



EQUITY TITLE OF NEVADA

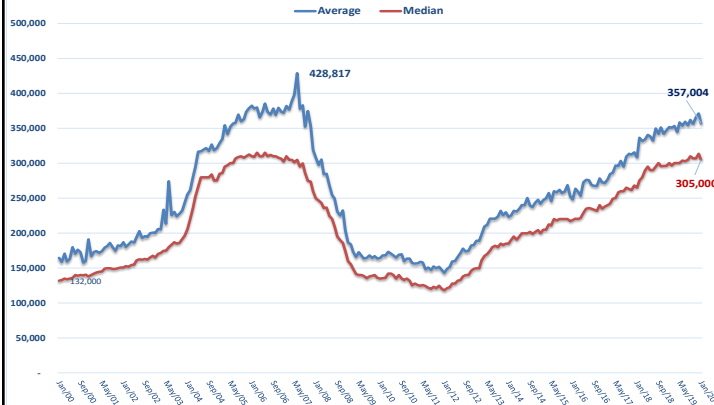
February 2020 Greater Las Vegas Market Update

Greater Las Vegas Snapshot by Sale Type

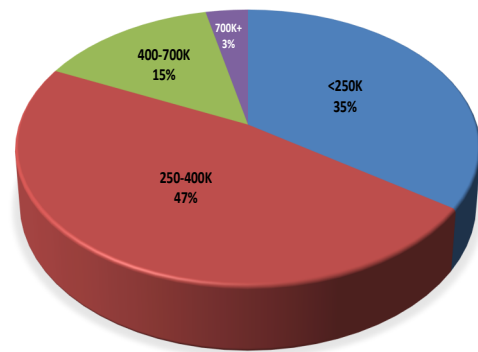
	Available Units	Pending Units	Last Month's Sold Units	Median List Price	Average List Price	Median Sold Price	Average Sold Price	Months of Inventory	30 Day Absorption Rate	Average DOM
SFR	5,260	3,688	2,288	350,000	577,823	305,000	357,004	2.3	43.5%	52
CON/TWH	1,514	909	592	175,000	205,561	175,000	197,169	2.6	39.1%	56
Total Residential	6,774	4,597	2,880	234,900	298,401	210,000	243,786	2.4	42.5%	55
Hi-Rise	463	87	55	398,950	721,186	360,000	449,009	10.4	11.9%	93
Multiple Dwelling	57	54	25	327,450	350,003	329,000	313,123	2.3	43.9%	56
Vacant Land	2,528	139	91	75,000	341,804	69,900	256,490	27.8	3.6%	236
	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+	551	99	47	1,750,000	2,590,352	1,385,000	1,583,166	14	2.8%	110

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

SFR Market Prices



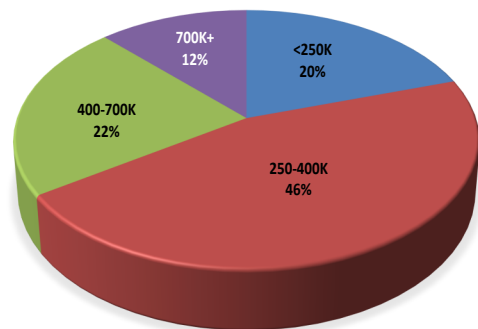
Closed Units by Price Point



SFR Average Price and Year Over Year Percent Change



Closed Volume by Price Point



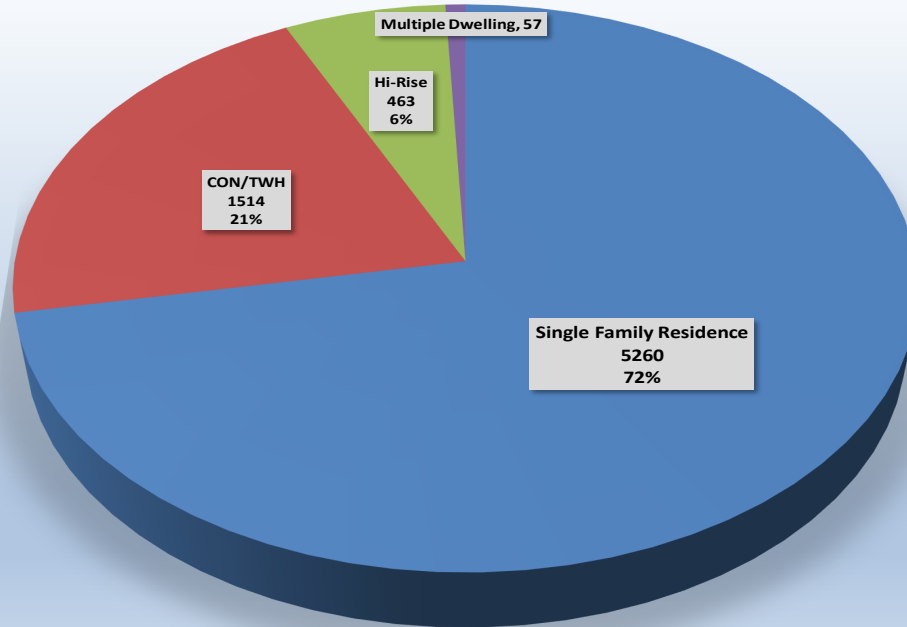
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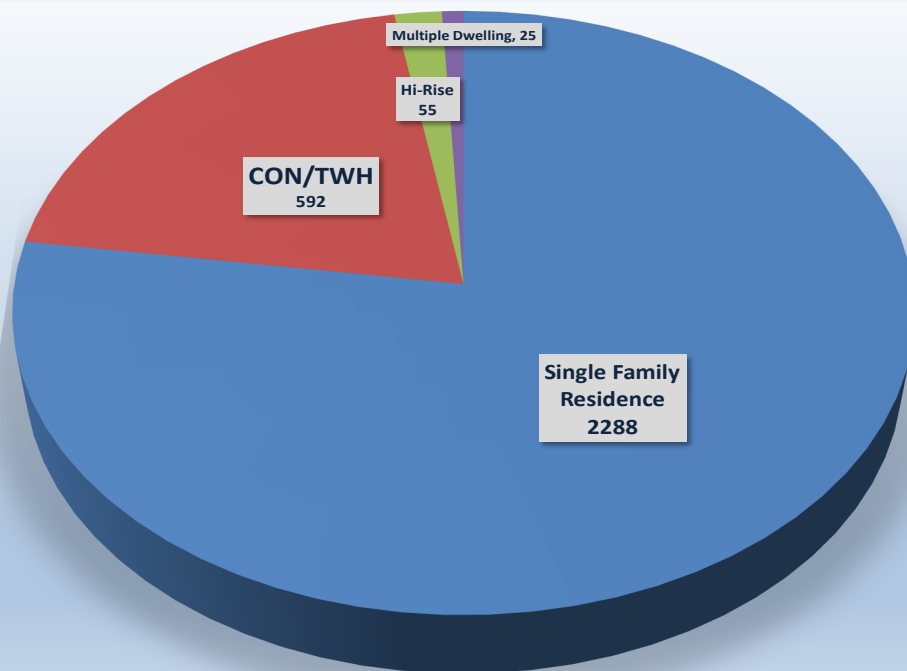
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GLVAR Available Units



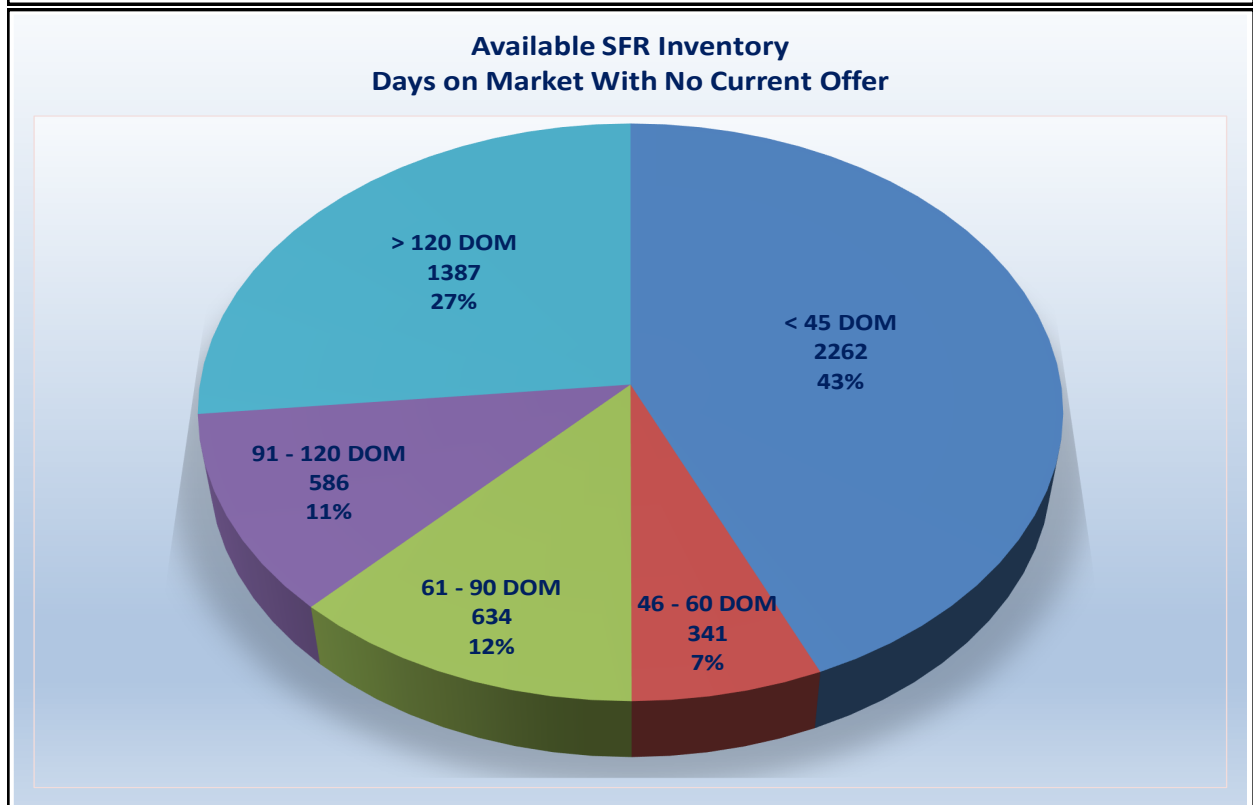
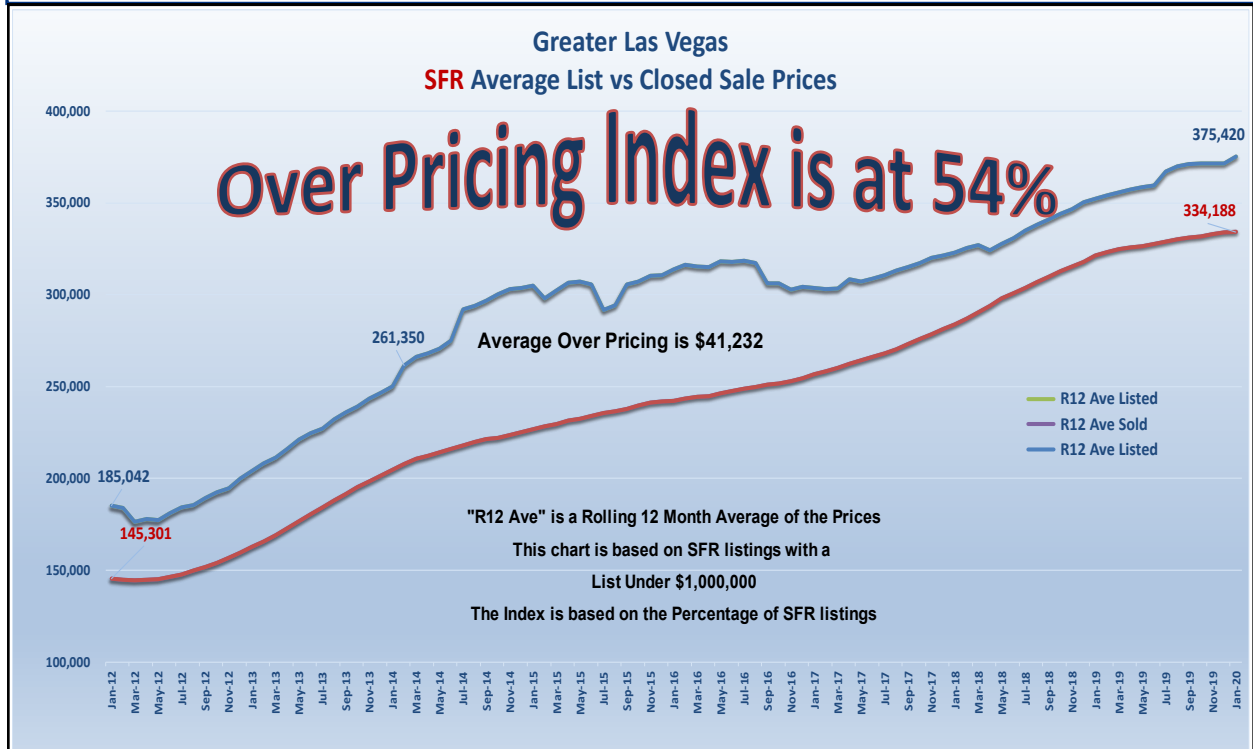
GLVAR Units Sold Last Month





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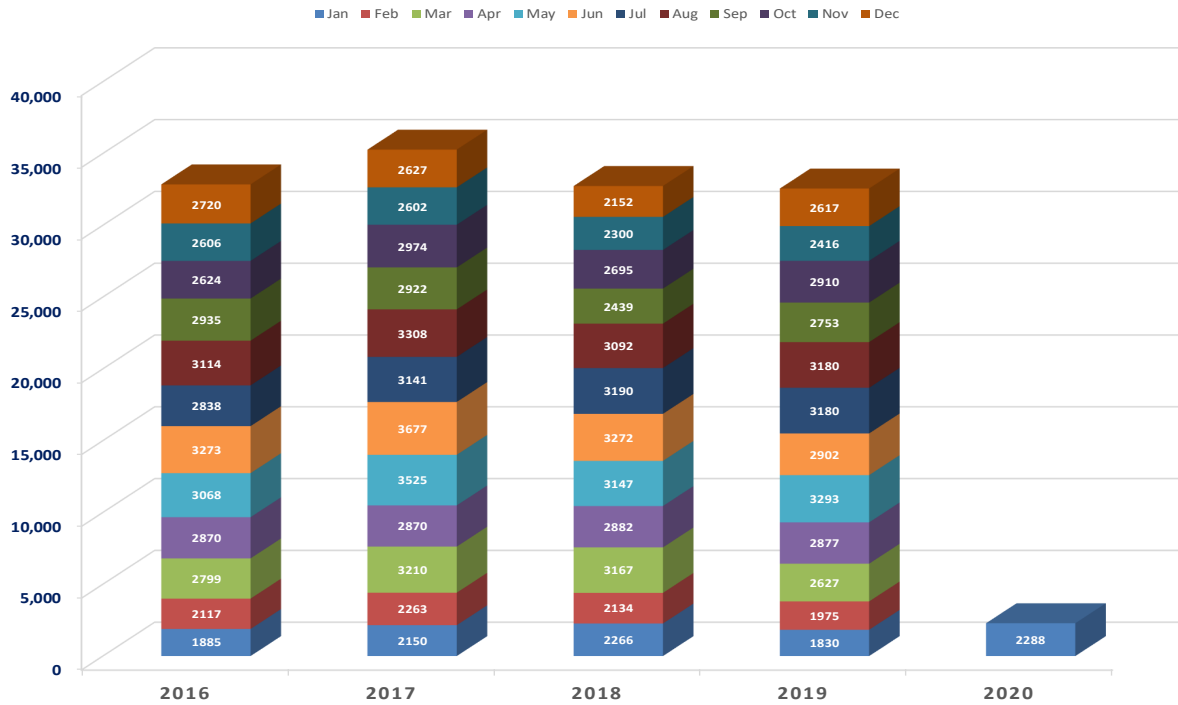




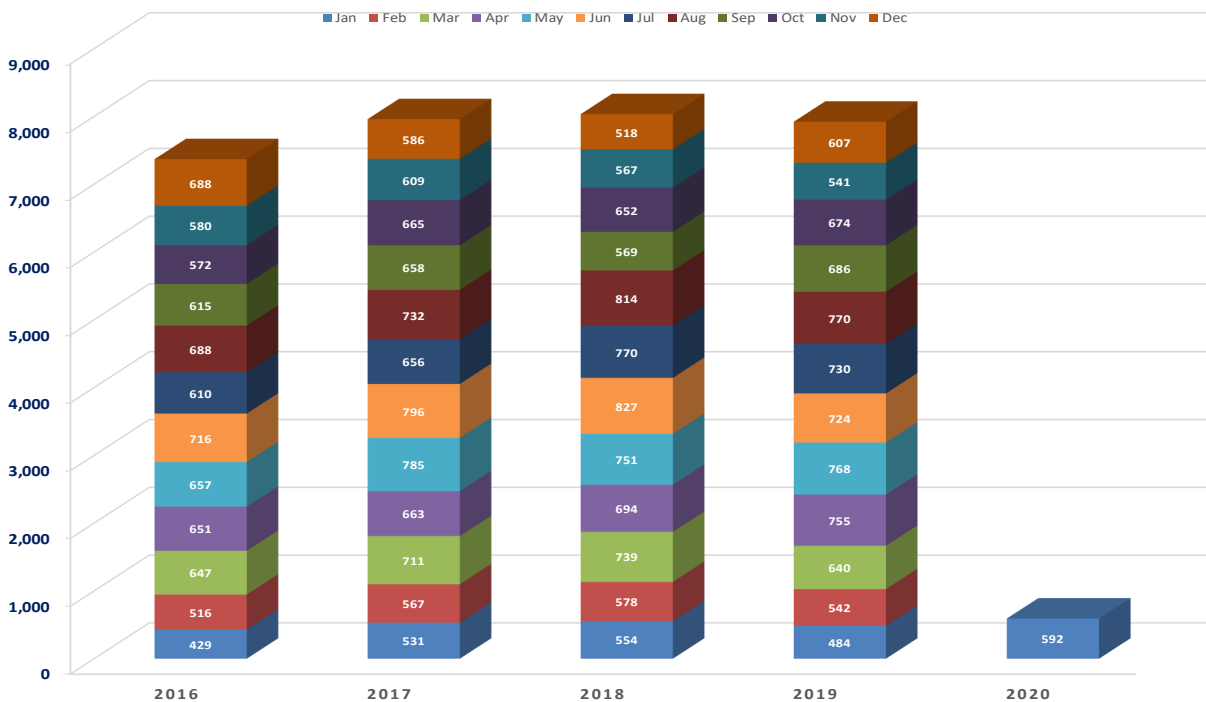
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SINGLE FAMILY RESIDENTIAL CLOSINGS



CONDO / TOWNHOME CLOSINGS

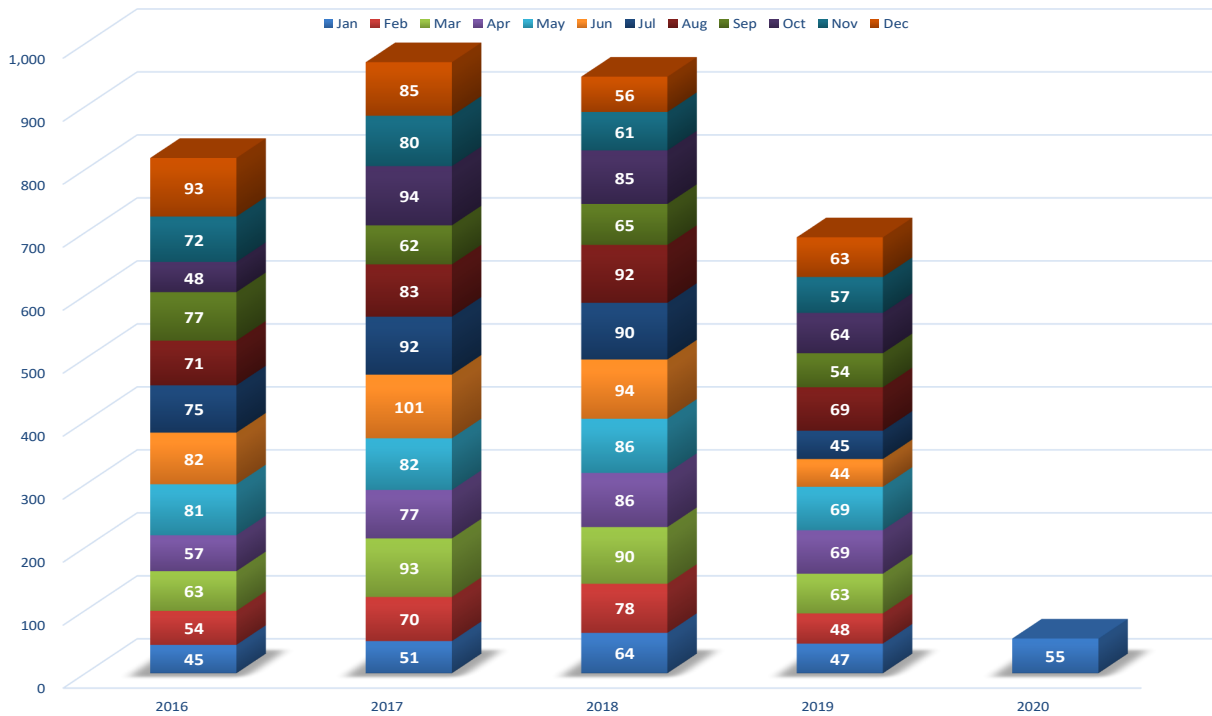




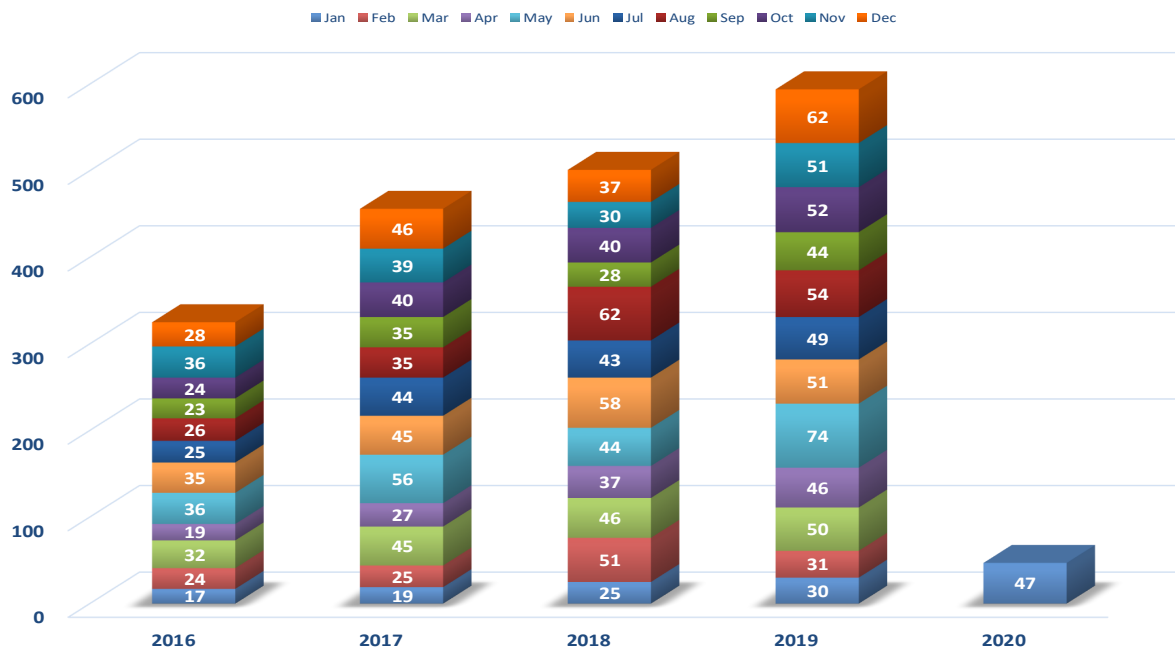
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Vertical / Hi-Rise Closings



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

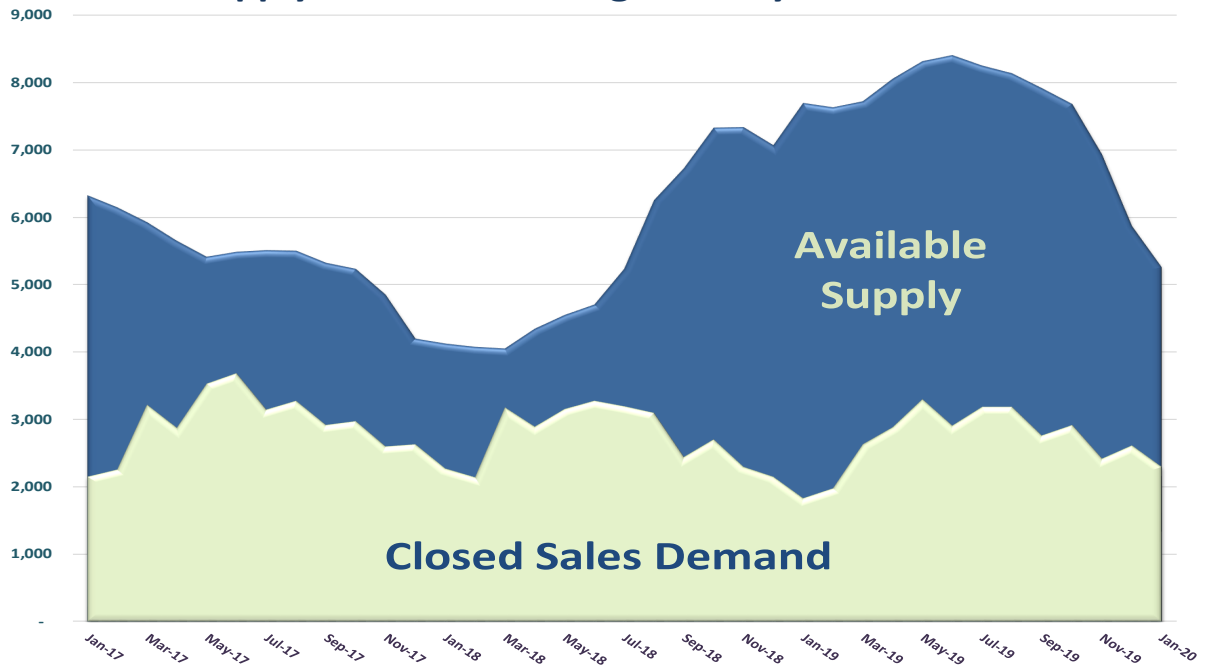




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Supply vs Demand - Single Family Residential



Single Family Residential Homes Months of Inventory



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SFR Closed Sales in Selected Communities - Last Six Months

	AUG	SEP	OCT	NOV	DEC	2020 Jan	Sparklines	Months of Inventory	Ave SP Last 6 Months	Ave Days to Sell
Aliante	24	17	23	15	21	30		2	354,293	64
Anthem	10	12	10	8	10	4		6	432,529	35
Centennial Hills	40	27	29	27	33	18		3	380,539	62
Desert/South Shores	21	18	21	11	18	9		6	407,718	74
Green Valley	36	49	42	53	41	40		2	399,213	42
Green Valley Ranch	19	19	13	11	14	8		3	442,083	24
Inspirada	18	16	37	13	26	18		3	454,842	64
Iron Mountain Ranch	20	11	15	14	9	10		2	365,844	34
Lake Las Vegas	11	6	15	6	10	8		10	699,086	87
Lone Mountain	7	15	6	7	15	10		2	369,637	43
MacDonald Highlands	2	5	4	4	1	1		49	2,121,379	156
Mountains Edge	77	68	69	54	81	59		2	352,431	50
Peccole Ranch	15	12	12	7	7	13		1	358,995	33
Providence	60	46	45	36	28	29		3	335,531	51
Red Rock Cntry Club	10	11	9	5	2	6		7	1,171,718	124
Rhodes Ranch	21	22	20	16	18	15		5	400,282	59
Seven Hills	15	14	16	12	18	14		4	754,040	81
Siena (SFR & TWH)	8	10	17	12	13	9		3	455,239	80
Silverado Ranch	50	42	42	27	40	32		2	329,972	40
Silverstone Ranch	12	10	8	4	14	3		5	385,088	79
Southern Highlands	53	47	60	45	45	30		5	493,227	59
Spring Valley	23	24	24	22	22	23		2	331,365	44
Summerlin	62	61	58	51	51	47		4	537,863	69
Sun City Anthem	36	26	28	37	26	25		4	433,445	45
Sun City Summerlin	29	36	29	34	34	25		3	368,361	51
The Lakes	22	13	11	14	17	11		4	390,597	56
The Ridges	4	4	6	7	6	1		51	2,762,686	107
Other Groups										
Boulder City	24	9	18	14	15	23		3	456,721	53
Pahrump/Nye	62	48	54	48	44	43		5	257,332	77
High Rise Sales	69	54	64	57	63	55		10	608,985	93
Luxury Sales (\$1M+)	54	44	52	51	62	47		14	1,834,643	113

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

	August	September	October	November	December	2020 January	Price Movement
Aliante	370,504	390,347	329,327	380,880	318,712	351,647	
Anthem	442,990	440,000	412,290	396,111	445,990	473,750	
Centennial Hills	420,717	330,685	339,977	355,637	405,442	423,083	
Desert/South Shores	437,108	393,722	403,595	415,576	392,961	396,667	
Green Valley	360,539	429,036	371,717	433,530	405,956	373,975	
Green Valley Ranch	392,741	431,300	436,231	441,227	440,121	599,000	
Inspirada	432,643	460,036	448,448	479,360	459,053	461,775	
Iron Mountain Ranch	385,190	325,772	356,053	312,007	452,778	383,050	
Lake Las Vegas	604,106	688,650	659,995	956,667	786,685	608,125	
Lone Mountain	457,786	349,953	342,667	270,286	391,367	390,590	
MacDonald Highlands	985,000	1,814,527	3,692,500	2,105,950	852,000	975,000	
Mountains Edge	357,006	343,287	351,822	358,172	360,618	341,217	
Peccole Ranch	375,500	334,575	349,833	331,614	365,786	382,038	
Providence	348,313	341,036	332,096	328,008	337,725	312,903	
Red Rock Country Club	1,167,489	995,909	1,087,778	1,122,000	1,680,000	1,499,000	
Rhodes Ranch	405,262	402,387	374,962	383,616	416,201	422,660	
Seven Hills	764,773	1,035,571	629,373	476,617	842,758	727,214	
Siena (SFR & TWH)	470,113	431,600	447,818	474,358	497,915	395,167	
Silverado Ranch	321,308	329,752	328,537	298,767	352,370	344,013	
Silverstone Ranch	409,242	347,390	404,875	337,225	373,057	481,333	
Southern Highlands	483,953	401,874	429,728	572,121	597,149	505,506	
Spring Valley	323,970	329,058	346,479	351,060	319,145	318,248	
Summerlin	533,861	539,405	525,724	514,656	596,952	517,186	
Sun City Anthem	430,472	437,954	446,388	439,763	431,631	411,076	
Sun City Summerlin	351,698	385,413	376,534	351,153	363,608	383,520	
The Lakes	414,900	456,000	375,073	366,094	357,862	362,000	
The Ridges	2,931,438	3,217,625	1,581,243	3,306,071	3,119,000	1,415,000	
Other Groups							
Boulder City	385,892	452,489	528,767	346,186	540,428	488,594	
Pahrump/Nye	254,147	250,972	258,447	273,532	260,657	246,139	
High Rise Sales	654,995	600,788	594,654	683,666	652,268	449,009	
Luxury Sales (\$1M+)	1,822,737	1,822,941	1,843,564	1,957,887	1,964,480	1,544,400	

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