ■ ■ ■ ■ | 8 | 86 |
| Luxury Sales (\$1M+) | 27 | 56 | 45 | 44 | 35 | 34 | ■ ■ ■ ■ ■ | 16 | 106 |

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Las Vegas Market Update - October 2017

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

| | April 2017 | May | June | July | August | September | Price Movement |
|-----------------------|------------|-----------|-----------|-----------|-----------|-----------|----------------|
| Aliante | 290,955 | 305,514 | 328,572 | 294,864 | 310,232 | 297,970 | — — — — — |
| Ant hem | 412,667 | 391,933 | 362,754 | 374,858 | 429,744 | 354,869 | — — — — — |
| Centennial Hills | 318,195 | 329,143 | 289,313 | 294,259 | 306,646 | 318,094 | — — — — — |
| Desert /South Shores | 387,894 | 334,000 | 330,699 | 329,053 | 344,808 | 334,978 | — — — — — |
| Green Valley | 309,100 | 326,488 | 313,047 | 327,540 | 329,148 | 320,454 | — — — — — |
| Green Valley Ranch | 387,667 | 334,848 | 411,951 | 369,173 | 397,109 | 395,131 | — — — — — |
| Inspirada | 347,907 | 369,035 | 351,624 | 361,584 | 402,236 | 378,027 | — — — — — |
| Iron Mountain Ranch | 310,445 | 314,958 | 278,167 | 309,070 | 261,200 | 254,517 | — — — — — |
| Mountains Edge | 297,072 | 291,360 | 306,215 | 304,245 | 308,652 | 307,175 | — — — — — |
| Peccole Ranch | 290,175 | 334,173 | 303,923 | 327,617 | 314,018 | 317,054 | — — — — — |
| Providence | 277,890 | 279,452 | 293,374 | 281,460 | 278,317 | 300,281 | — — — — — |
| Red Rock Country Club | 744,286 | 1,194,889 | 955,550 | 902,286 | 762,422 | 1,091,833 | — — — — — |
| Rhodes Ranch | 326,211 | 338,472 | 347,883 | 365,467 | 341,593 | 337,922 | — — — — — |
| Seven Hills | 394,582 | 579,225 | 472,458 | 586,232 | 581,771 | 671,752 | — — — — — |
| Siena | 416,078 | 452,227 | 432,667 | 344,108 | 394,048 | 381,700 | — — — — — |
| Silverado Ranch | 245,107 | 262,974 | 272,516 | 299,188 | 280,259 | 286,963 | — — — — — |
| Southern Highlands | 463,499 | 450,792 | 379,811 | 389,601 | 507,001 | 493,038 | — — — — — |
| Spring Valley | 265,909 | 264,846 | 271,942 | 282,414 | 269,825 | 303,803 | — — — — — |
| Summerlin | 467,002 | 520,249 | 491,816 | 615,155 | 483,146 | 523,376 | — — — — — |
| Sun City Ant hem | 370,406 | 399,368 | 414,499 | 410,900 | 417,615 | 464,163 | — — — — — |
| Sun City Summerlin | 305,994 | 341,606 | 324,063 | 278,770 | 303,061 | 364,874 | — — — — — |
| The Lakes | 329,735 | 328,690 | 364,580 | 323,624 | 316,965 | 328,594 | — — — — — |
| Other Groups | | | | | | | |
| Boulder City | 314,453 | 284,224 | 345,348 | 377,639 | 350,817 | 314,800 | — — — — — |
| Pahrump/Nye | 190,339 | 208,625 | 209,290 | 203,185 | 210,060 | 201,380 | — — — — — |
| High Rise Sales | 361,133 | 515,067 | 479,563 | 390,954 | 427,496 | 475,613 | — — — — — |
| Luxury Sales (\$1M+) | 1,627,793 | 1,774,594 | 1,655,854 | 1,829,818 | 1,487,683 | 1,882,257 | — — — — — |

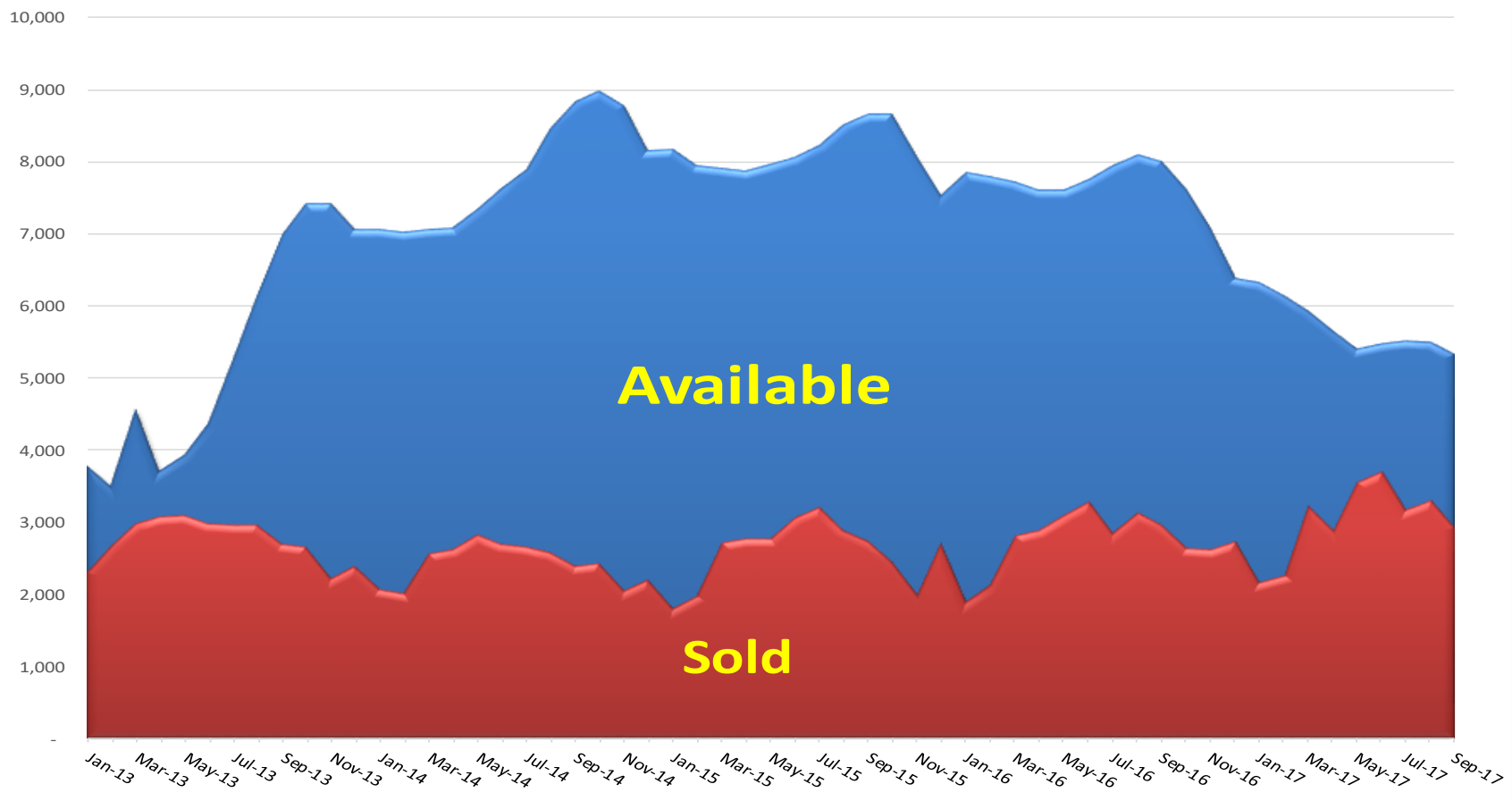
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Single Family Residences (SFR)



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Residential Listings Taken vs Listings Sold



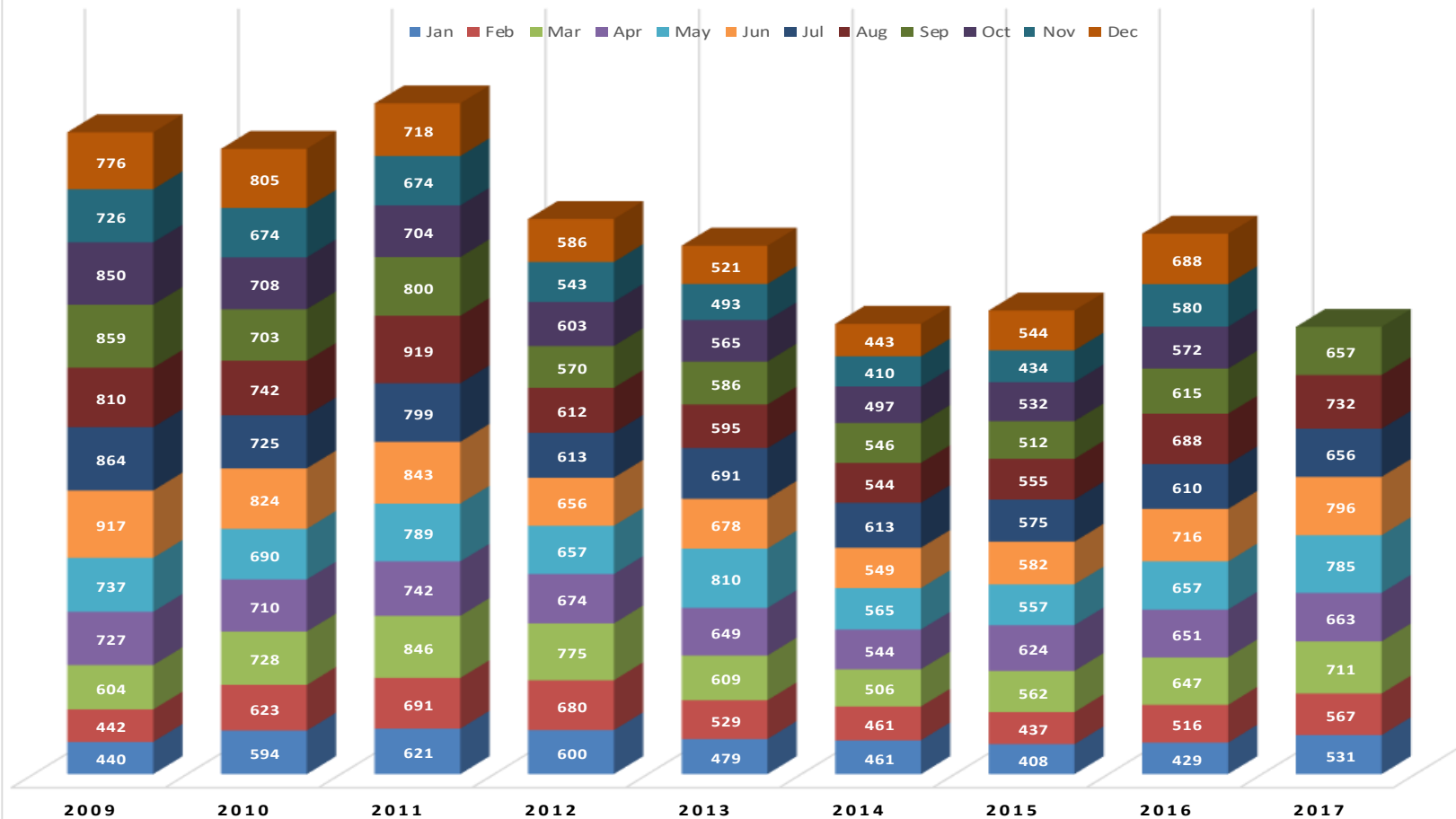
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CONDO / TOWNHOME CLOSINGS



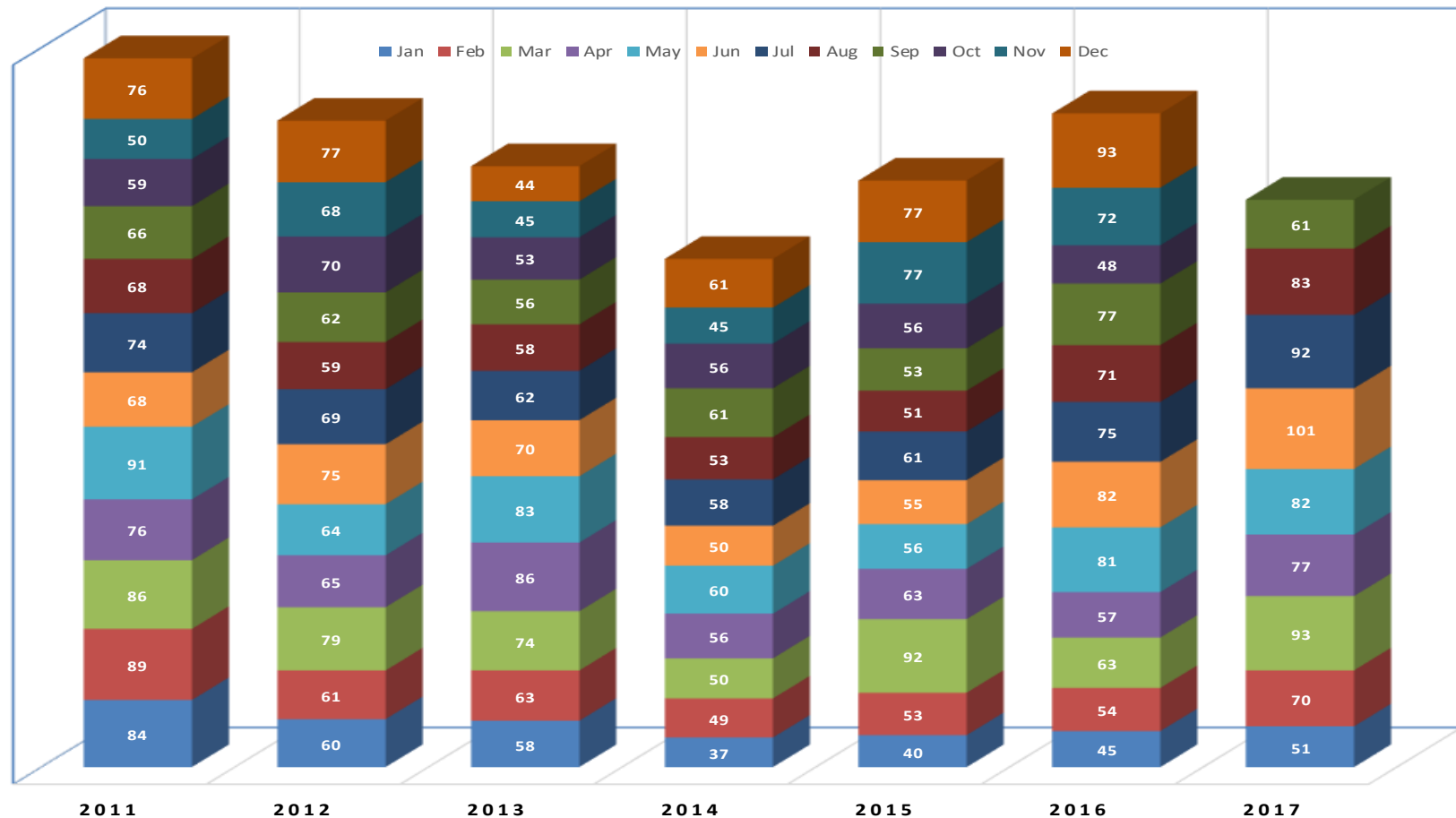
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VERTICAL / HI-RISE CLOSINGS



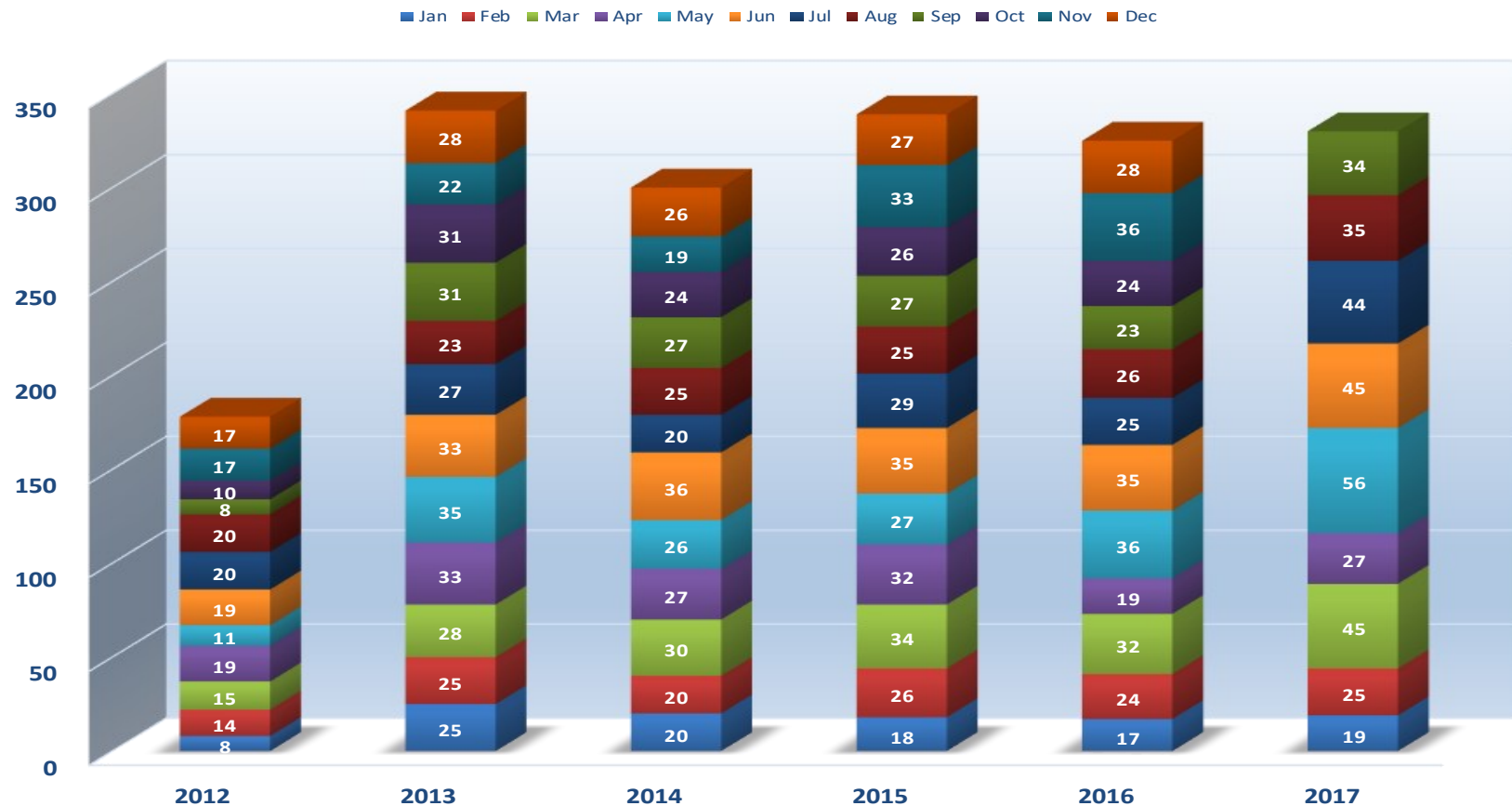
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Greater Las Vegas Luxury Sales \$1,000,000 and Over



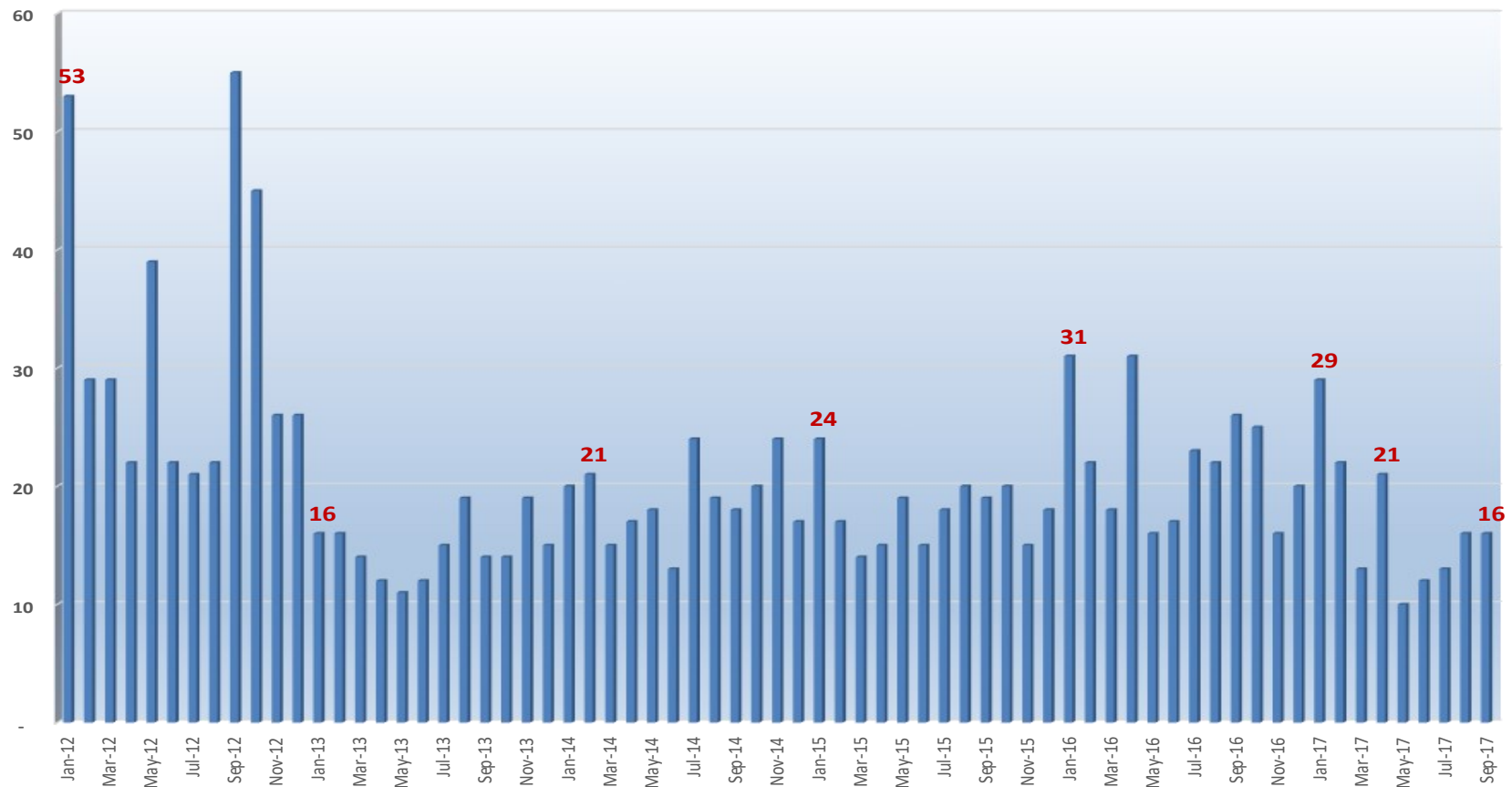
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Luxury Market - \$1,000,000 and Over Months of Inventory



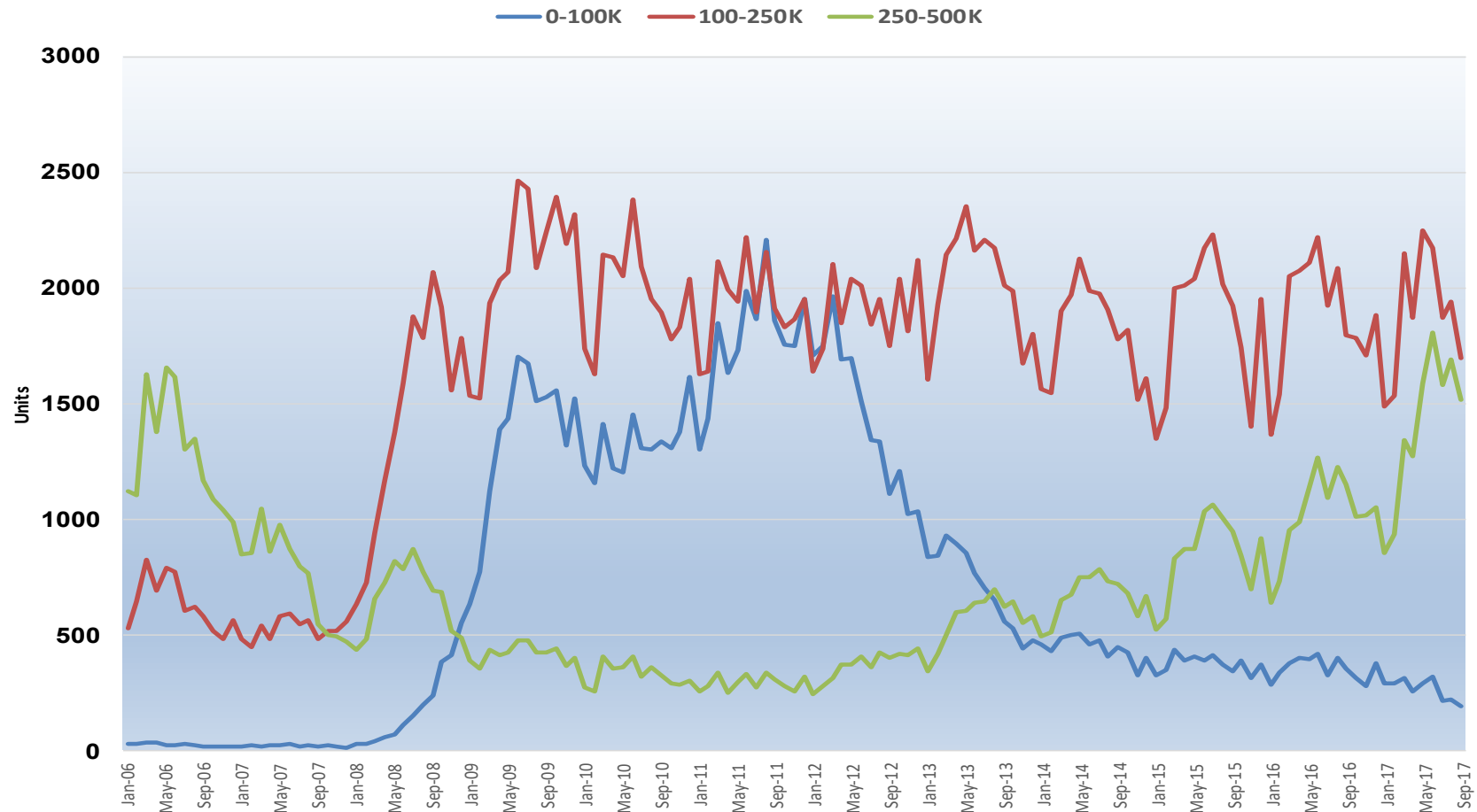
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Closed Units By Price Point



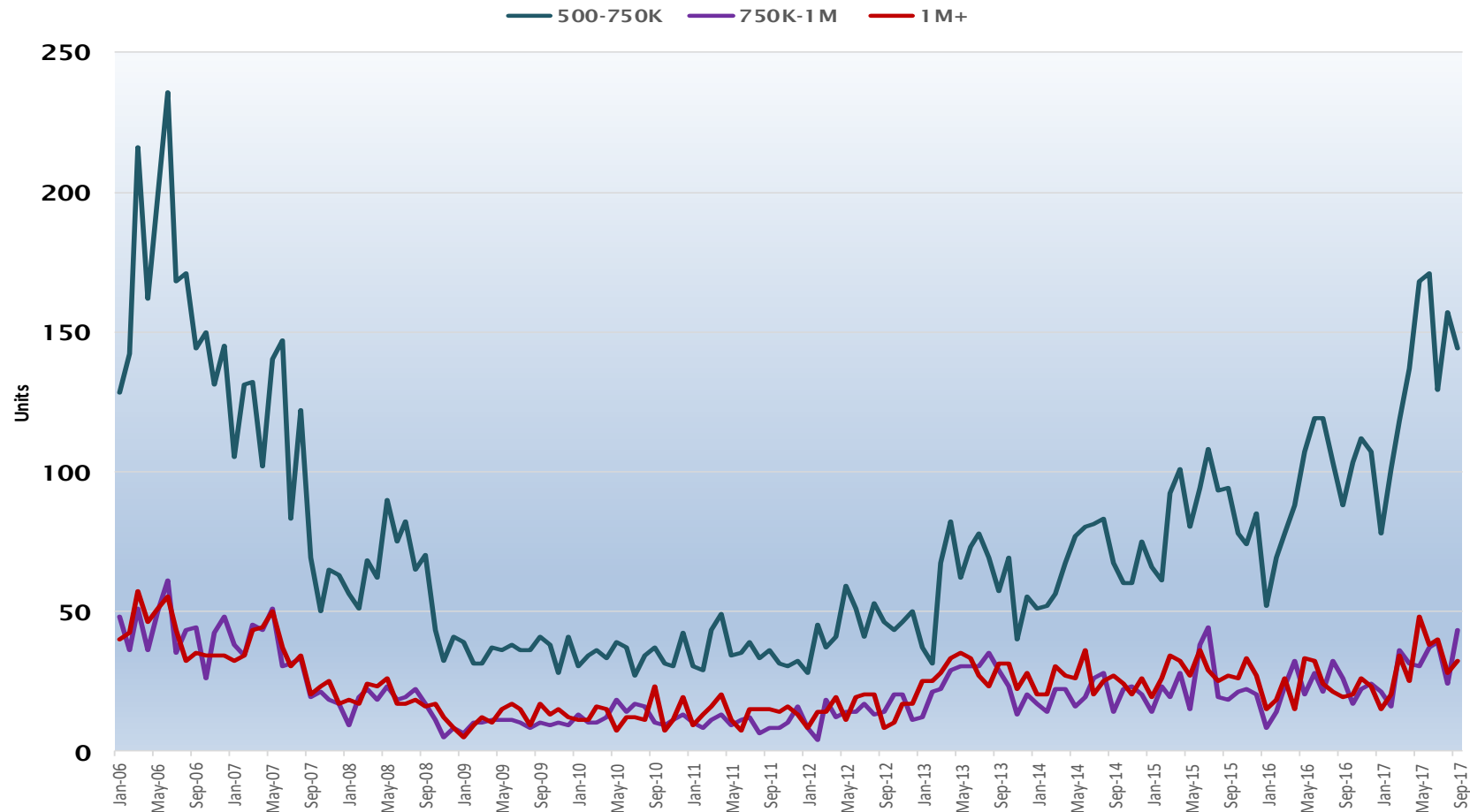
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Closed Units By Price Point



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Residential Closed Units Trend by Price Point



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