



EQUITY TITLE OF NEVADA

Las Vegas Market Update - December 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	4,850	3,888	2,594	350,000	586,981	261,400	312,465	1.9	53.5%	36
CON/TWH	811	842	608	160,000	185,256	141,500	157,756	1.3	75.0%	27
<i>Total Residential</i>	<i>5,661</i>	<i>4,730</i>	<i>3,202</i>	<i>234,900</i>	<i>298,401</i>	<i>210,000</i>	<i>243,786</i>	<i>1.8</i>	<i>56.6%</i>	<i>55</i>
Hi-Rise	416	105	80	425,000	768,990	360,000	480,586	6.2	19.2%	56
Multiple Dwelling	69	73	35	275,000	310,312	255,000	262,224	2.0	50.7%	45
Vacant Land	2,434	131	84	65,000	303,332	62,000	139,134	29.0	3.5%	230
	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+	458	75	412	1,874,500	2,868,479	1,400,000	1,762,962	14	12.9%	106

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

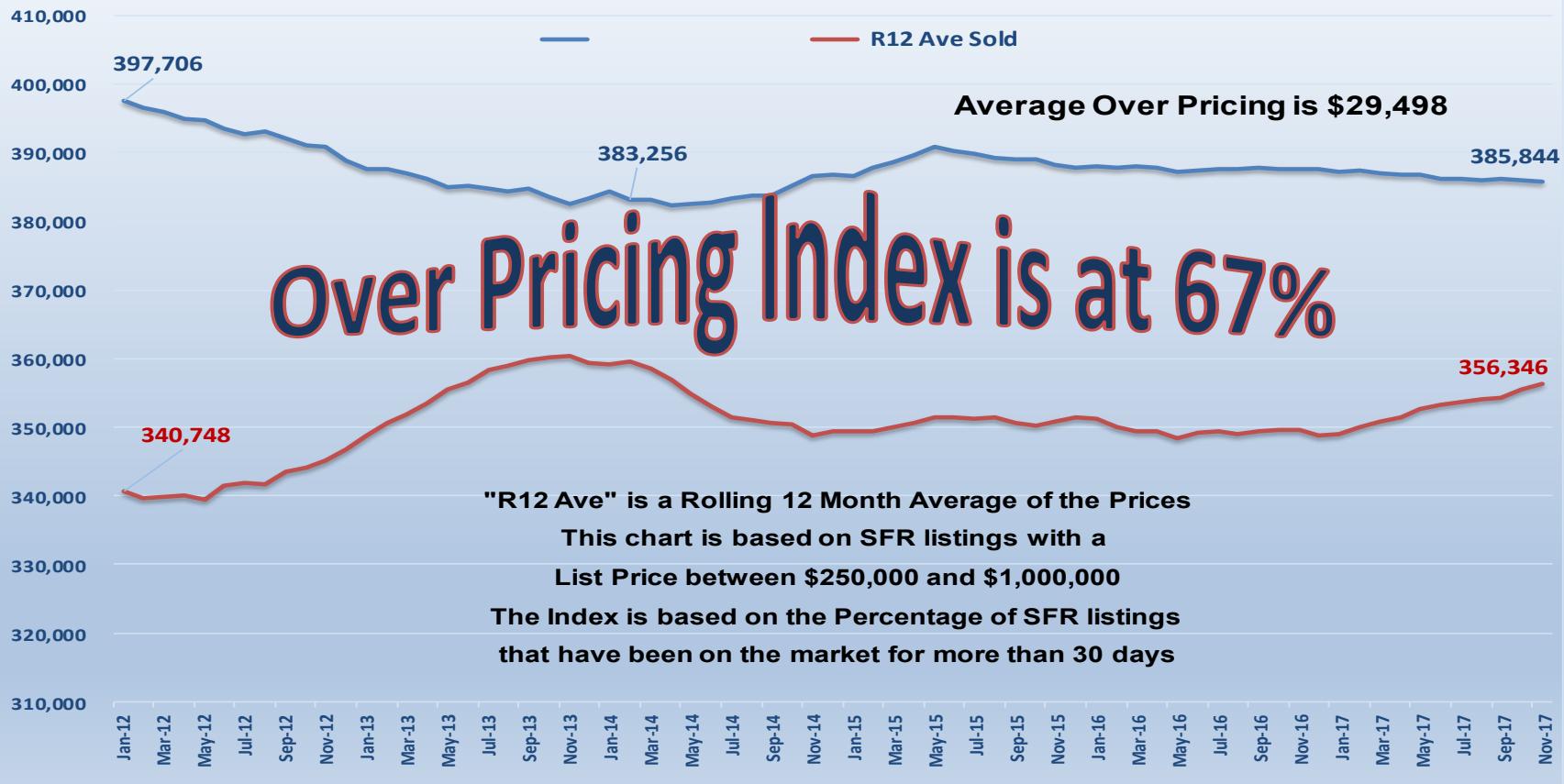
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Greater Las Vegas SFR Average List vs Closed Sale Prices

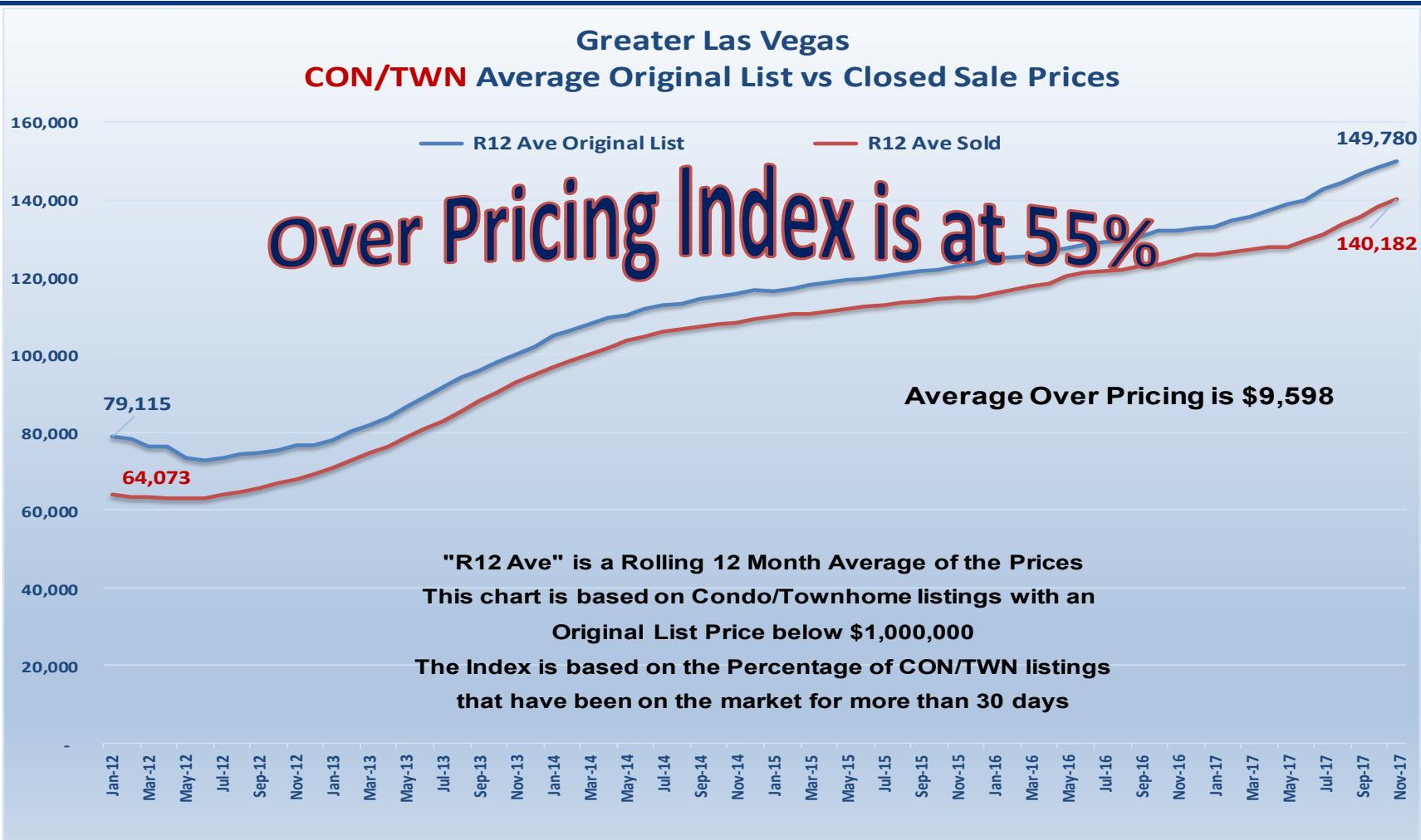


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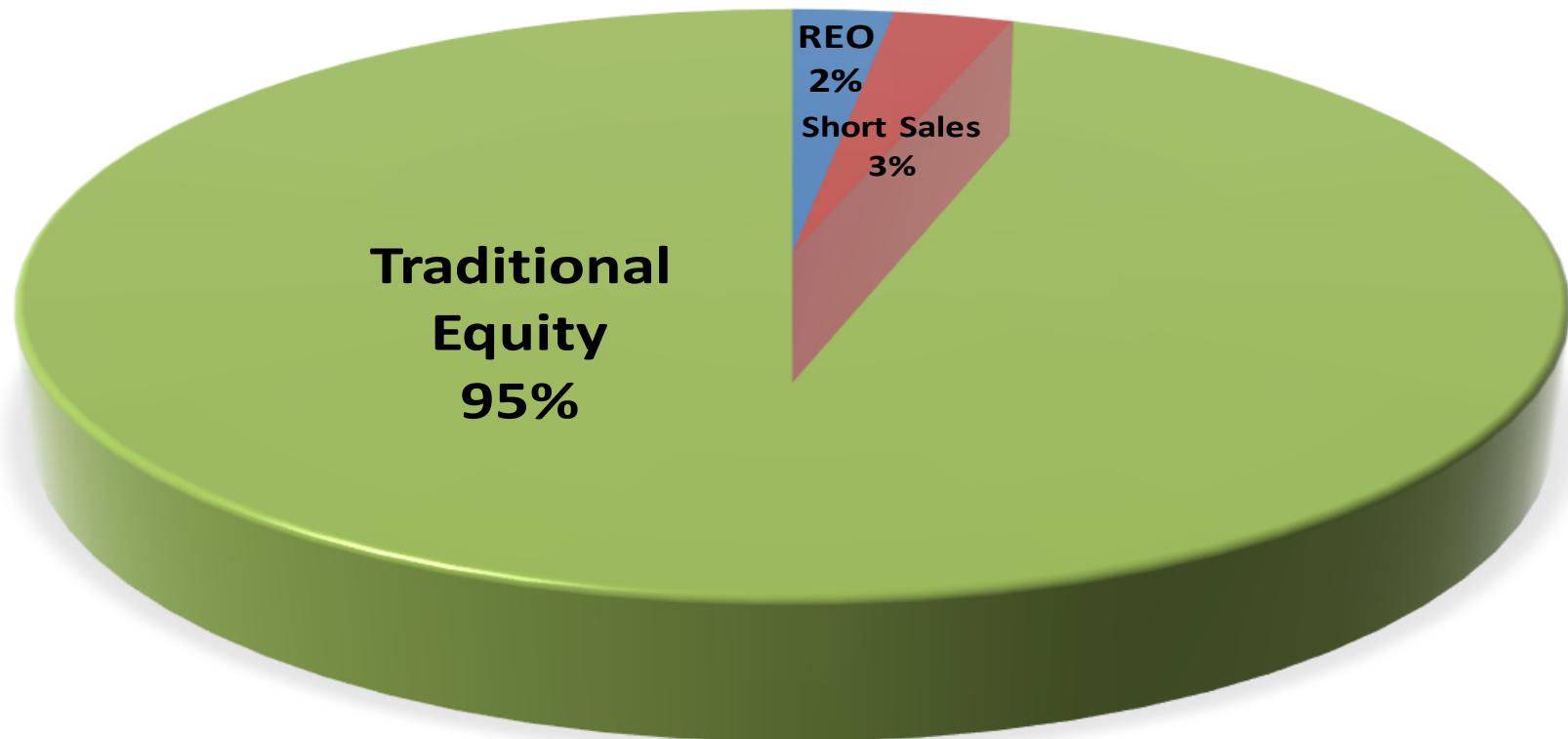
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Last Month's Closings by Type

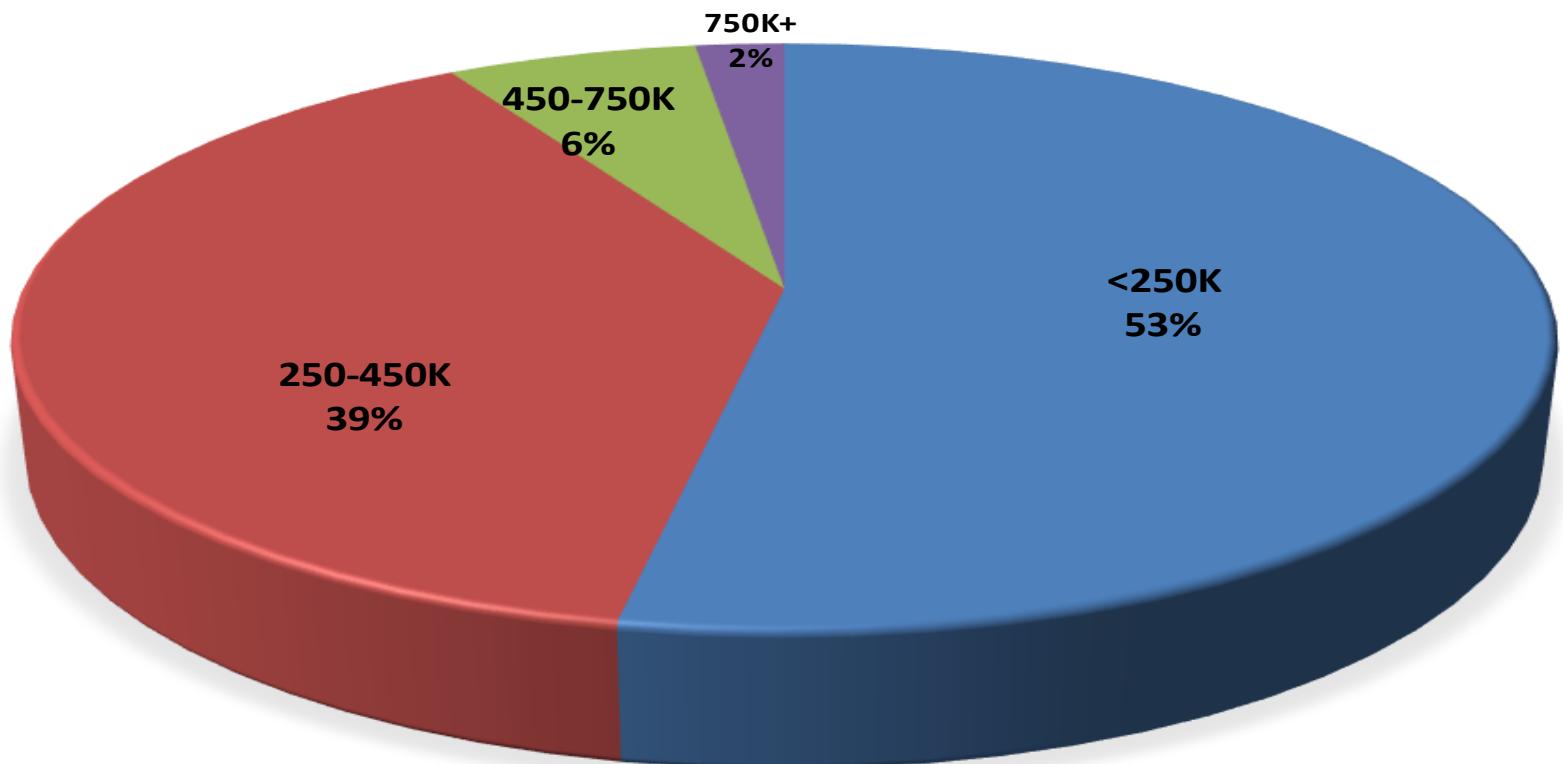




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CLOSED UNITS BY PRICE POINT



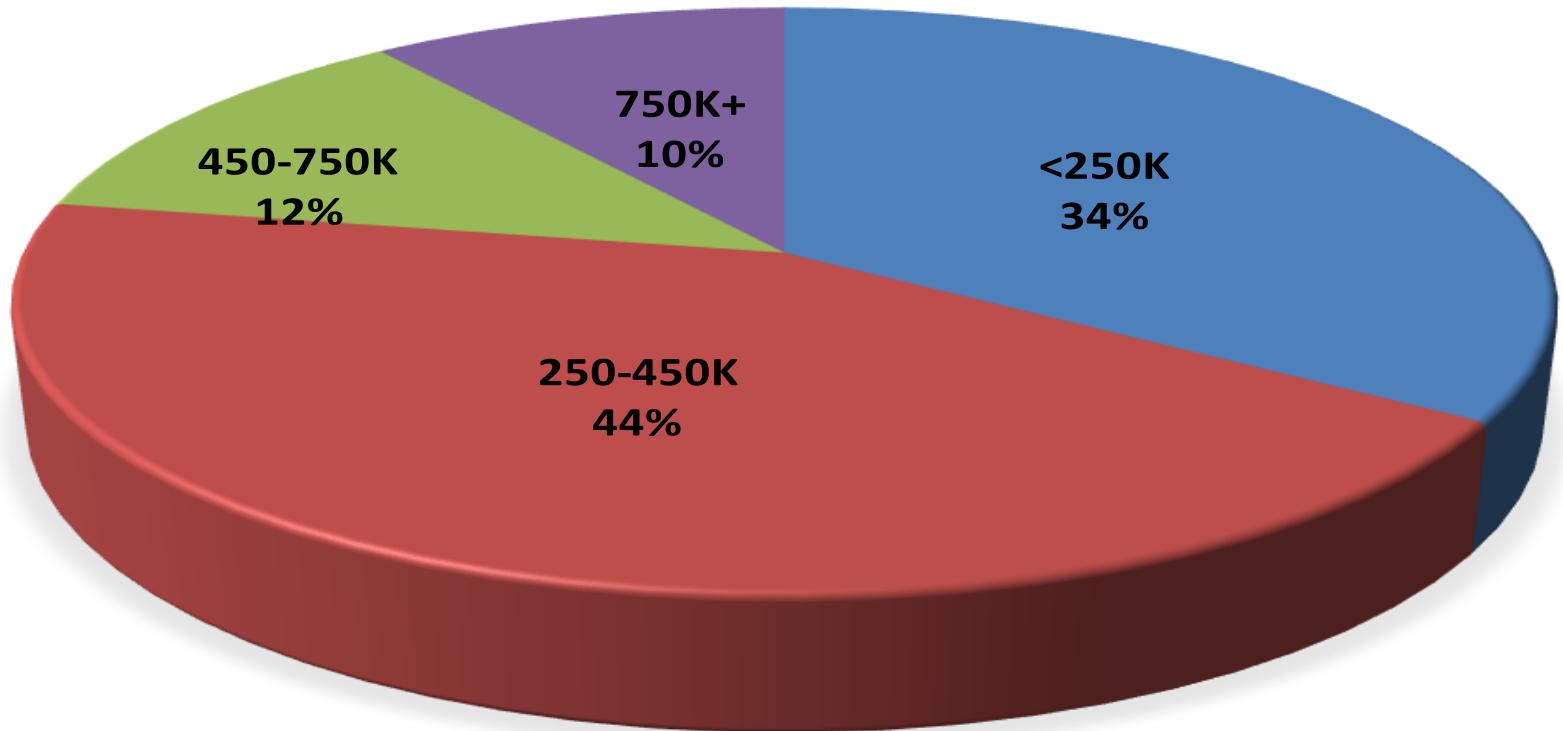
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CLOSED VOLUME BY PRICE POINT



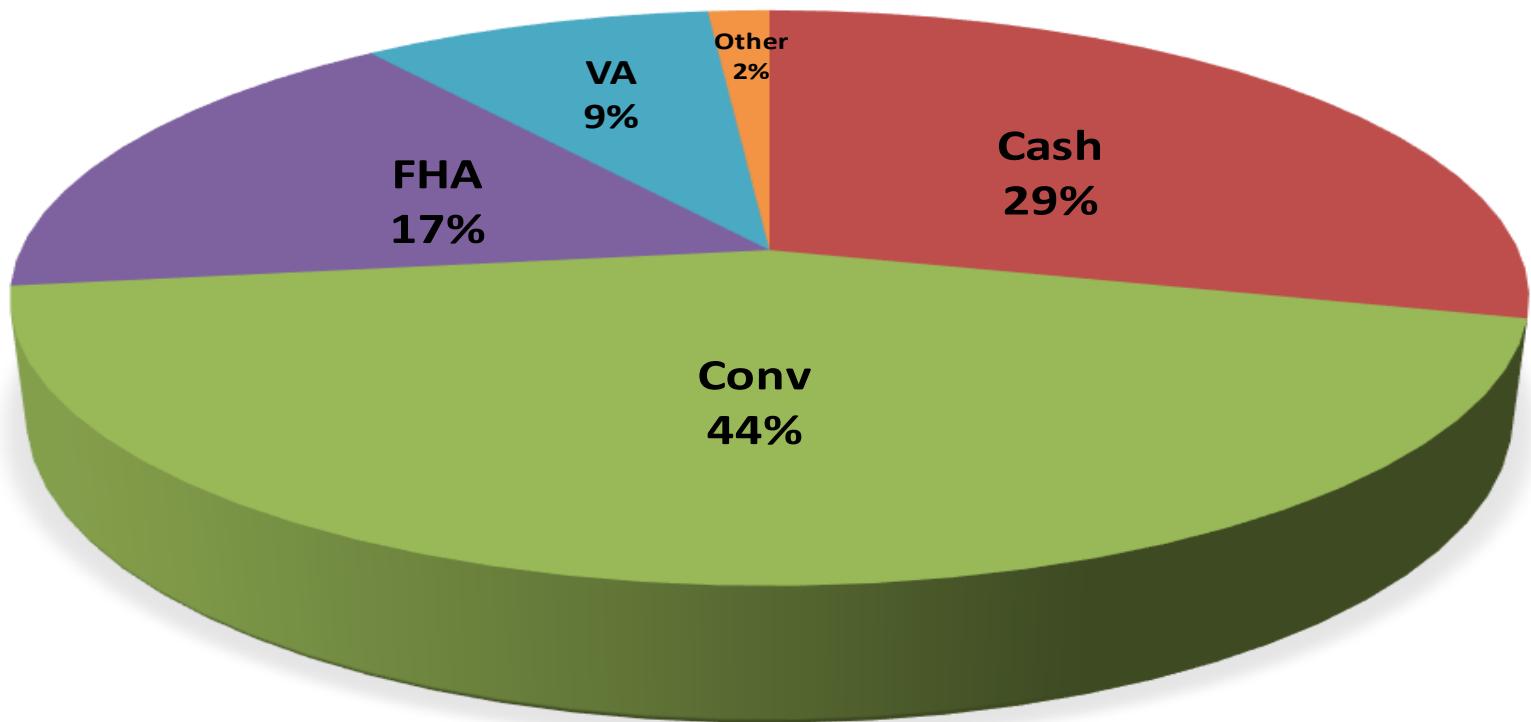
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Last Month's Closings by Sold Terms



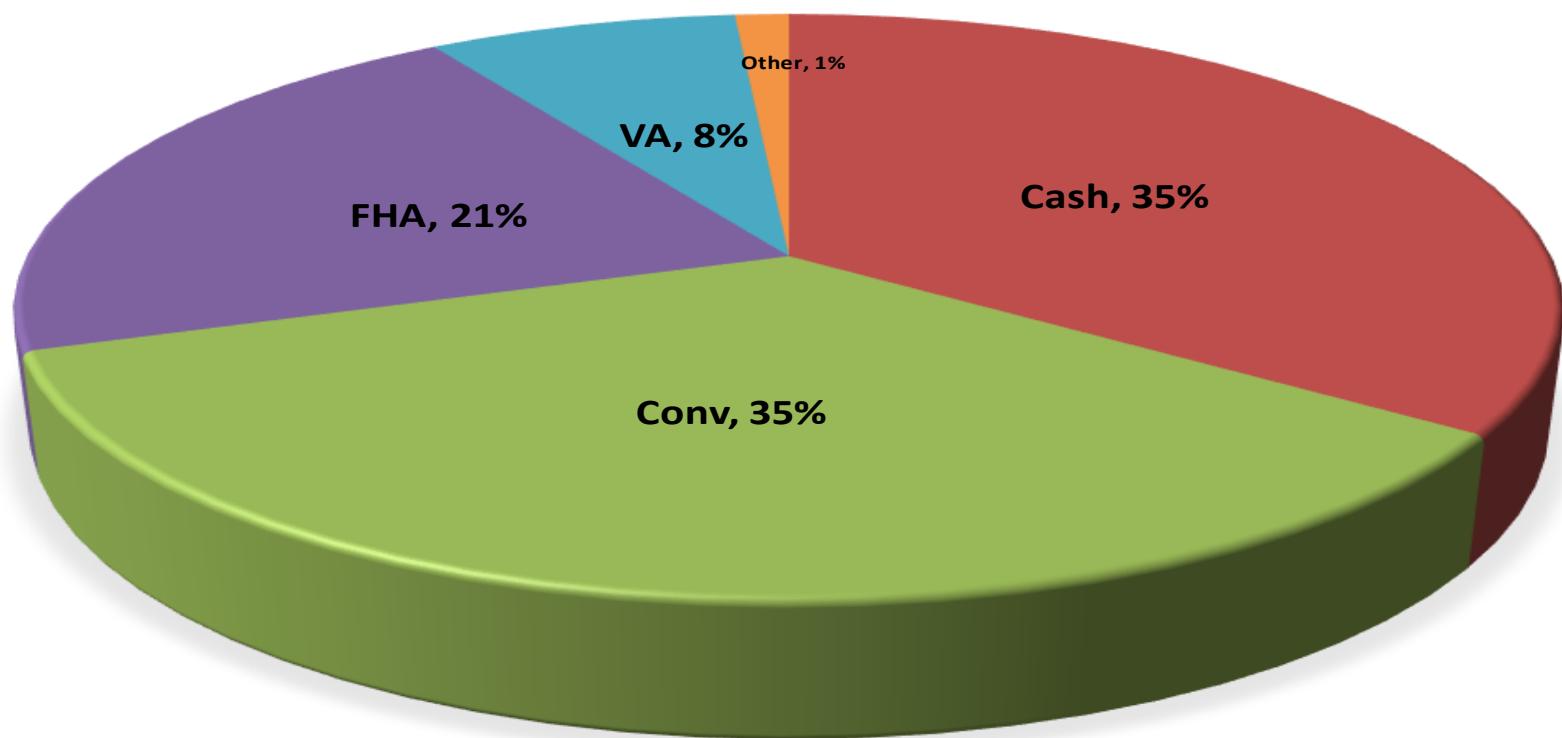
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Closings By Sold Terms
Closings Less Than \$250,000

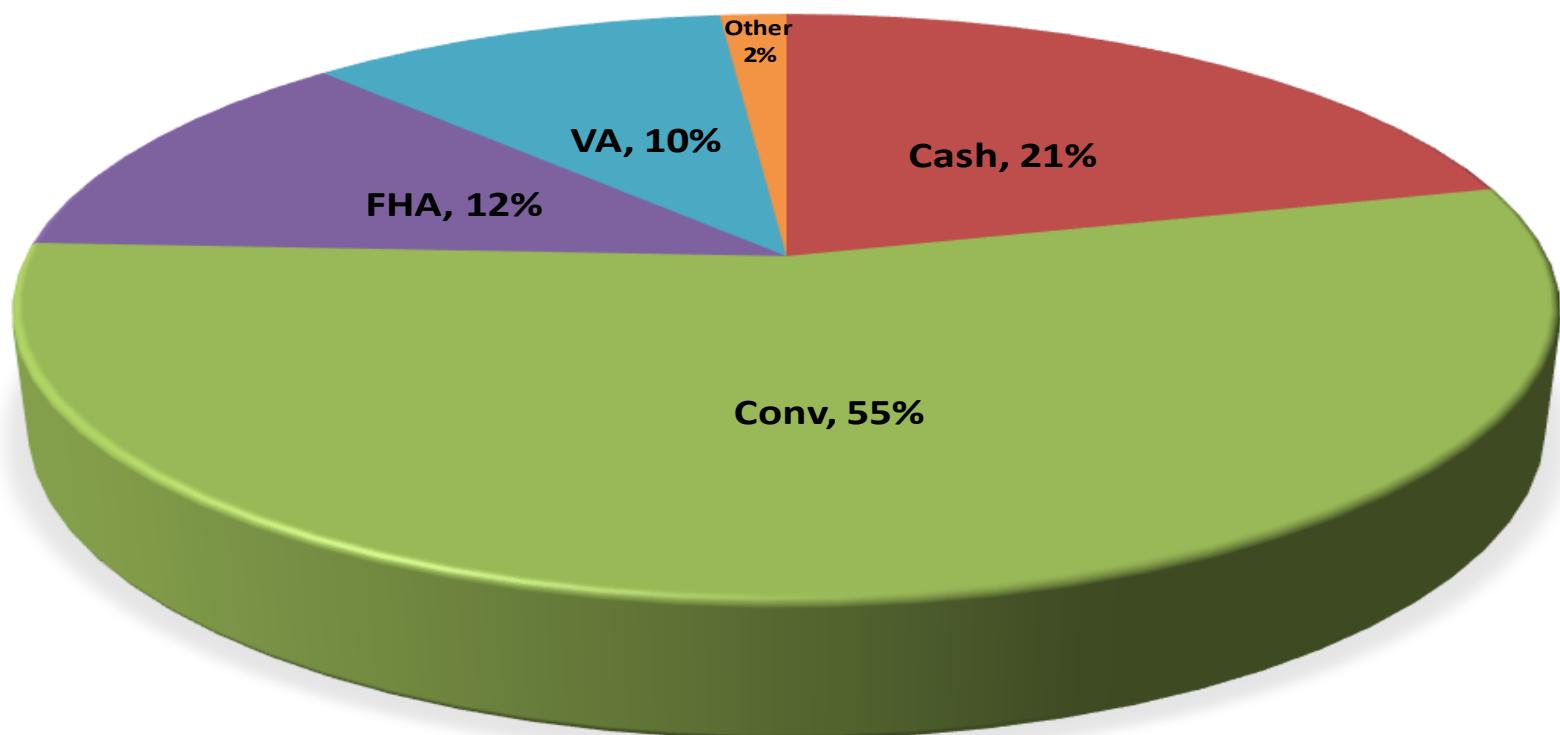




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Closings By Sold Terms
Closings Between \$250,000 and \$750,000

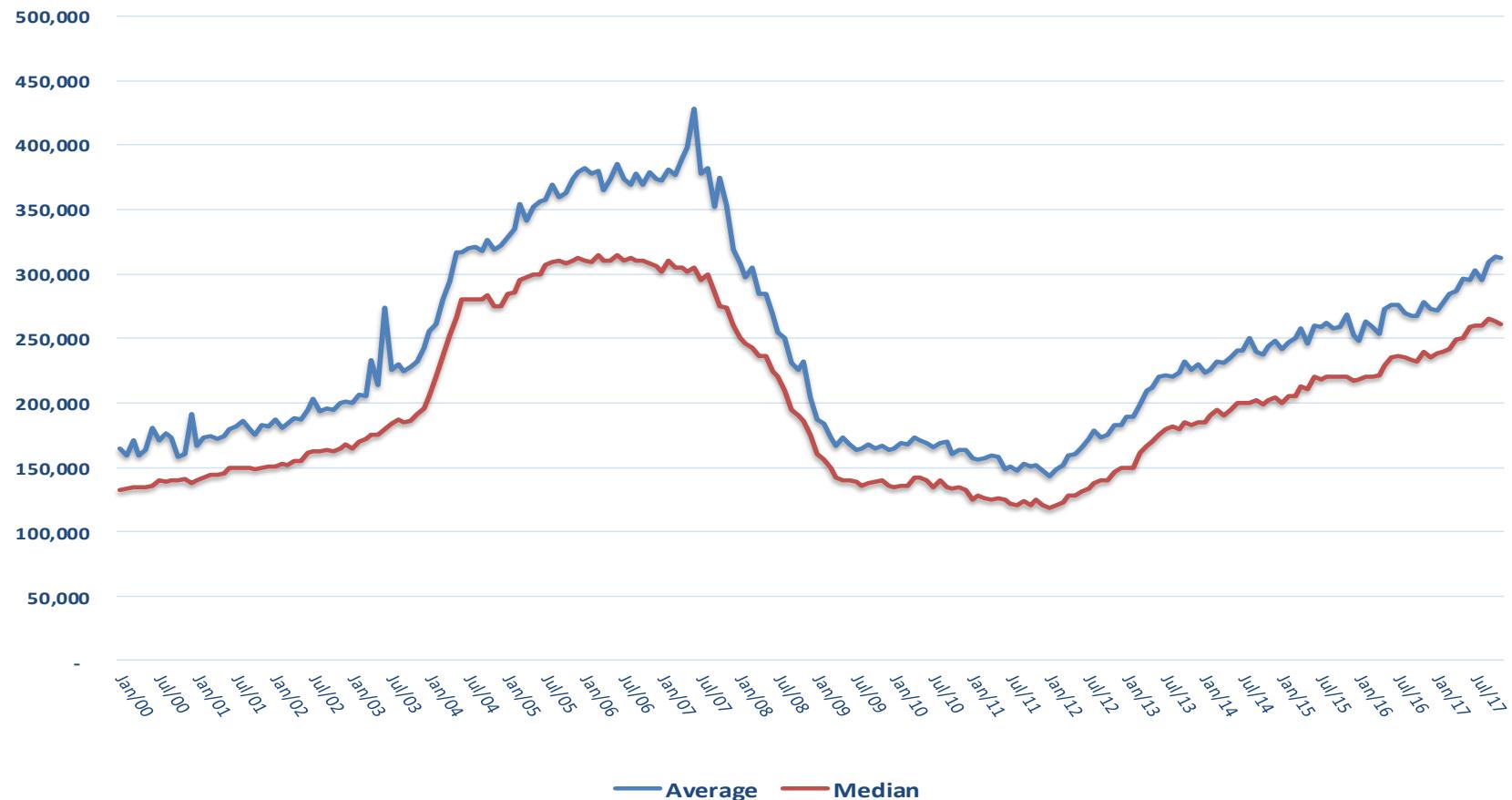




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Las Vegas Market Update - December 2017

SFR Market Prices



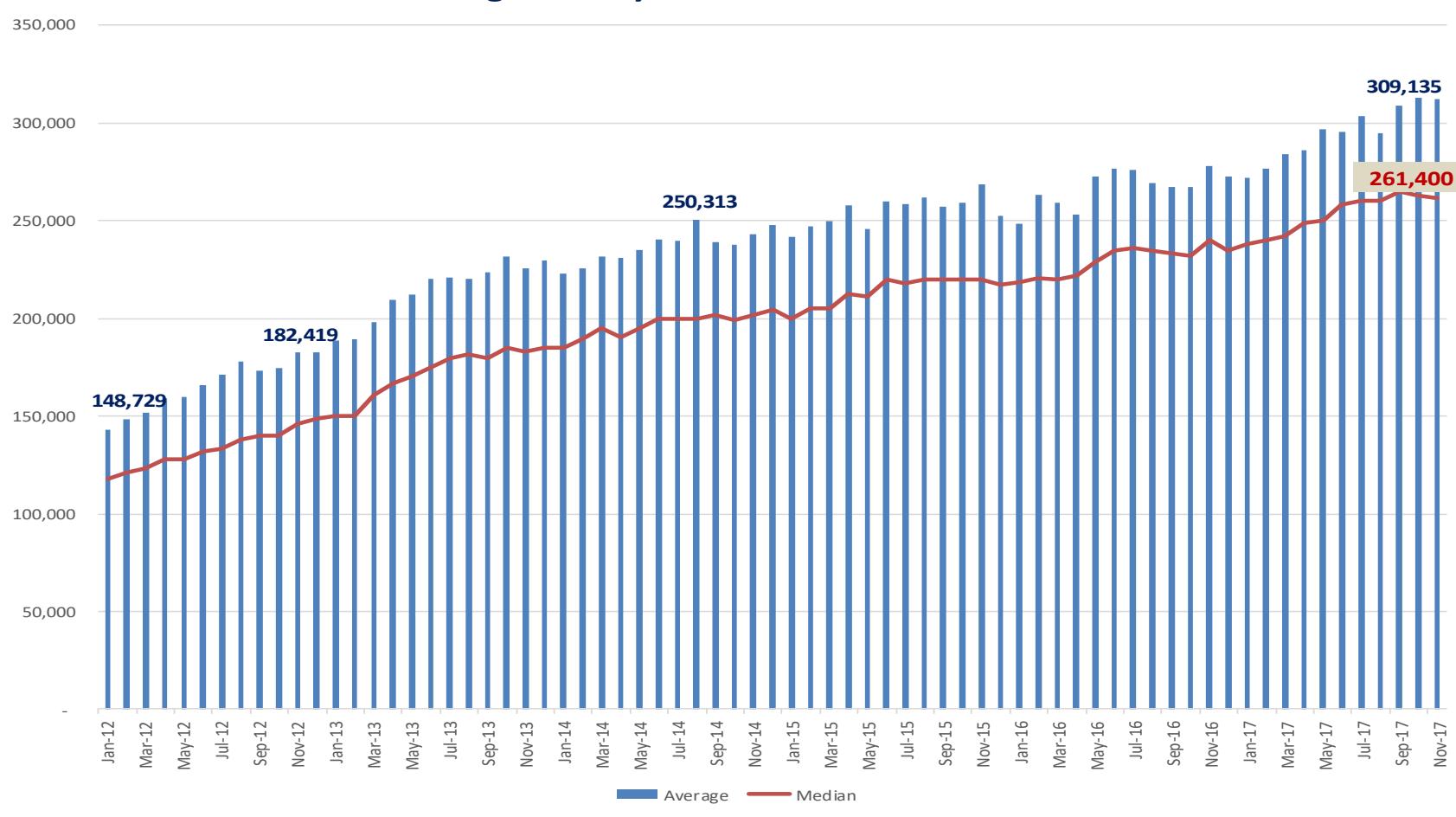
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Las Vegas Market Update - December 2017

Single Family Residential Price Trend



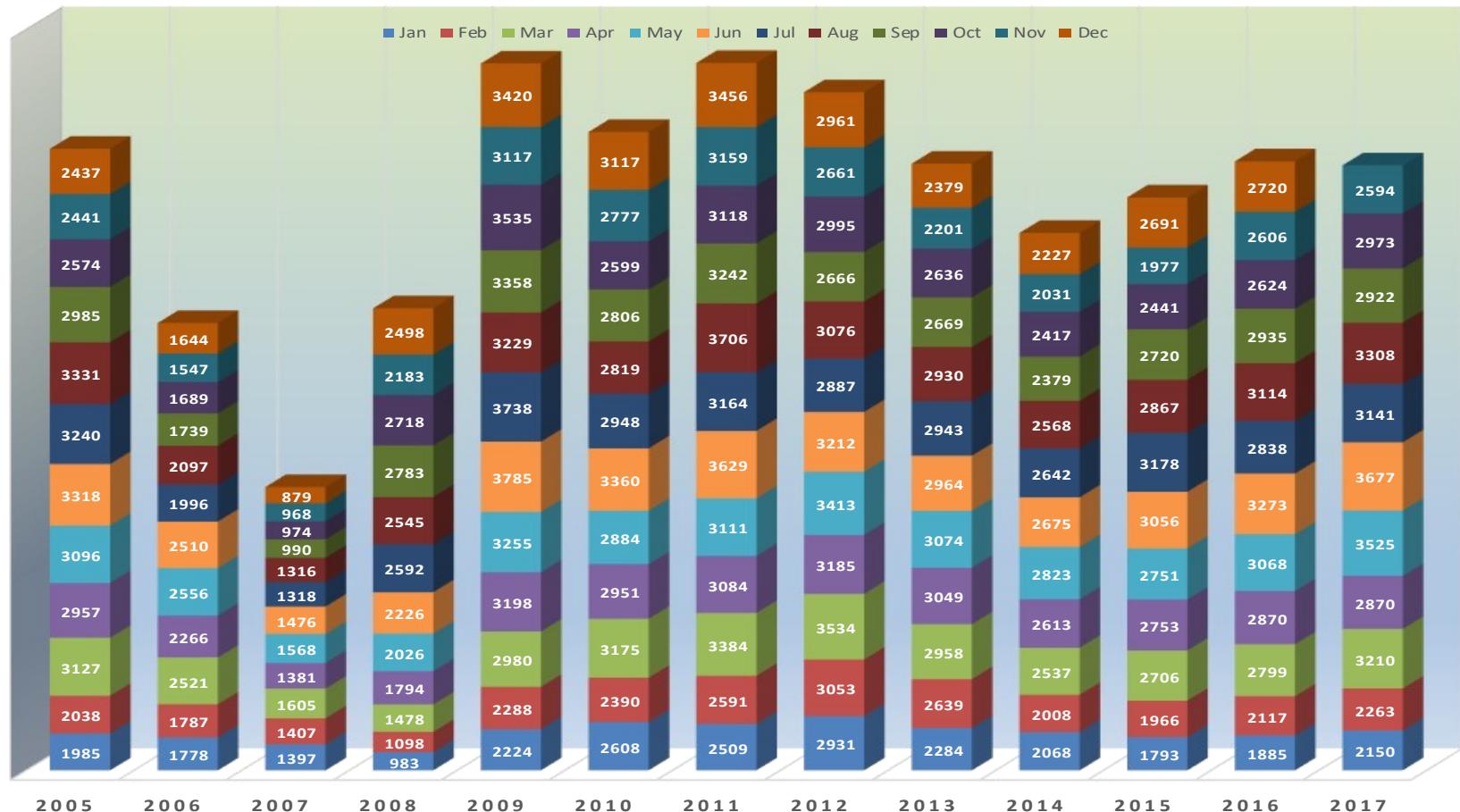
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Las Vegas Market Update - December 2017

SINGLE FAMILY RESIDENTIAL CLOSINGS



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Las Vegas Market Update - December 2017

SFR Closed Sales in Selected Communities - Last Six Months

	Jun	Jul	Aug	Sep	Oct	Nov	Sparklines	Months of Inventory	Ave Days to Sell
Aliante	38	37	38	20	28	21	■■■■■—■—■	2	22
Ant hem	20	26	21	16	24	17	—■■—■■—■■	3	59
Centennial Hills	44	39	45	50	24	26	■■■■■—■—■	2	25
Desert/South Shores	19	32	24	18	26	15	—■■—■■—■■	4	50
Green Valley	60	54	46	55	53	36	■■■■■—■—■	3	33
Green Valley Ranch	23	22	23	16	9	22	■■■■■—■■■	1	32
Inspirada	31	16	19	20	30	10	■■■—■■—■■	5	50
Iron Mountain Ranch	15	17	10	9	12	10	■■■—■■—■■	2	34
Mountains Edge	96	103	88	66	85	56	■■■■■—■—■	2	32
Peccole Ranch	22	18	19	15	16	13	■■■—■■—■■	2	44
Providence	65	49	46	58	47	38	■■■—■■—■■	2	31
Red Rock Country Club	12	7	5	6	10	5	■■■—■■—■■	6	103
Rhodes Ranch	16	25	37	22	30	23	—■■—■■—■■	4	46
Seven Hills	23	17	30	21	15	9	■■■—■■—■■	7	74
Siena (SFR & TWH)	18	12	14	5	11	9	■■■—■■—■■	8	48
Silverado Ranch	52	48	55	57	43	39	■■■■■—■—■	2	27
Southern Highlands	51	52	52	50	48	38	■■■■■—■—■	4	45
Spring Valley	34	25	25	22	26	33	■■■—■■—■■	2	43
Summerlin	126	85	84	75	60	61	■■■—■■—■■	3	52
Sun City Anth em	43	27	33	27	33	32	■■■—■■—■■	3	60
Sun City Summerlin	35	25	30	38	40	40	■■■■■—■■■	2	31
The Lakes	30	27	23	18	13	19	■■■■■—■■■	3	19
Other Groups									
Boulder City	22	18	24	10	25	16	■■■—■■—■■	4	34
Pahrump/Nye	51	44	52	46	46	36	■■■■■—■■■	5	57
High Rise Sales	101	92	83	62	94	80	■■■—■■—■■	6	56
Luxury Sales (\$1M+)	45	44	35	35	40	39	■■■—■■—■■	14	76

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

	June	July	August	September	October	November	Price Movement
Aliante	328,572	294,864	310,232	297,970	298,046	310,467	■ ■ ■ ■ ■ ■
Ant hem	362,754	374,858	429,744	354,869	396,720	420,553	■ ■ ■ ■ ■ ■
Centennial Hills	289,313	294,259	306,646	318,094	314,457	319,050	■ ■ ■ ■ ■ ■
Desert/South Shores	330,699	329,053	344,808	334,978	370,112	364,983	■ ■ ■ ■ ■ ■
Green Valley	313,047	327,540	329,148	320,454	323,157	331,959	■ ■ ■ ■ ■ ■
Green Valley Ranch	411,951	369,173	397,109	395,131	413,322	345,750	■ ■ ■ ■ ■ ■
Inspirada	351,624	361,584	402,236	378,027	396,205	424,470	■ ■ ■ ■ ■ ■
Iron Mountain Ranch	278,167	309,070	261,200	254,517	297,917	279,095	■ ■ ■ ■ ■ ■
Mountains Edge	306,215	304,245	308,652	307,175	315,382	294,820	■ ■ ■ ■ ■ ■
Peccole Ranch	303,923	327,617	314,018	317,054	311,856	310,538	■ ■ ■ ■ ■ ■
Providence	293,374	281,460	278,317	300,281	292,129	289,771	■ ■ ■ ■ ■ ■
Red Rock Country Club	955,550	902,286	762,422	1,091,833	1,075,697	1,075,697	■ ■ ■ ■ ■ ■
Rhodes Ranch	347,883	365,467	341,593	337,922	362,050	391,000	■ ■ ■ ■ ■ ■
Seven Hills	472,458	586,232	581,771	671,752	561,544	825,667	■ ■ ■ ■ ■ ■
Siena	432,667	344,108	394,048	381,700	448,364	402,403	■ ■ ■ ■ ■ ■
Silverado Ranch	272,516	299,188	280,259	286,963	280,914	280,416	■ ■ ■ ■ ■ ■
Southern Highlands	379,811	389,601	507,001	493,038	599,998	586,131	■ ■ ■ ■ ■ ■
Spring Valley	271,942	282,414	269,825	303,803	272,999	297,754	■ ■ ■ ■ ■ ■
Summerlin	491,816	615,155	483,146	523,376	507,260	501,881	■ ■ ■ ■ ■ ■
Sun City Anth em	414,499	410,900	417,615	464,163	397,145	432,765	■ ■ ■ ■ ■ ■
Sun City Summerlin	324,063	278,770	303,061	364,874	318,167	320,911	■ ■ ■ ■ ■ ■
The Lakes	364,580	323,624	316,965	328,594	324,838	329,957	■ ■ ■ ■ ■ ■
Other Groups							
Boulder City	345,348	377,639	350,817	314,800	380,471	300,425	■ ■ ■ ■ ■ ■
Pahrump/Nye	209,290	203,185	210,060	201,380	212,572	219,212	■ ■ ■ ■ ■ ■
High Rise Sales	479,563	390,954	427,496	475,613	362,476	480,586	■ ■ ■ ■ ■ ■
Luxury Sales (\$1M+)	1,655,854	1,829,818	1,487,683	1,882,257	2,063,120	1,875,544	■ ■ ■ ■ ■ ■

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Single Family Residences (SFR)



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Residential Listings Taken vs Listings Sold



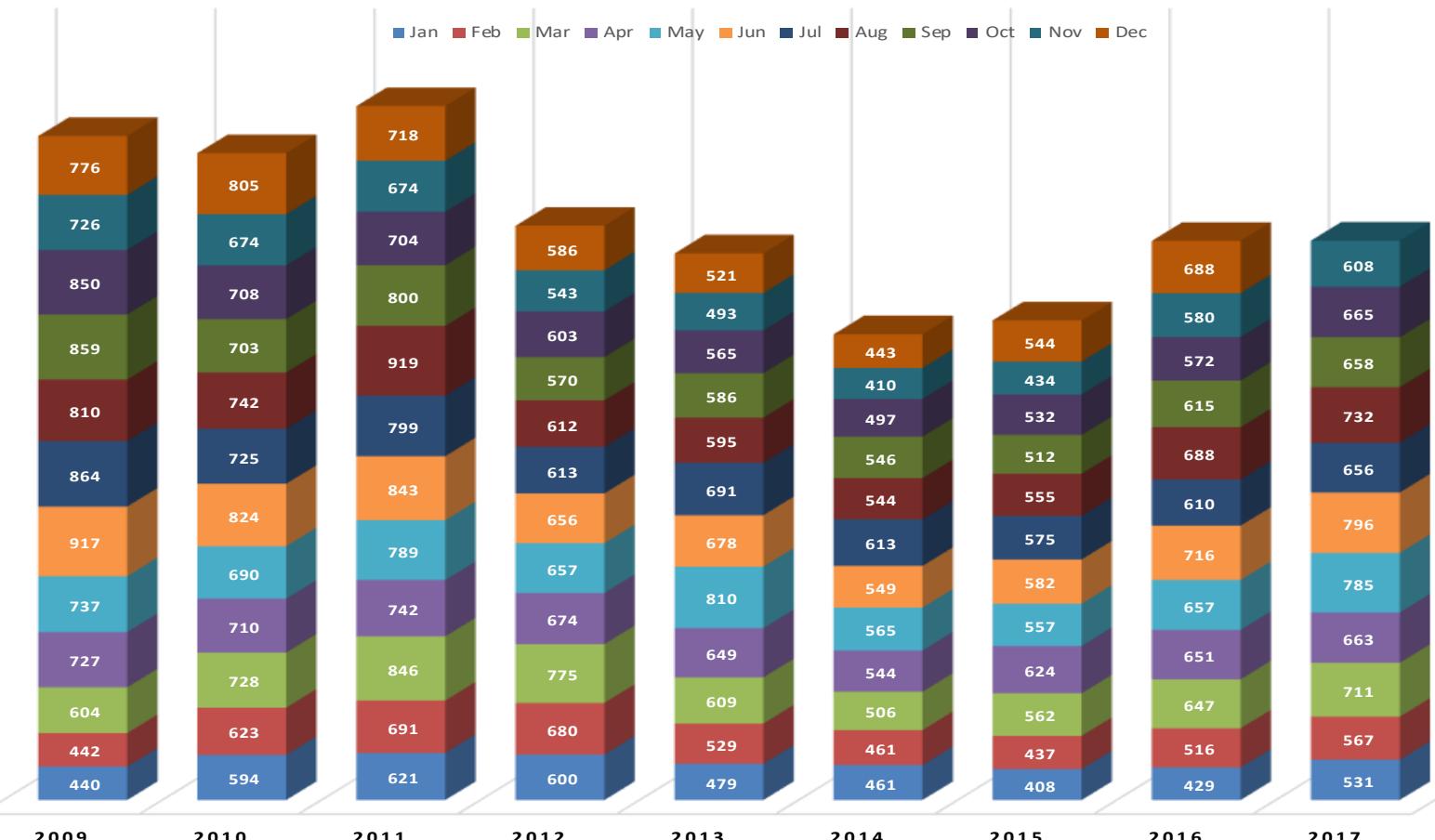
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CONDO / TOWNHOME CLOSINGS



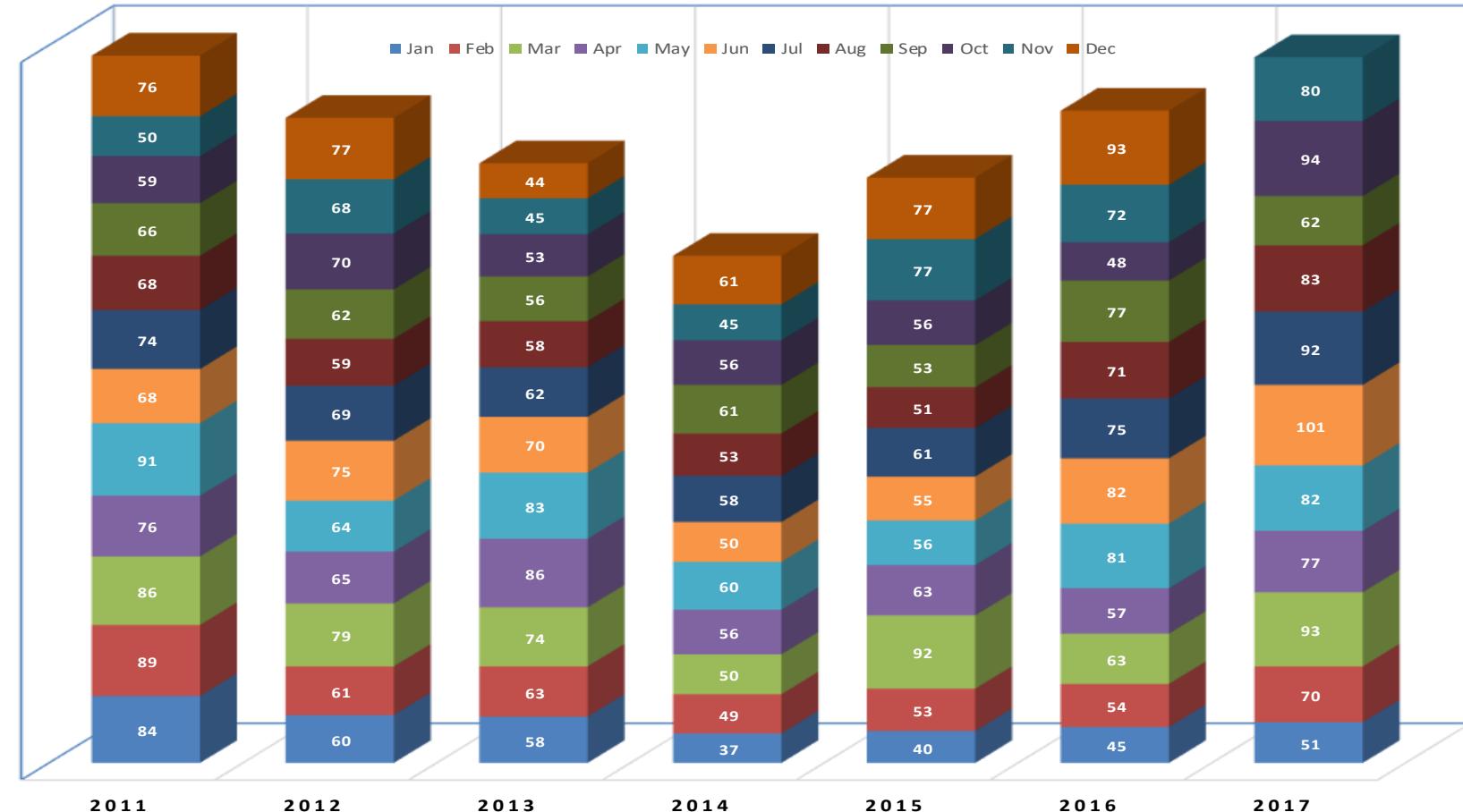
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VERTICAL / HI-RISE CLOSINGS



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

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



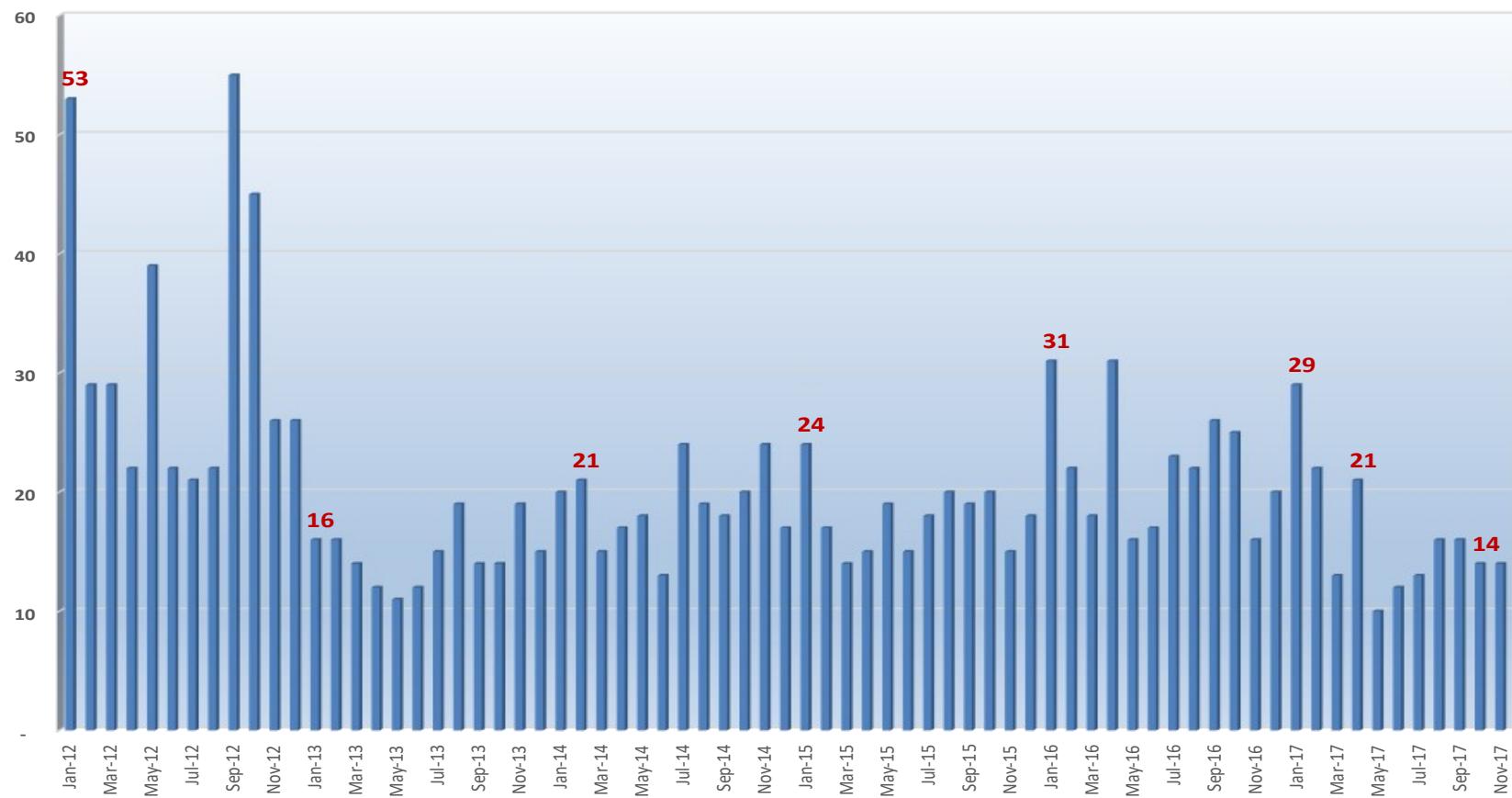
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Luxury Market - \$1,000,000 and Over Months of Inventory



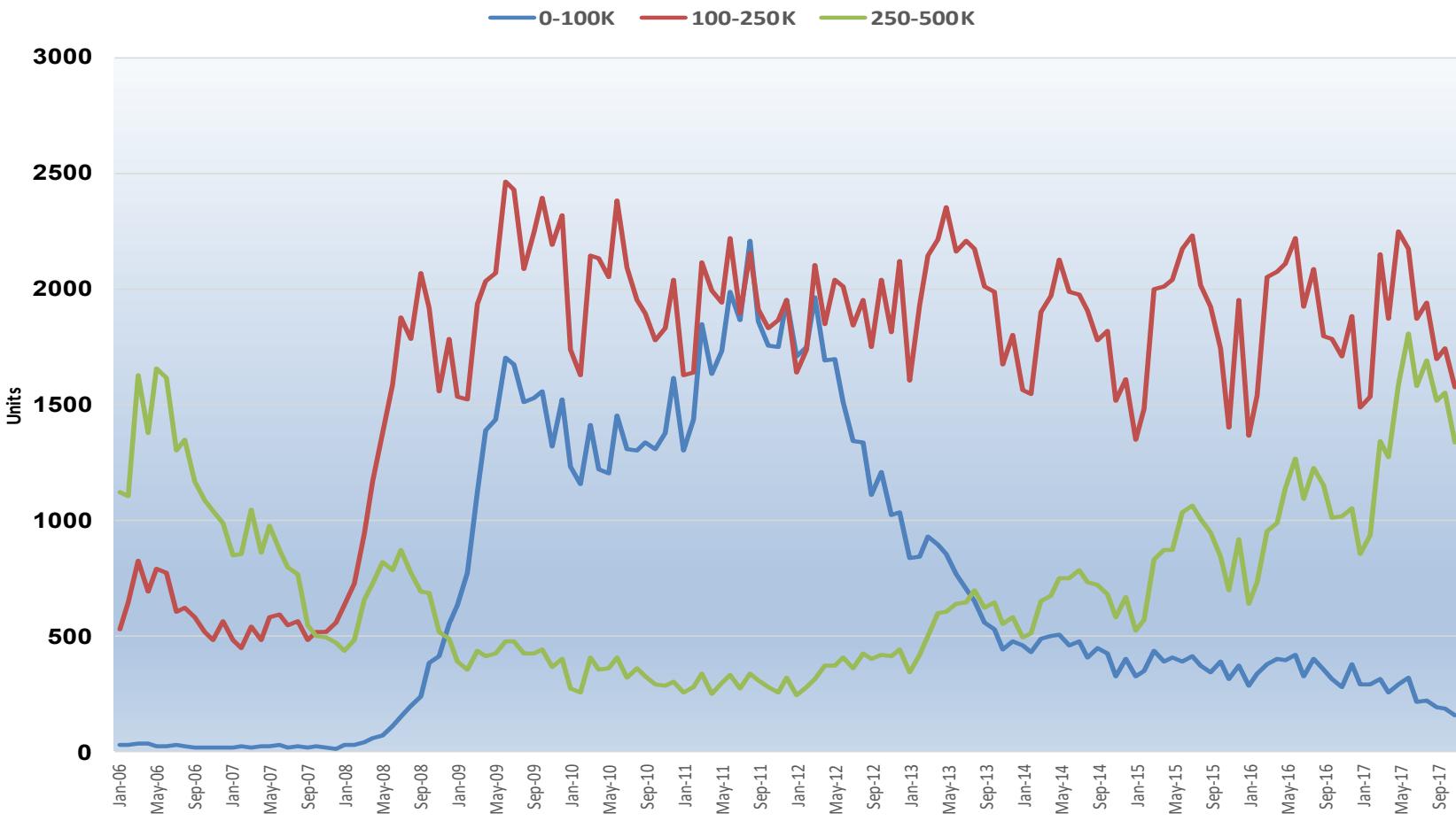
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Closed Units By Price Point



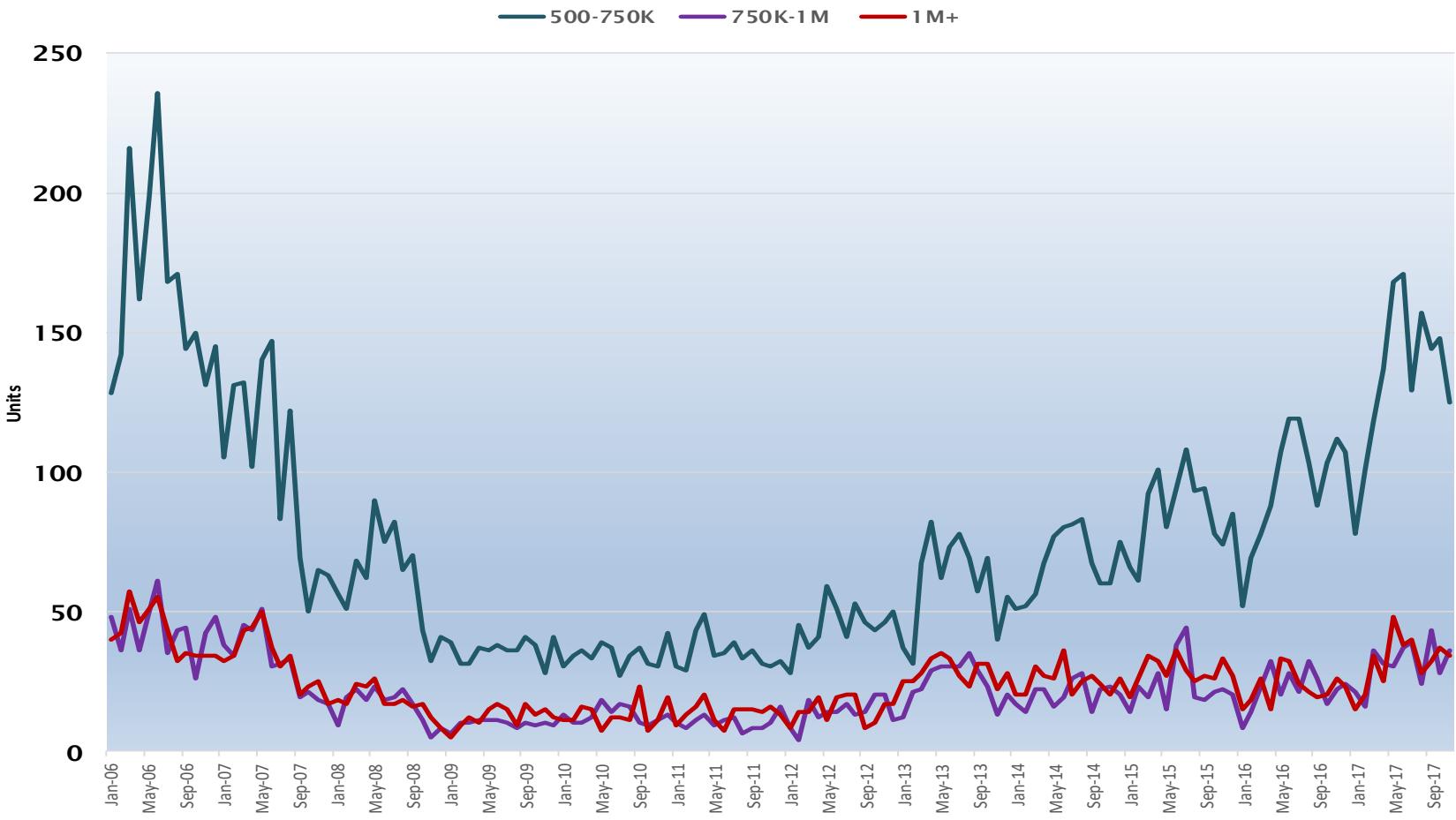
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Closed Units By Price Point



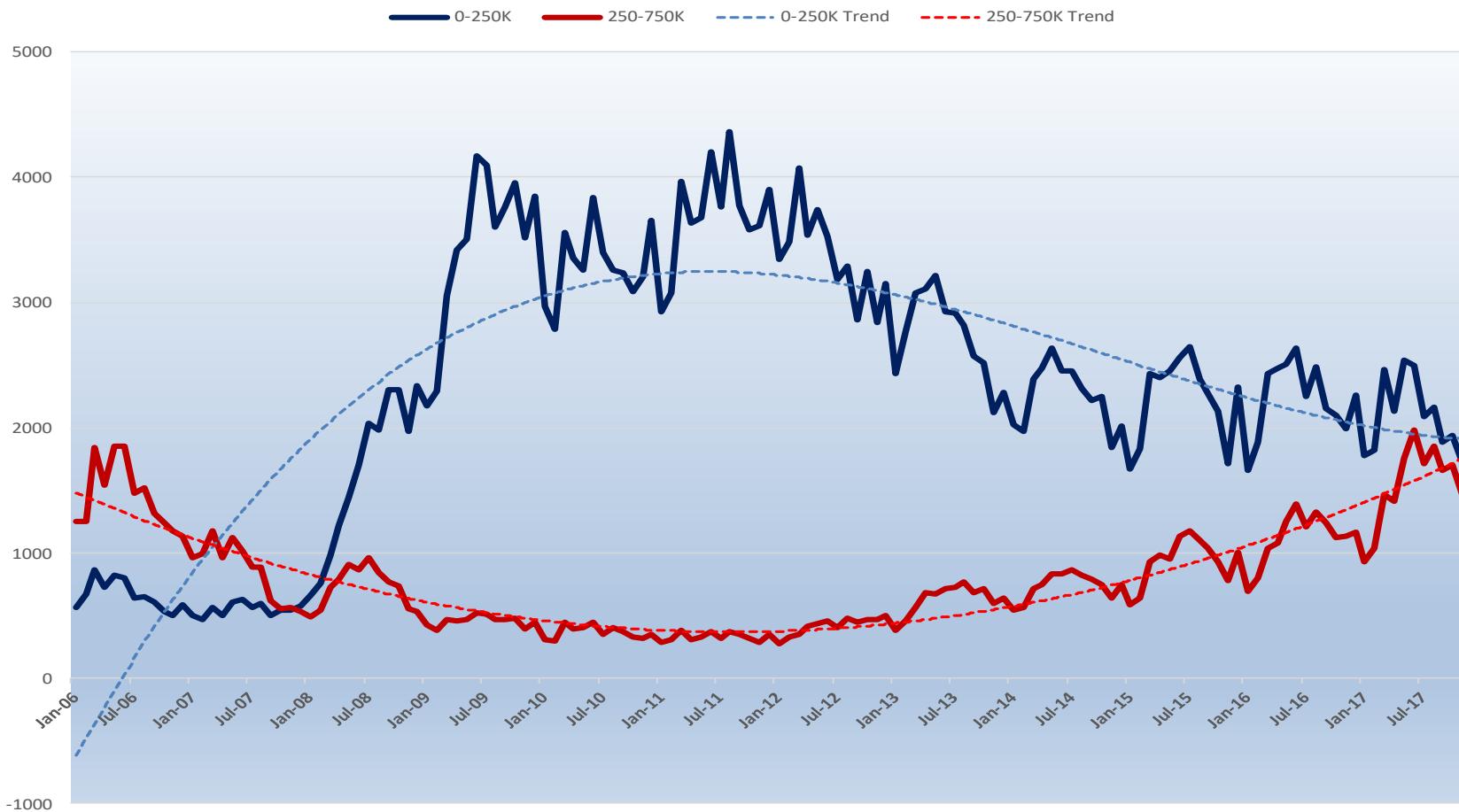
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Residential Closed Units Trend by Price Point



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