



EQUITY TITLE OF NEVADA

Las Vegas Market Update - June 2020

April 2020 Production Snapshot

Previous Month

	Listings Taken	Available Units	Pending Units	Closed Units	Median List Price	Average List Price	Median Sold Price	Average Sold Price	Months of Inventory	30 Day Absorption Rate	Average DOM
SFR	2,640	6,450	2,746	1,974	365,000	572,230	310,000	361,326	3.3	30.6%	38
CON/TWH	661	1,885	543	441	184,000	215,371	180,250	192,171	4.3	23.4%	39
<i>Total Residential</i>	<i>3,301</i>	<i>8,335</i>	<i>3,289</i>	<i>2,415</i>	<i>234,900</i>	<i>298,401</i>	<i>210,000</i>	<i>243,786</i>	<i>3.5</i>	<i>29.0%</i>	<i>55</i>
Hi-Rise	77	536	48	17	372,500	684,983	320,000	401,782	33.5	3.2%	60
Multiple Dwelling	30	84	33	27	335,000	346,748	340,000	329,854	3.1	32.1%	36
Vacant Land	154	2,554	137	60	69,700	345,564	24,000	52,729	42.6	2.3%	260
	Listings Taken	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+	95	589	77	168	1,870,000	2,562,487	1,352,500	1,713,974	19	9.5%	105

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

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Las Vegas Market Update - June 2020

May 2020 Production Snapshot **Current Month**

	Listings Taken	Available Units	Pending Units	Closed Units	Median List Price	Average List Price	Median Sold Price	Average Sold Price	Months of Inventory	30 Day Absorption Rate	Average DOM
SFR	3,372	6,327	3,595	1,703	372,200	580,554	315,000	373,974	3.7	26.9%	37
CON/TWH	752	1,880	697	373	180,000	217,458	185,000	196,773	5.0	19.8%	43
Total Residential	4,124	8,207	4,292	2,076	234,900	298,401	210,000	243,786	4.0	25.3%	55
Hi-Rise	106	558	48	27	377,500	685,045	399,900	414,369	22.7	4.8%	70
Multiple Dwelling	22	82	37	13	349,500	353,260	335,000	346,885	6.3	15.9%	17
Vacant Land	201	2,585	141	69	69,400	346,924	35,000	115,876	37.5	2.7%	187
	Listings Taken	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+	167	625	81	221	17,500,000	2,461,363	1,365,000	1,723,004	19	11.8%	112

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

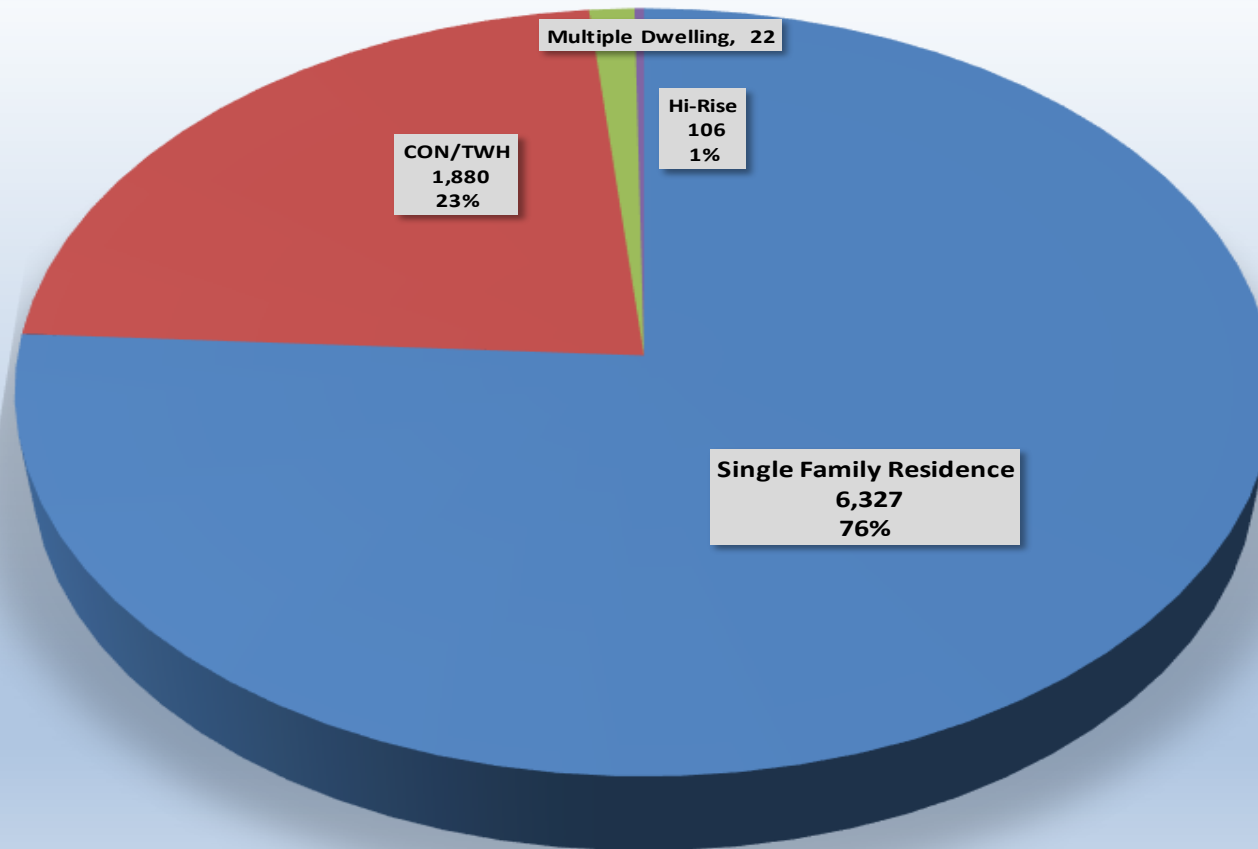
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Las Vegas Market Update - June 2020

Las Vegas REALTORS Available Units



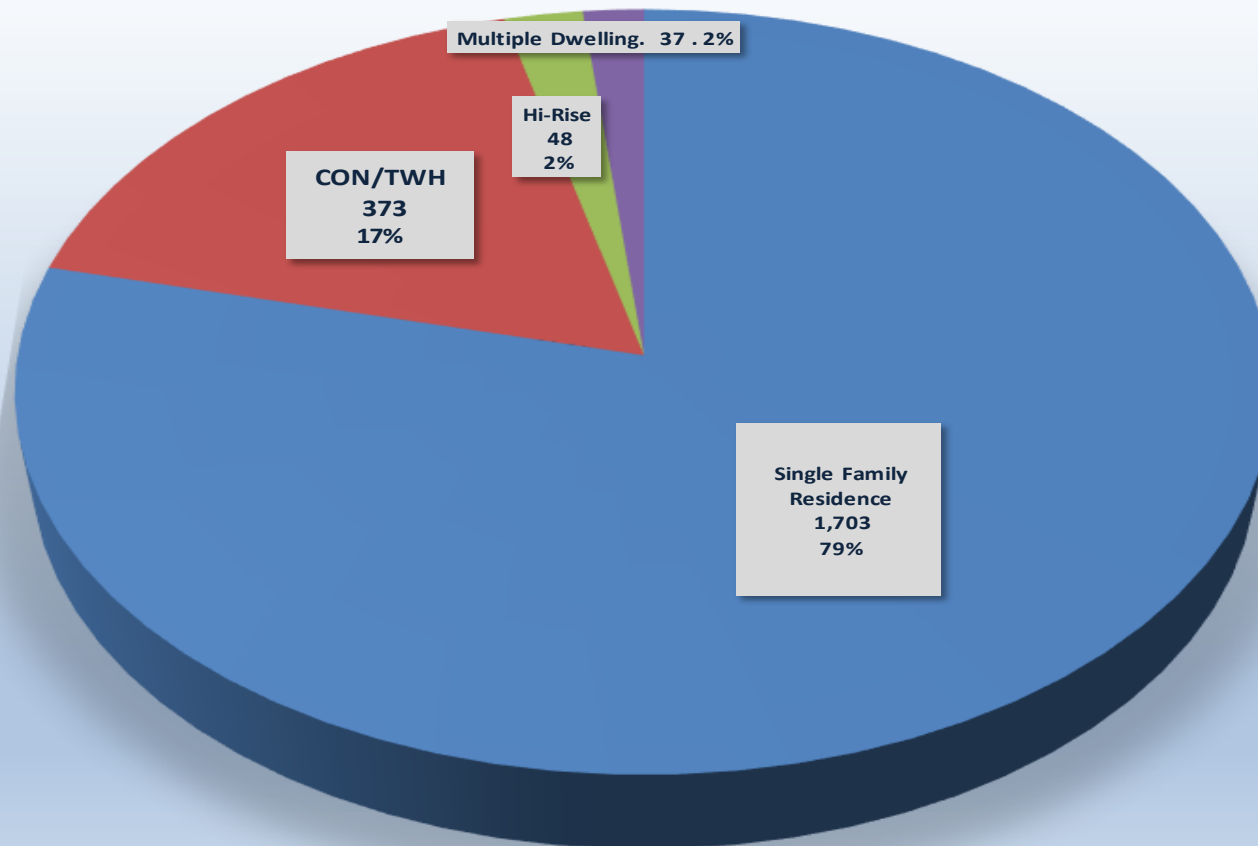
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Las Vegas Market Update - June 2020

Las Vegas REALTORS Units Sold * Last Month



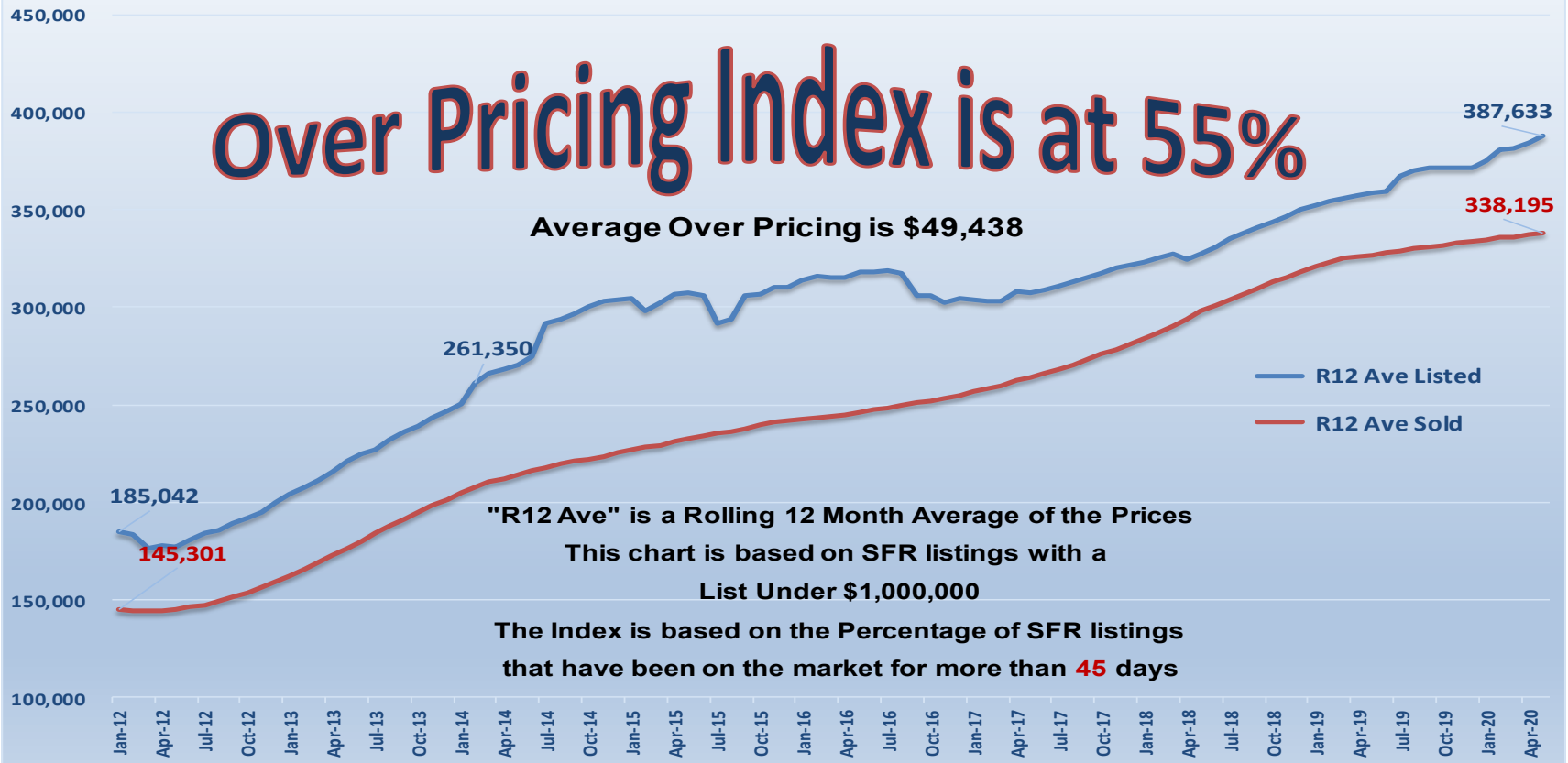
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Las Vegas Market Update - June 2020

Greater Las Vegas
SFR Average List vs Closed Sale Prices



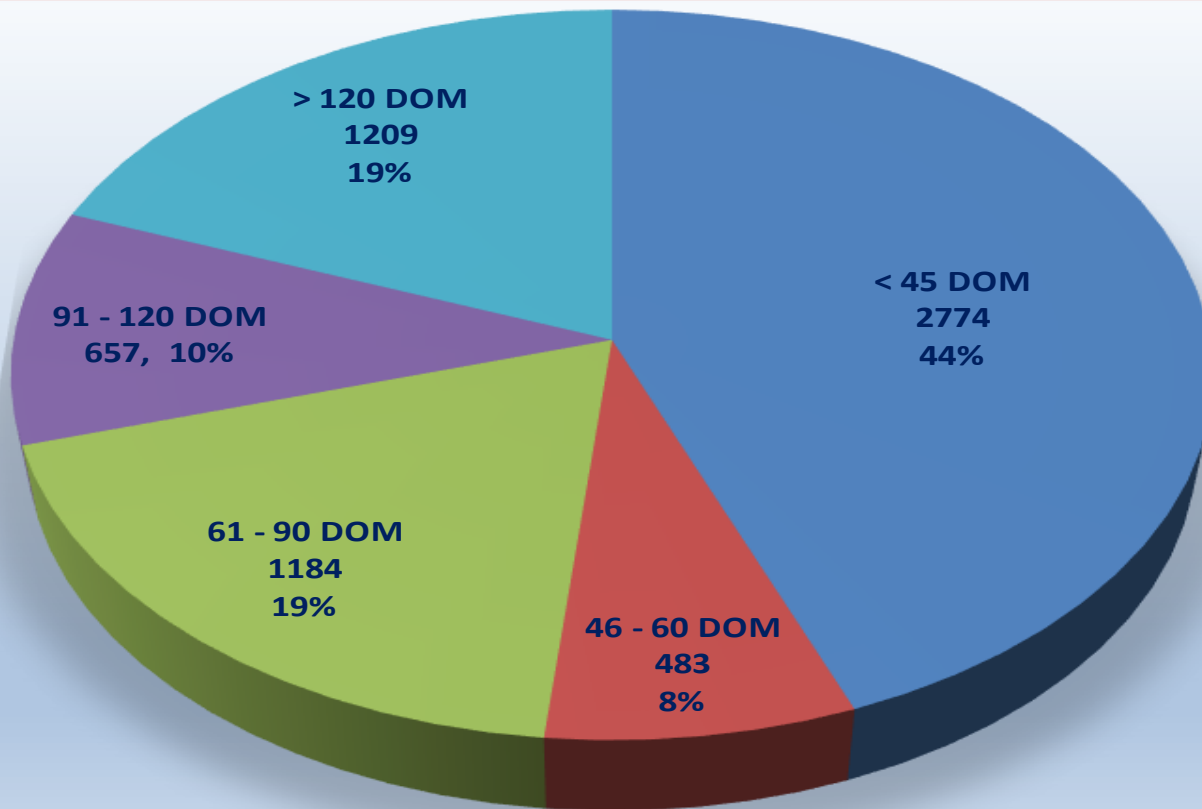
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Las Vegas Market Update - June 2020

Available SFR Inventory
Days on Market With No Current Offer





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Las Vegas Market Update - June 2020

SFR Closed Sales in Selected Communities - Last Six Months

	DEC	2020 Jan	FEB	MAR	APR	May	Sparklines	Months of Inventory	Ave SP Last 6 Months	Ave Days to Sell
Aliante	21	30	20	17	14	15	■ ■ ■ ■ ■ ■ ■ ■	3	344,594	35
Ant hem	10	4	8	6	2	4	■ ■ ■ ■ ■ ■ ■ ■	4	427,935	41
Centennial Hills	33	18	23	31	21	16	■ ■ ■ ■ ■ ■ ■ ■	4	412,307	31
Desert /South Shores	18	9	13	15	15	9	■ ■ ■ ■ ■ ■ ■ ■	6	401,742	86
Green Valley	41	40	37	40	25	21	■ ■ ■ ■ ■ ■ ■ ■	4	402,392	32
Green Valley Ranch	14	8	17	20	7	9	■ ■ ■ ■ ■ ■ ■ ■	3	454,652	23
Inspirada	26	18	19	19	19	14	■ ■ ■ ■ ■ ■ ■ ■	5	460,109	58
Iron Mountain Ranch	9	10	11	8	4	7	■ ■ ■ ■ ■ ■ ■ ■	2	388,051	42
Lake Las Vegas	10	8	13	17	6	6	■ ■ ■ ■ ■ ■ ■ ■	16	711,198	57
Lone Mountain	15	10	7	11	5	4	■ ■ ■ ■ ■ ■ ■ ■	5	385,783	79
MacDonald Highlands	1	1	3	1	0	4	■ ■ ■ ■ ■ ■ ■ ■	13	2,066,839	114
Mountains Edge	81	59	51	75	43	49	■ ■ ■ ■ ■ ■ ■ ■	3	358,960	24
Peccole Ranch	7	13	11	12	10	7	■ ■ ■ ■ ■ ■ ■ ■	4	370,404	43
Providence	28	29	35	46	29	38	■ ■ ■ ■ ■ ■ ■ ■	2	338,821	32
Red Rock Cntry Club	2	6	7	8	1	5	■ ■ ■ ■ ■ ■ ■ ■	9	1,193,560	69
Rhodes Ranch	18	15	10	18	16	4	■ ■ ■ ■ ■ ■ ■ ■	25	406,468	10
Seven Hills	18	14	15	9	12	6	■ ■ ■ ■ ■ ■ ■ ■	8	725,431	79
Siena (SFR & TWH)	13	9	11	6	4	5	■ ■ ■ ■ ■ ■ ■ ■	8	458,800	7
Silverado Ranch	40	32	36	28	17	26	■ ■ ■ ■ ■ ■ ■ ■	3	340,116	15
Silverstone Ranch	14	3	5	11	6	3	■ ■ ■ ■ ■ ■ ■ ■	4	395,850	28
Skye Canyon	11	6	7	7	5	4	■ ■ ■ ■ ■ ■ ■ ■	7	419,582	83
Southern Highlands	45	30	36	47	31	26	■ ■ ■ ■ ■ ■ ■ ■	7	574,726	44
Spring Valley	22	23	16	12	6	14	■ ■ ■ ■ ■ ■ ■ ■	5	327,393	33
Summerlin	51	47	61	50	37	32	■ ■ ■ ■ ■ ■ ■ ■	7	603,514	26
Sun City Anthem	26	25	34	43	25	25	■ ■ ■ ■ ■ ■ ■ ■	4	449,294	49
Sun City Summerlin	34	25	39	48	25	16	■ ■ ■ ■ ■ ■ ■ ■	5	378,549	33
The Lakes	17	11	25	16	14	14	■ ■ ■ ■ ■ ■ ■ ■	4	462,731	24
The Ridges	6	1	3	6	3	4	■ ■ ■ ■ ■ ■ ■ ■	14	2,611,102	51
Other Groups										
Boulder City	15	23	18	20	11	10	■ ■ ■ ■ ■ ■ ■ ■	8	449,655	69
Pahrump/Nye	44	43	48	45	47	33	■ ■ ■ ■ ■ ■ ■ ■	6	258,925	74
High Rise Sales	63	55	64	58	17	27	■ ■ ■ ■ ■ ■ ■ ■	24	522,626	70
Luxury Sales (\$1M+)	62	47	46	58	35	36	■ ■ ■ ■ ■ ■ ■ ■	19	1,768,625	109

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

	December	2020 January	February	March	April	May	Price Movement
Aliante	318,712	351,647	359,977	358,935	331,000	342,647	▬▬▬▬▬▬▬▬
Anthem	445,990	473,750	359,550	472,083	320,000	461,500	▬▬▬▬▬▬▬▬
Centennial Hills	405,442	423,083	490,582	395,774	410,078	336,781	▬▬▬▬▬▬▬▬
Desert/South Shores	392,961	396,667	378,808	439,827	359,967	463,655	▬▬▬▬▬▬▬▬
Green Valley	405,956	373,975	392,858	441,108	399,559	395,990	▬▬▬▬▬▬▬▬
Green Valley Ranch	440,121	599,000	419,619	457,295	444,127	417,432	▬▬▬▬▬▬▬▬
Inspirada	459,053	461,775	486,097	449,453	438,260	468,771	▬▬▬▬▬▬▬▬
Iron Mountain Ranch	452,778	383,050	364,636	339,750	418,750	386,429	▬▬▬▬▬▬▬▬
Lake Las Vegas	786,685	608,125	669,620	733,119	782,917	679,072	▬▬▬▬▬▬▬▬
Lone Mountain	391,367	390,590	320,543	342,591	402,600	564,750	▬▬▬▬▬▬▬▬
MacDonald Highlands	852,000	975,000	2,818,717	1,175,000	-	2,302,560	▬▬▬▬▬▬▬▬
Mountains Edge	360,618	341,217	363,024	362,568	357,480	369,131	▬▬▬▬▬▬▬▬
Peccole Ranch	365,786	382,038	391,477	354,375	344,000	385,500	▬▬▬▬▬▬▬▬
Providence	337,725	312,903	344,021	348,601	344,803	338,217	▬▬▬▬▬▬▬▬
Red Rock Country Club	1,680,000	1,499,000	977,357	1,094,094	1,200,000	1,093,000	▬▬▬▬▬▬▬▬
Rhodes Ranch	416,201	422,660	370,480	397,477	403,125	445,750	▬▬▬▬▬▬▬▬
Seven Hills	842,758	727,214	638,823	645,556	554,346	1,047,789	▬▬▬▬▬▬▬▬
Siena (SFR & TWH)	497,915	395,167	388,727	483,500	423,000	624,800	▬▬▬▬▬▬▬▬
Silverado Ranch	352,370	344,013	325,642	317,198	349,147	355,284	▬▬▬▬▬▬▬▬
Silverstone Ranch	373,057	481,333	433,200	384,545	379,667	428,300	▬▬▬▬▬▬▬▬
Skye Canyon	387,225	419,426	398,051	473,571	456,120	406,320	▬▬▬▬▬▬▬▬
Southern Highlands	597,149	505,506	618,251	643,088	593,336	409,755	▬▬▬▬▬▬▬▬
Spring Valley	319,145	318,248	330,712	336,583	335,417	340,268	▬▬▬▬▬▬▬▬
Summerlin	596,952	517,186	585,507	682,811	639,435	609,656	▬▬▬▬▬▬▬▬
Sun City Anthem	431,631	411,076	477,529	461,258	458,676	437,520	▬▬▬▬▬▬▬▬
Sun City Summerlin	363,608	383,520	375,339	397,240	370,452	366,931	▬▬▬▬▬▬▬▬
The Lakes	357,862	362,000	445,068	664,113	433,821	499,518	▬▬▬▬▬▬▬▬
The Ridges	3,119,000	1,415,000	2,239,000	3,051,223	2,725,000	1,681,750	▬▬▬▬▬▬▬▬
Other Groups							
Boulder City	540,428	488,594	377,506	376,506	500,409	444,270	▬▬▬▬▬▬▬▬
Pahrump/Nye	260,657	246,139	251,540	270,698	271,339	250,280	▬▬▬▬▬▬▬▬
High Rise Sales	652,268	449,009	457,422	609,384	401,782	414,369	▬▬▬▬▬▬▬▬
Luxury Sales (\$1M+)	1,964,480	1,544,400	1,804,804	1,806,522	1,654,224	1,727,995	▬▬▬▬▬▬▬▬

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Las Vegas Market Update - June 2020

ALL RESALE CLOSINGS - RES, VER, MULTI

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



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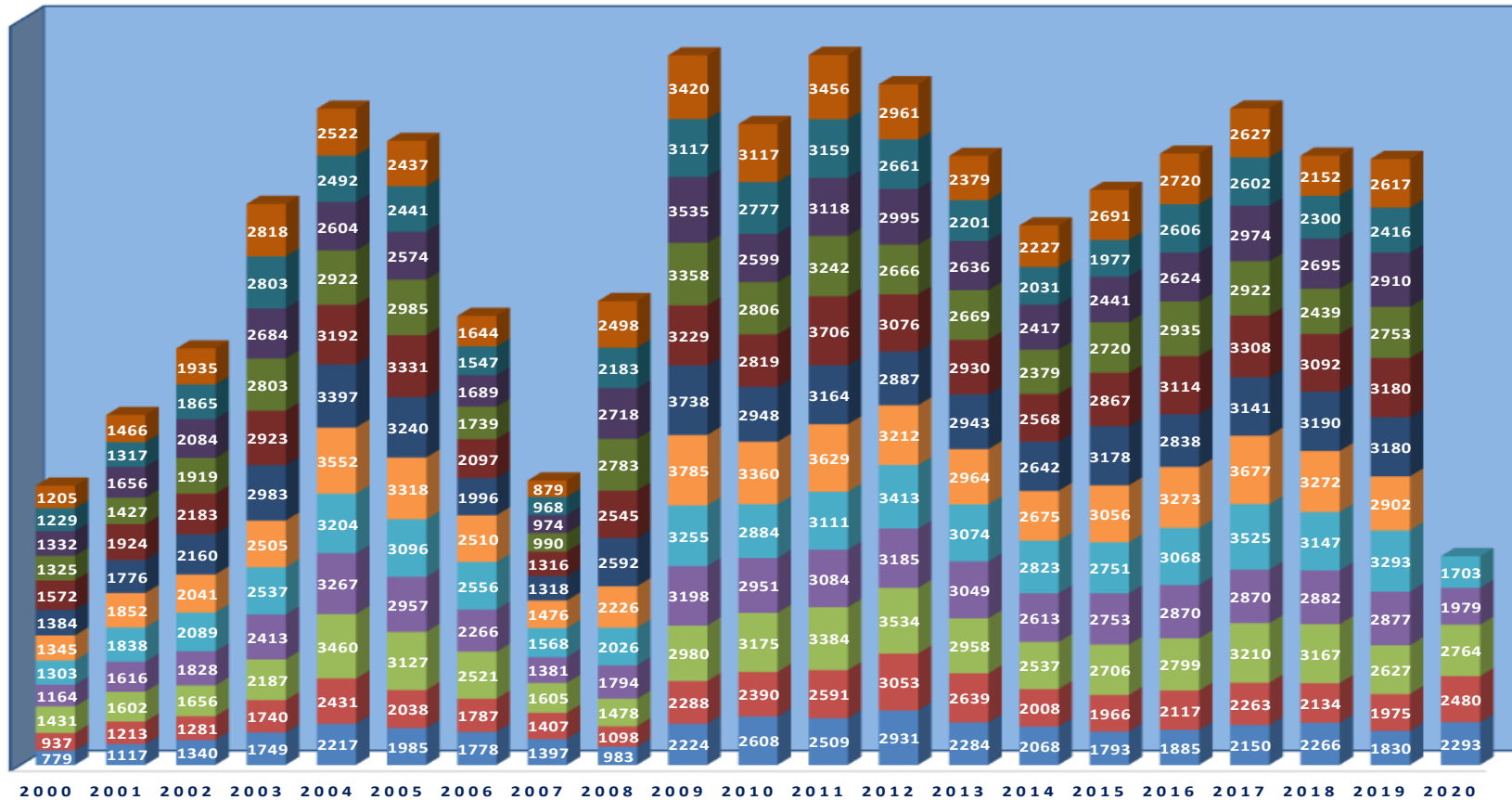


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Las Vegas Market Update - June 2020

SINGLE FAMILY RESIDENTIAL CLOSINGS

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



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Las Vegas Market Update - June 2020

Single Family Residential Homes Months of Inventory



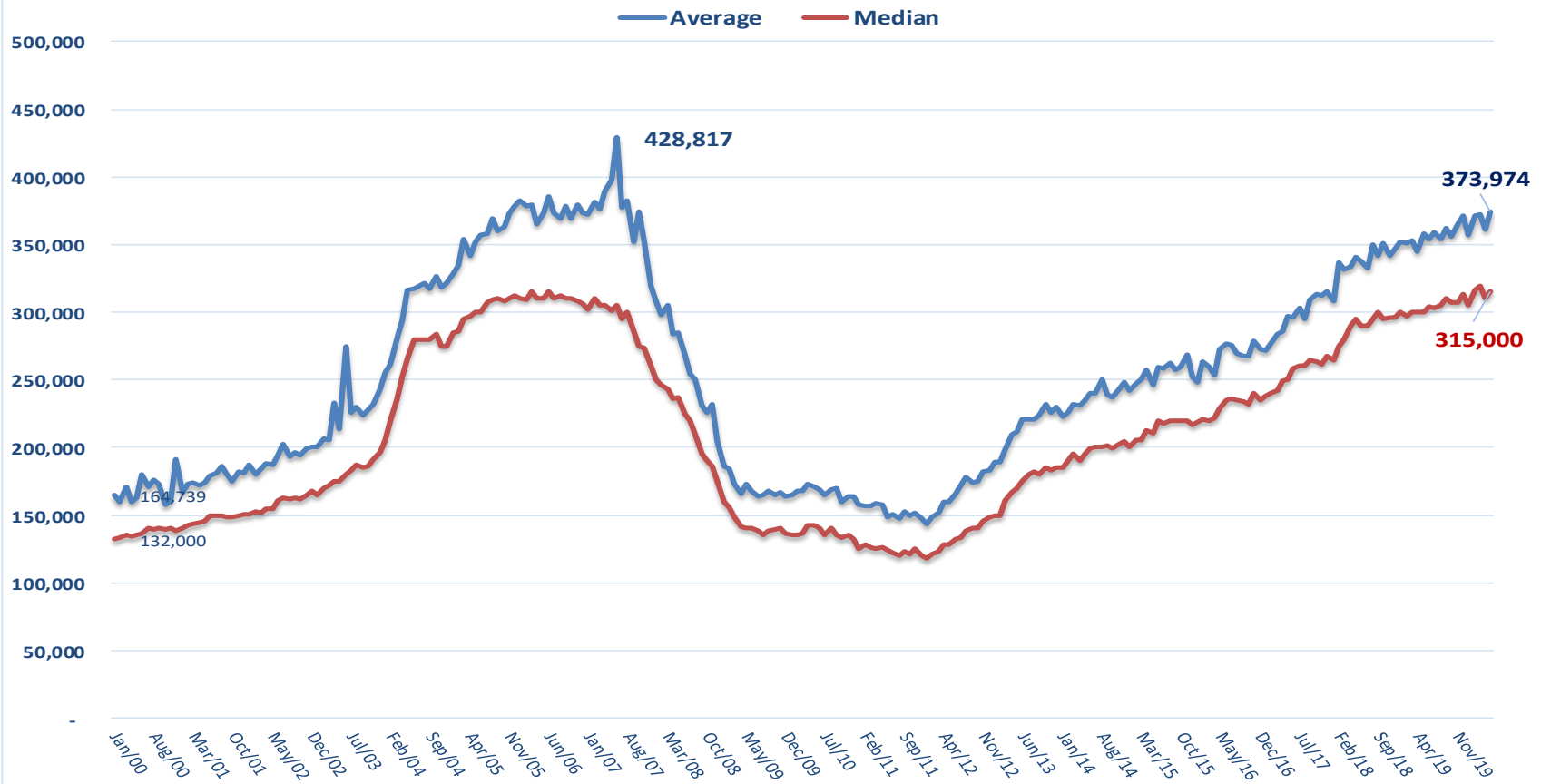
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SFR Market Prices



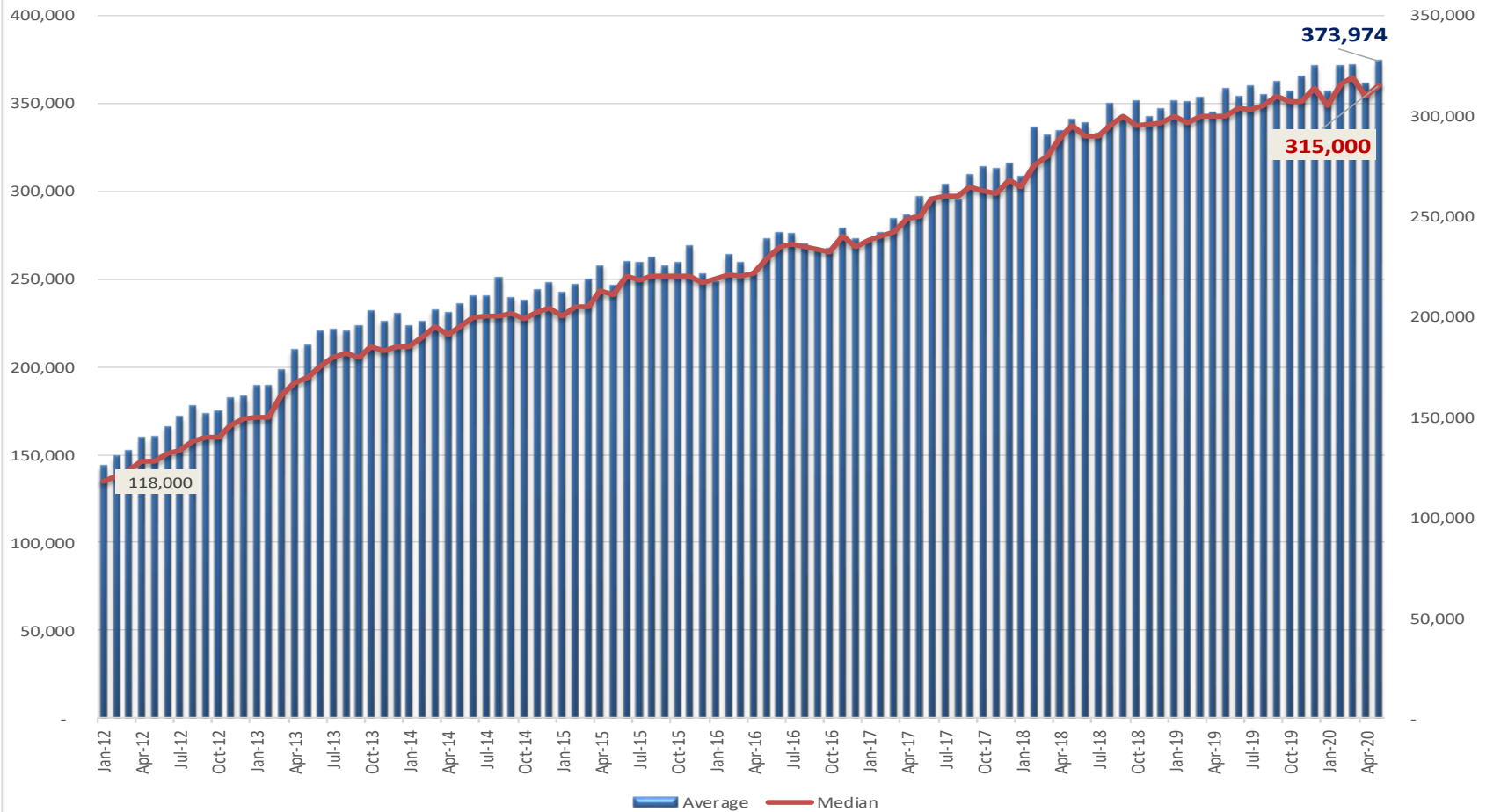
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Las Vegas Market Update - June 2020

Single Family Residential Price Trend



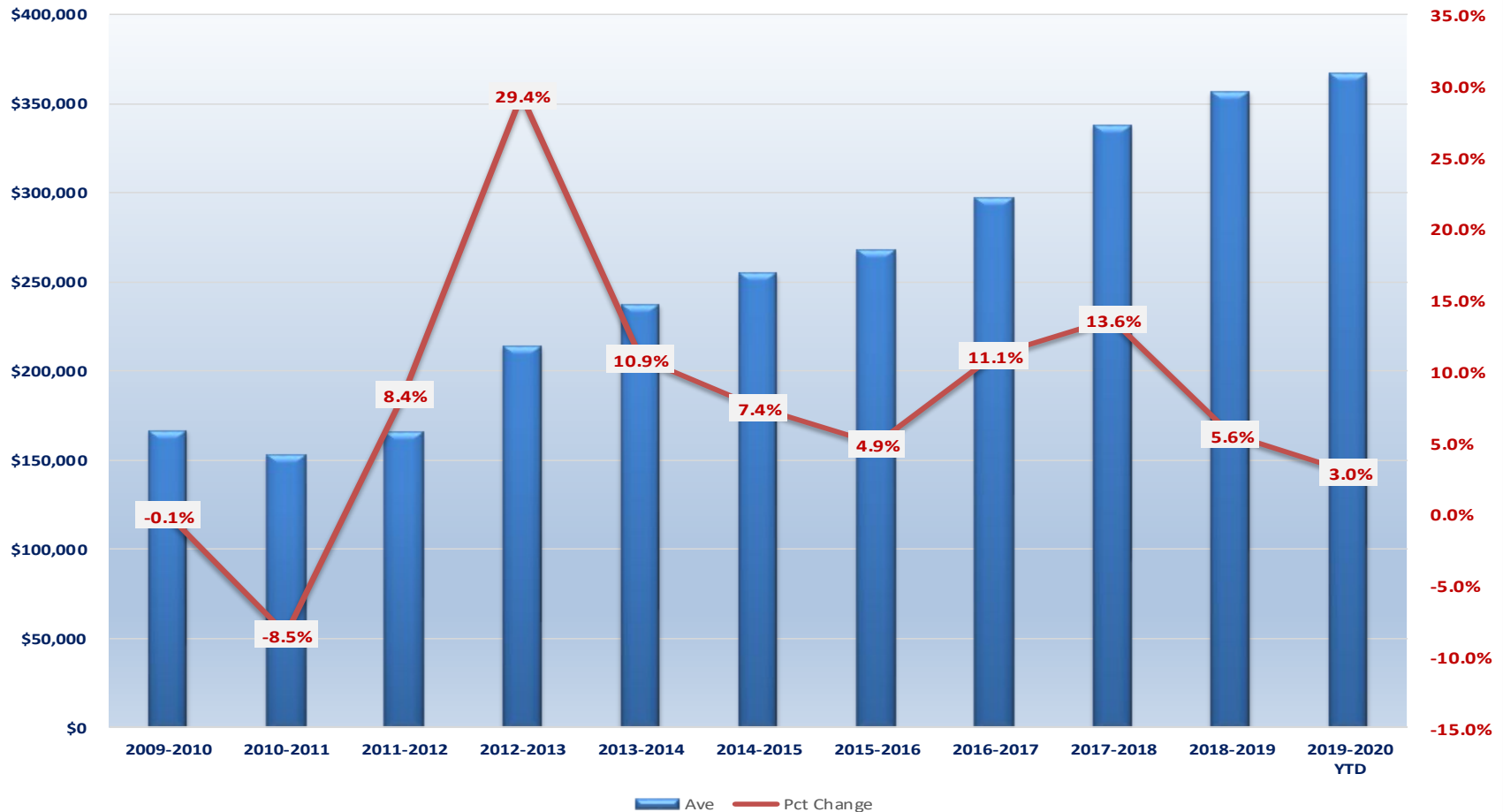
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SFR Average Price and Year Over Year Percent Change



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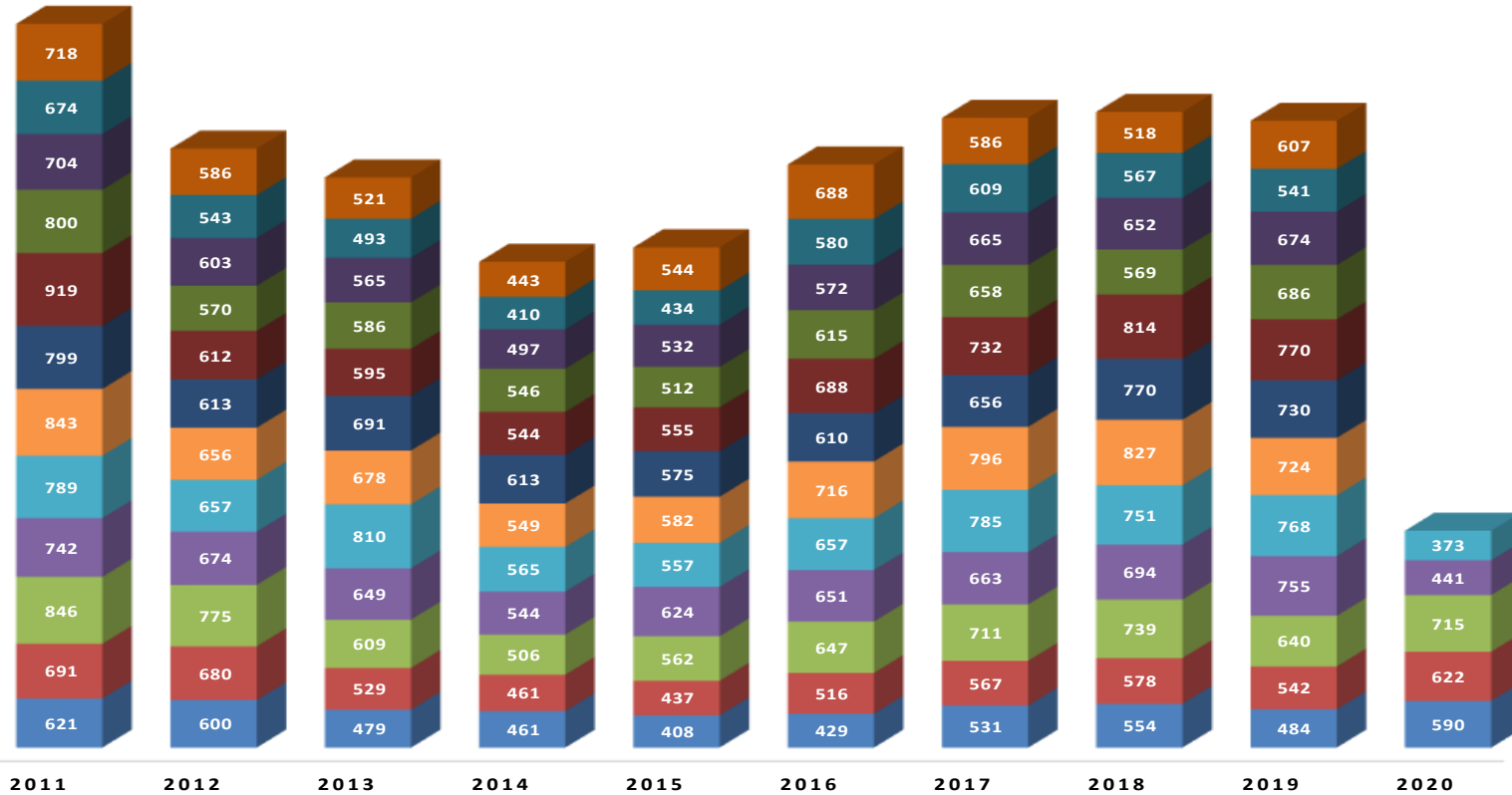


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Las Vegas Market Update - June 2020

CONDO / TOWNHOME CLOSINGS

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



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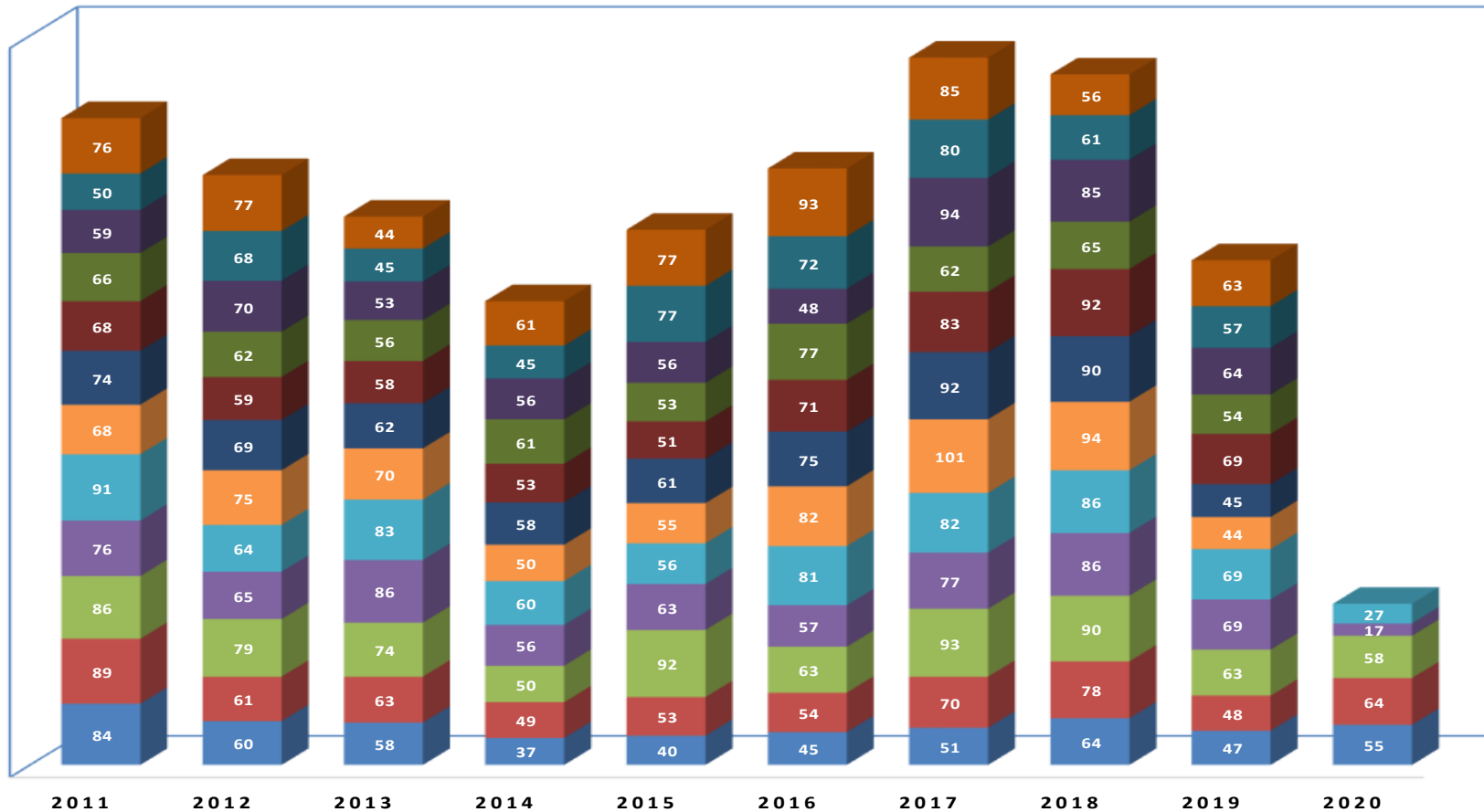


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Las Vegas Market Update - June 2020

Vertical / Hi-Rise Closings

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



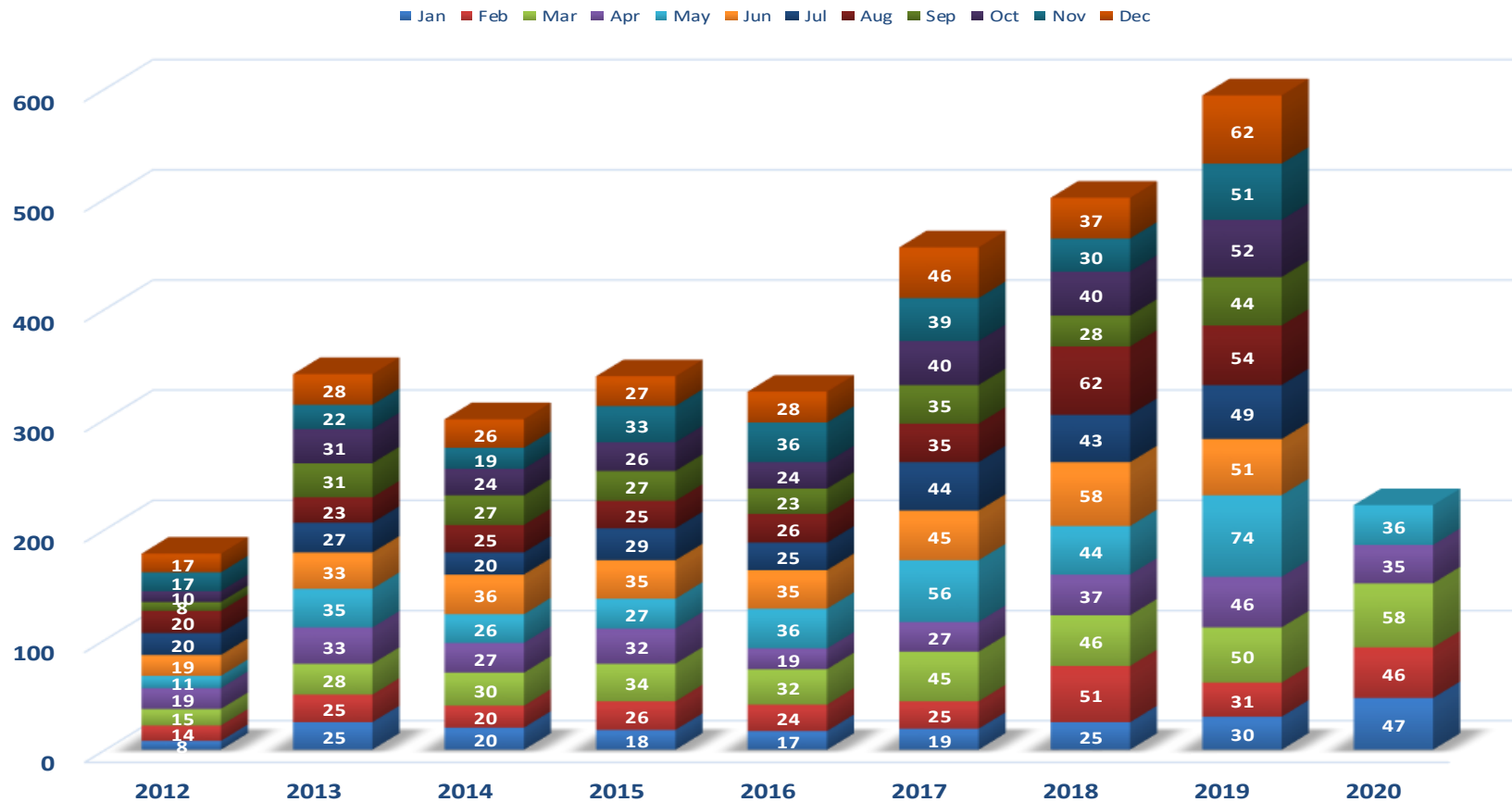
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Greater Las Vegas Luxury Sales
\$1,000,000 and Over



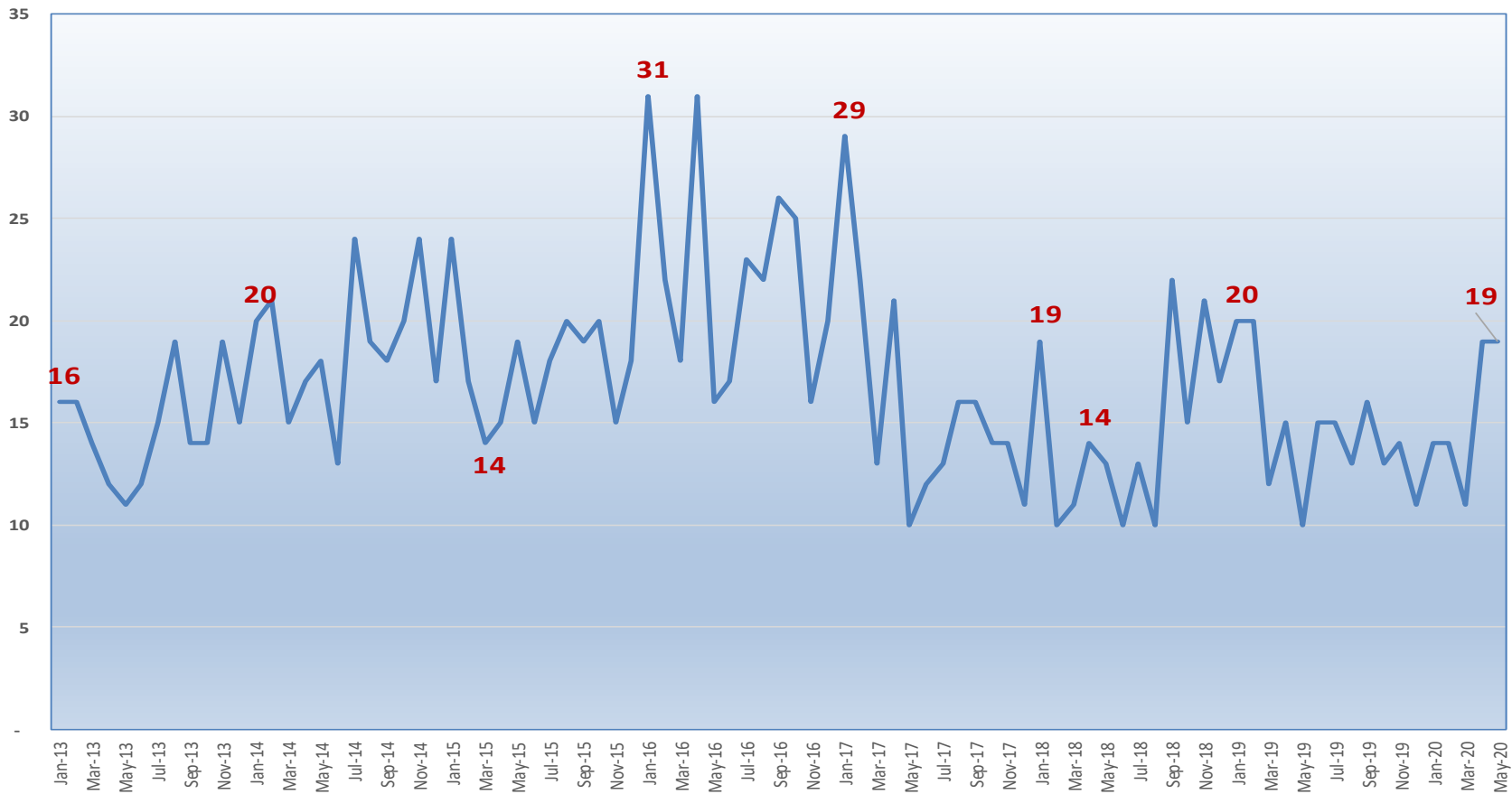
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Luxury Market - \$1,000,000 and Over Months of Inventory



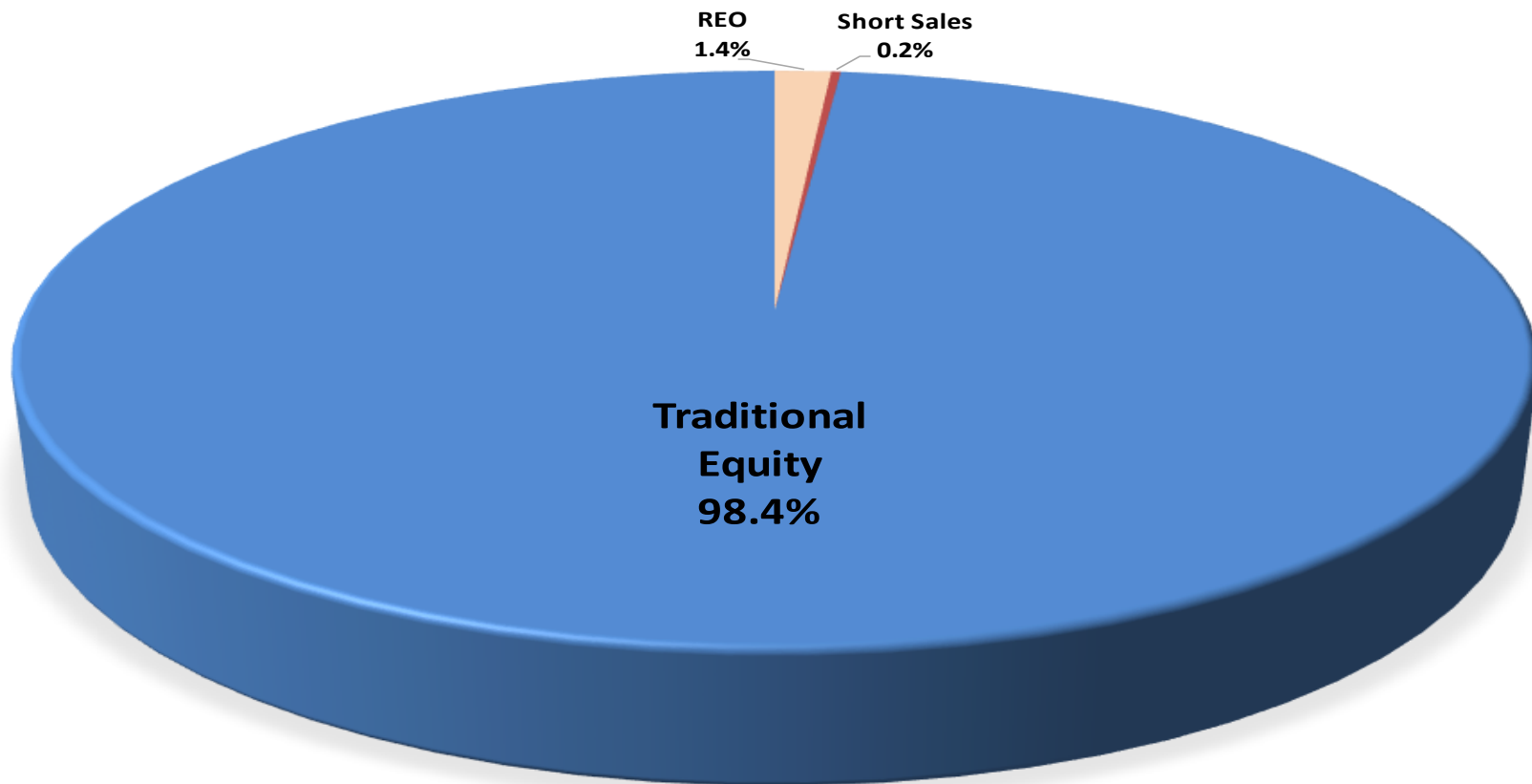
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Las Vegas Market Update - June 2020

Last Month's Closings by Type

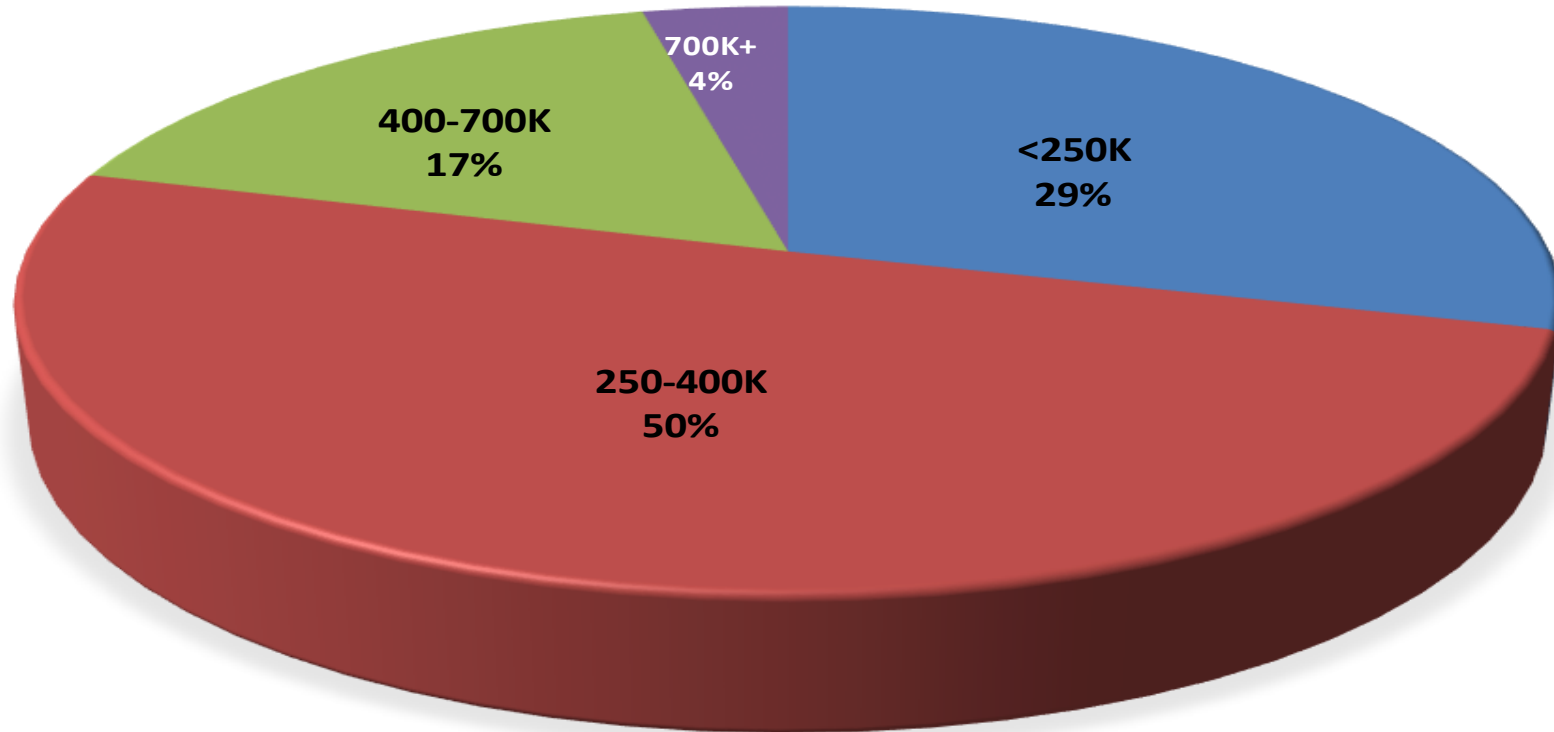




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Closed Units by Price Point



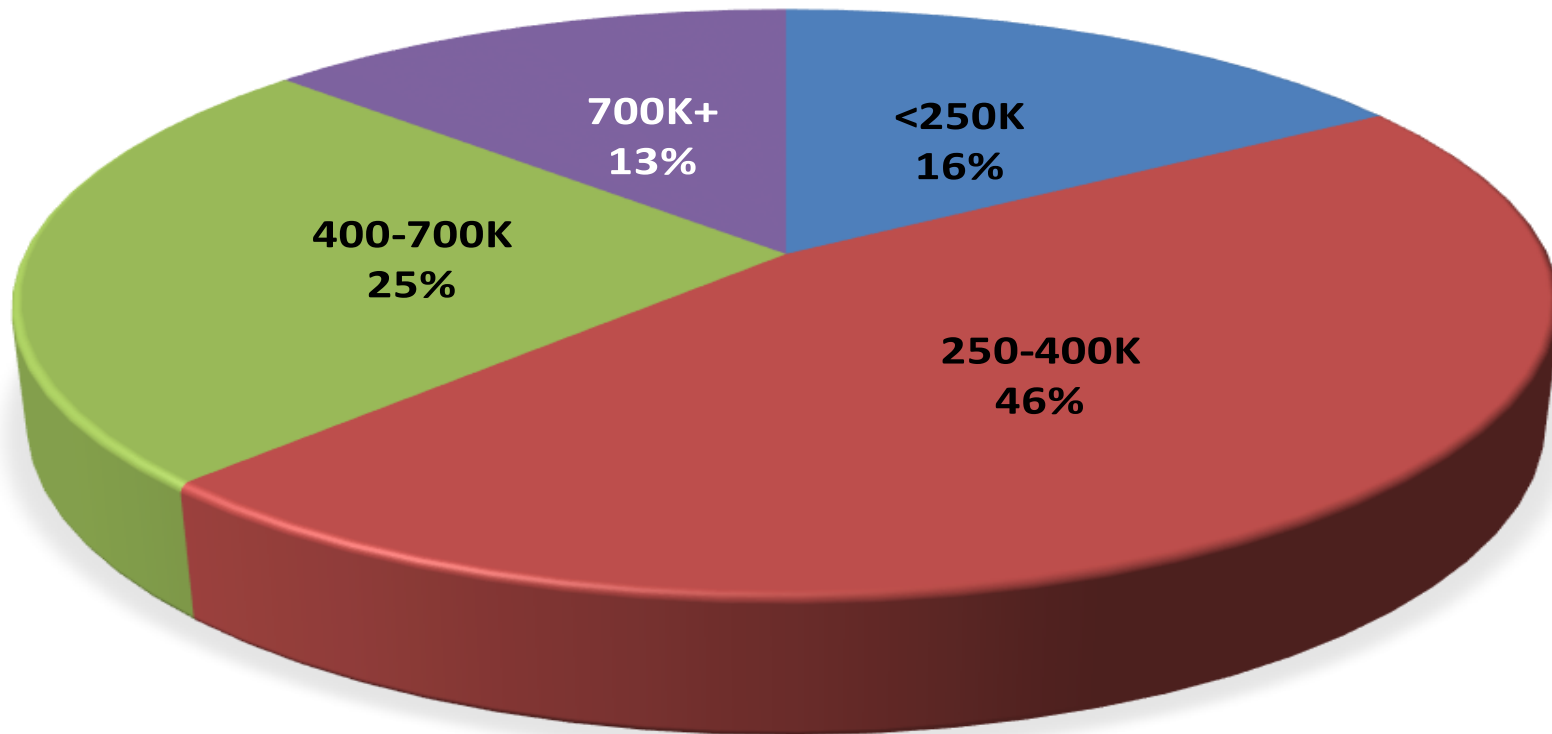
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CLOSED VOLUME BY PRICE POINT



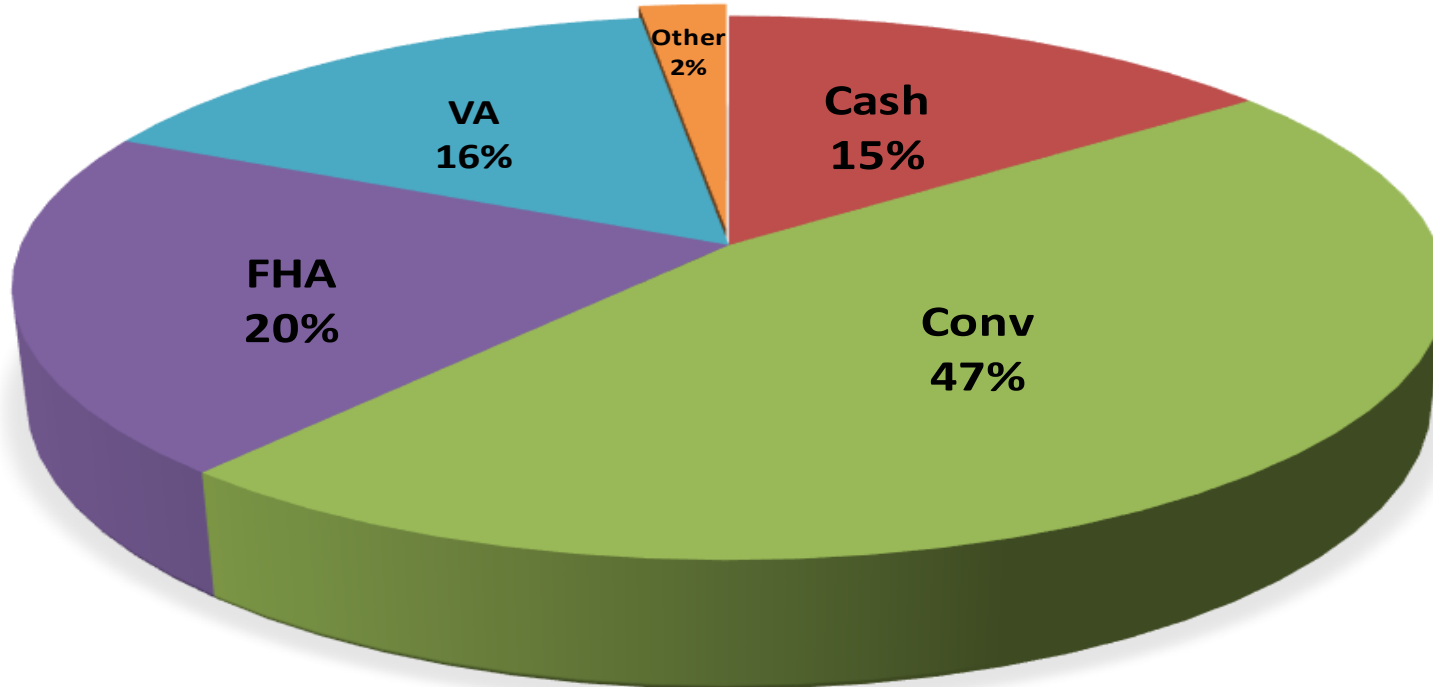
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Last Month's Closings by Sold Terms



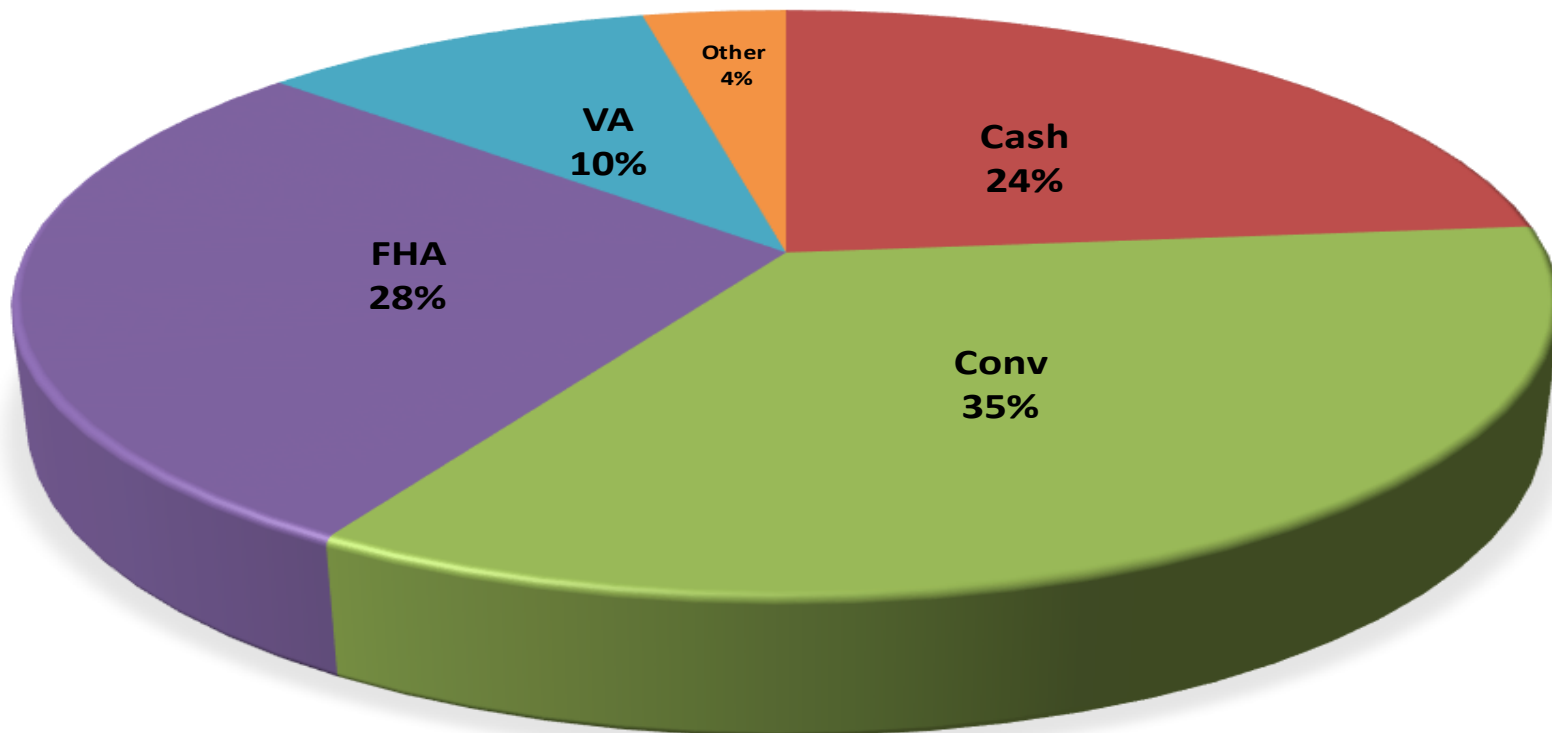
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**Closings By Sold Terms
Closings Less Than \$250,000**

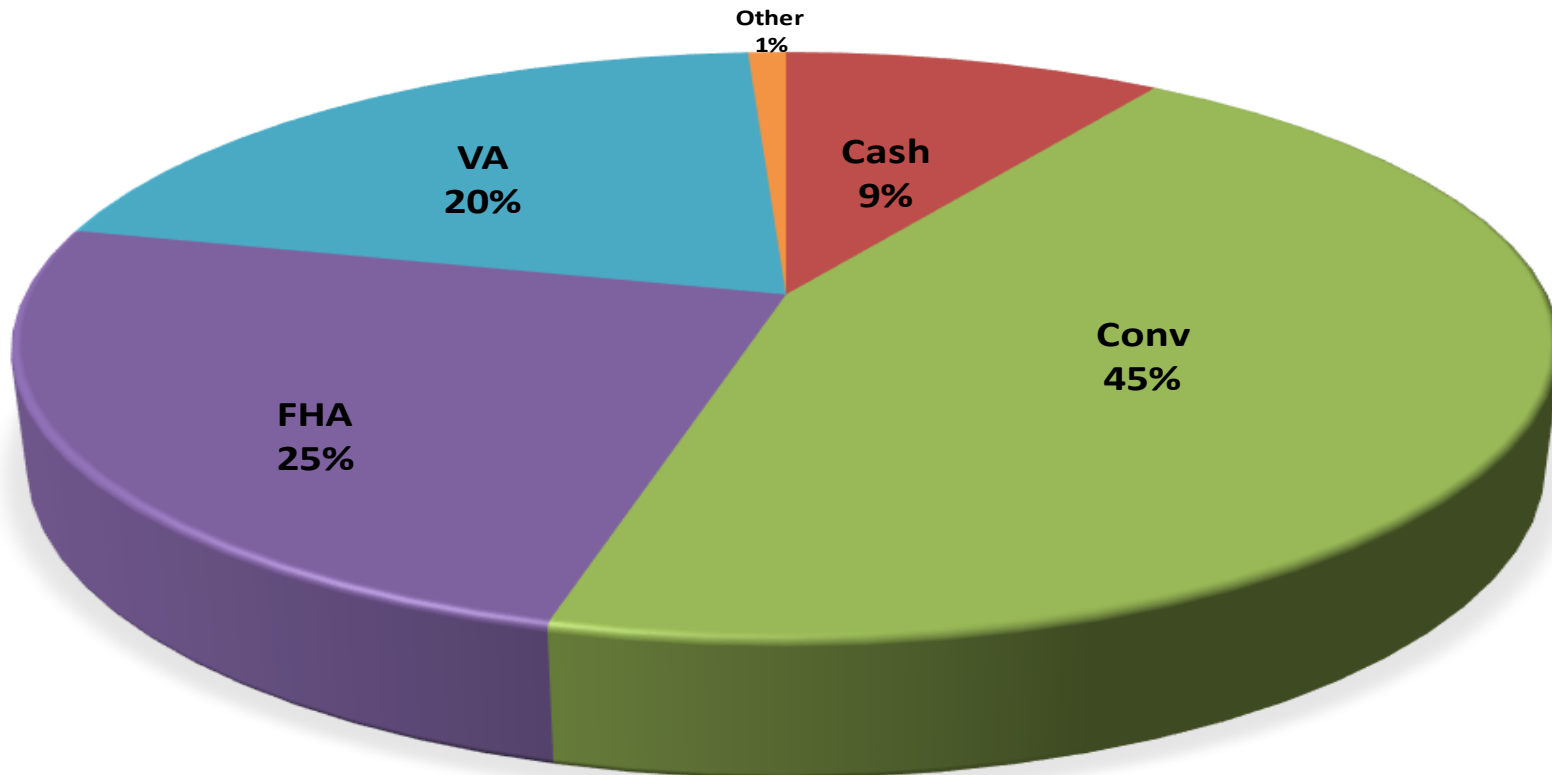




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Closings By Sold Terms
Closings Between \$250,000 and \$400,000

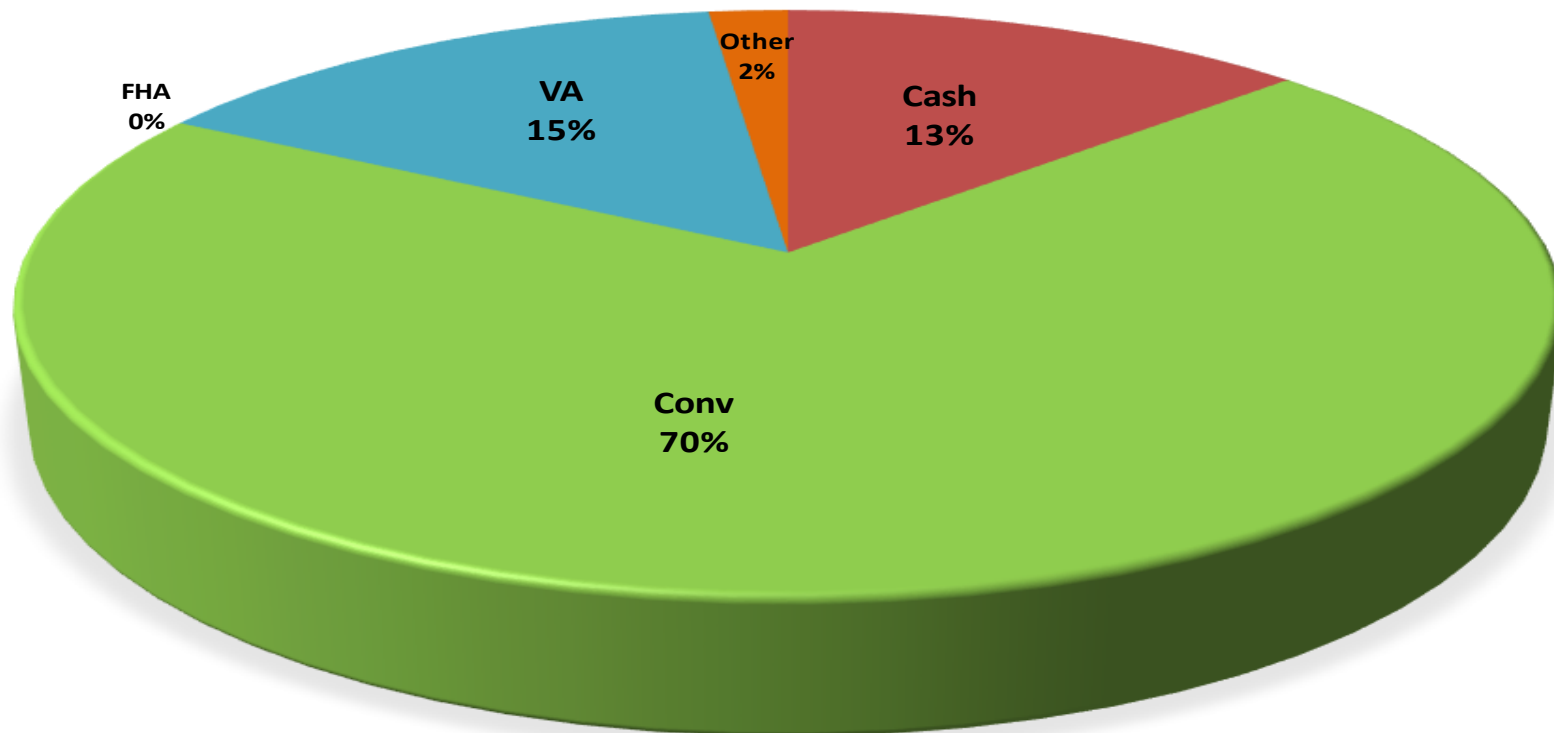




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Closings By Sold Terms
Closings Between \$400,000 and \$700,000

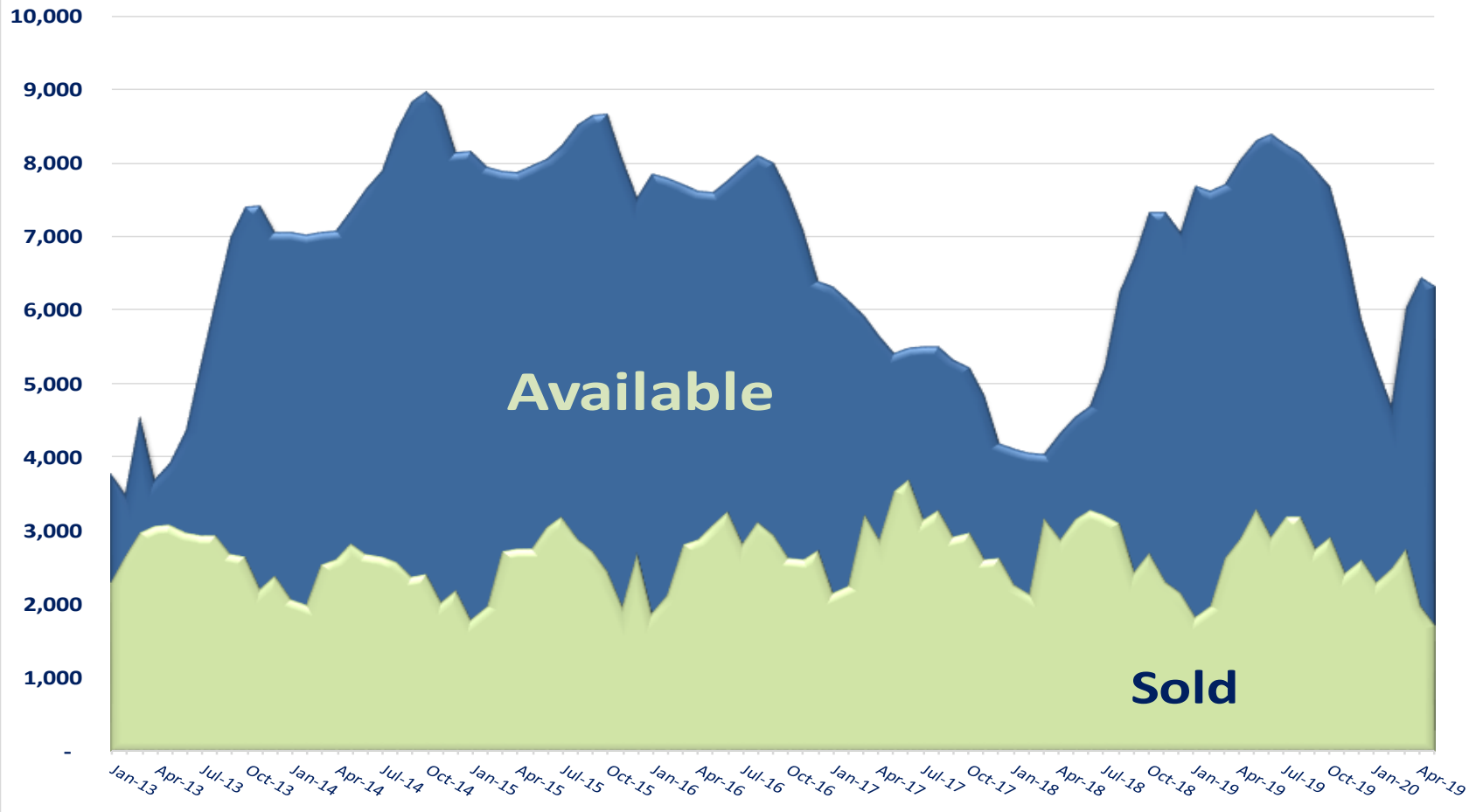




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Supply vs Demand - Single Family Residential



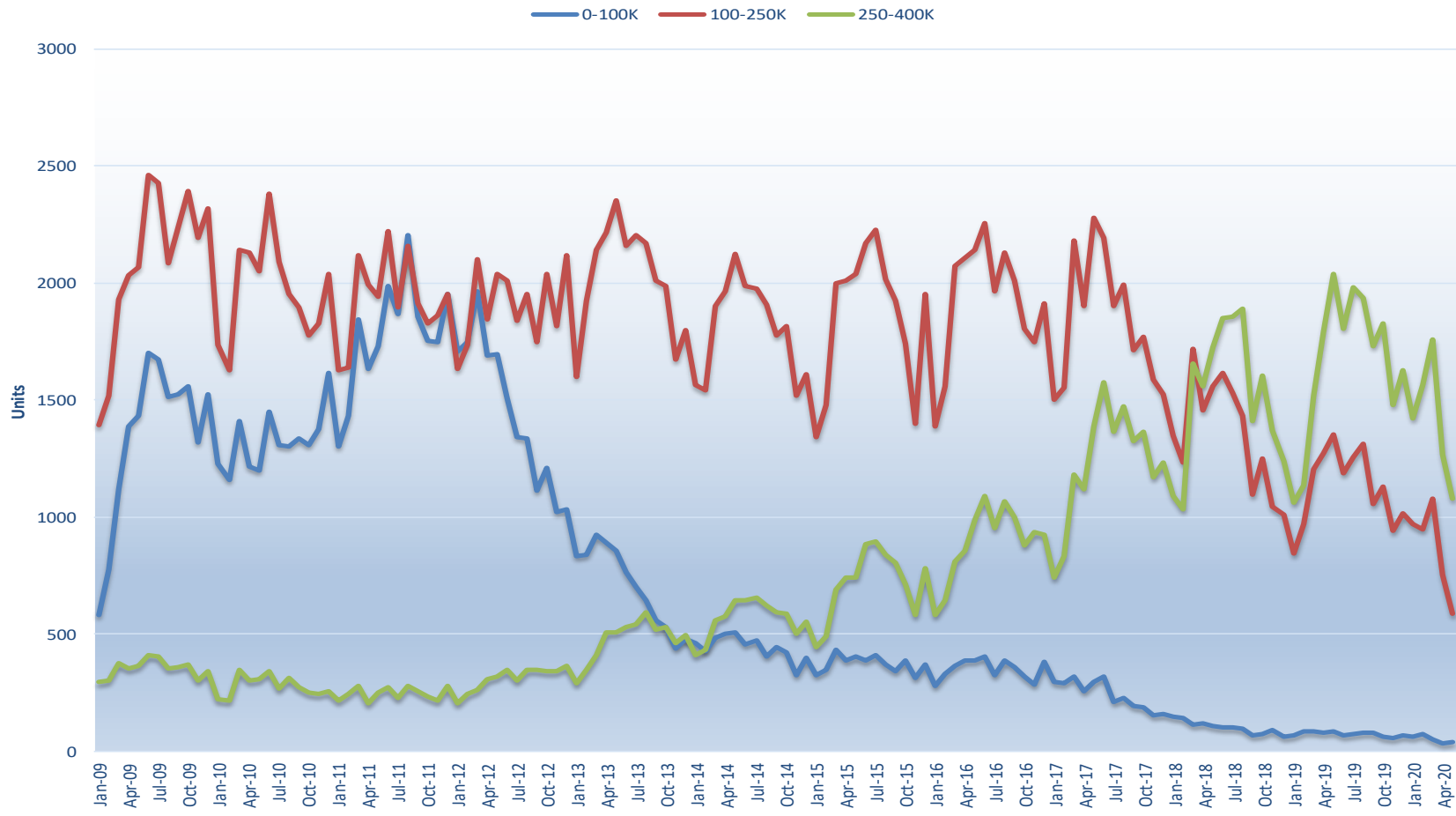
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Closed Units By Price Point - RES & VER



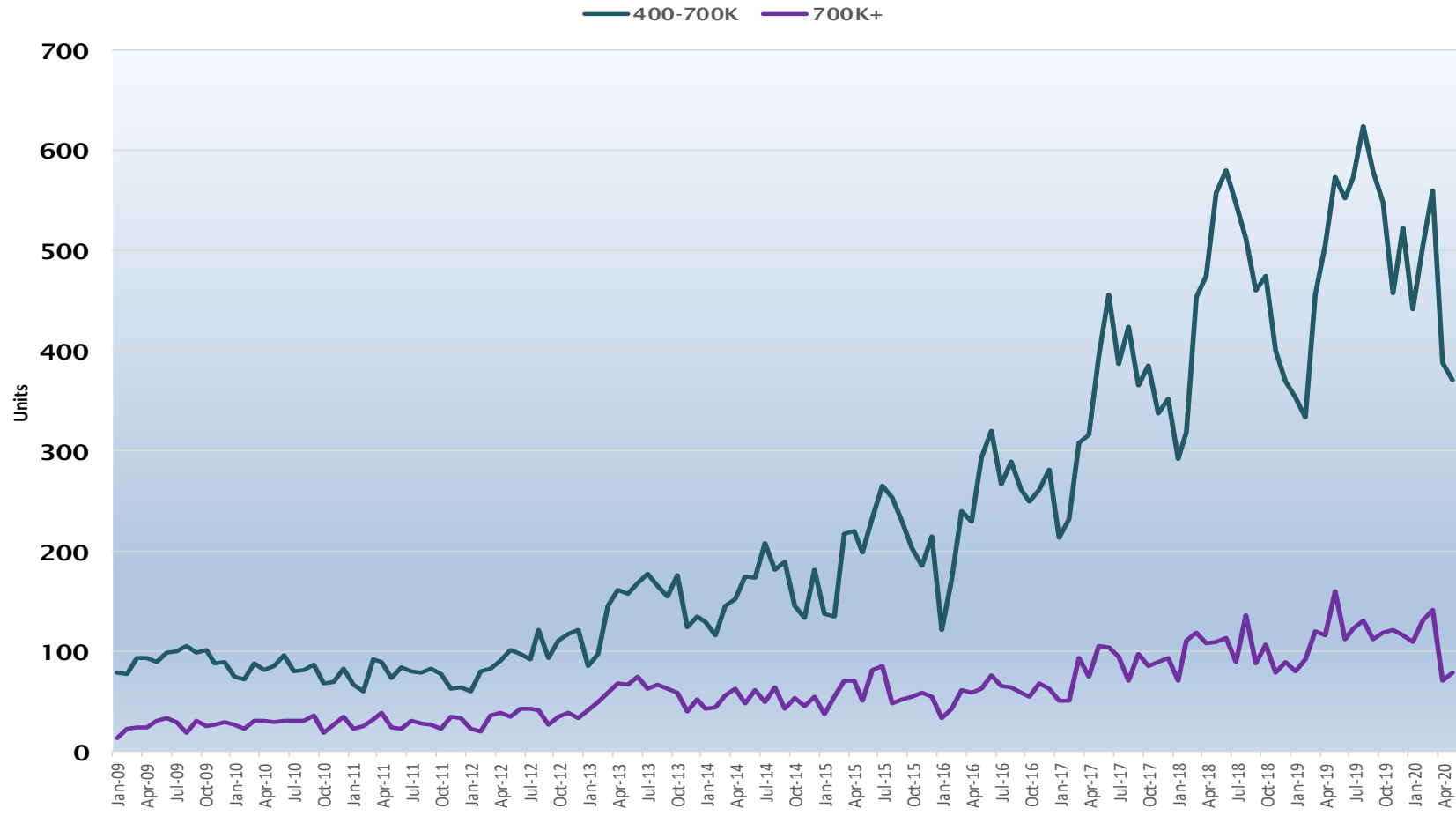
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Closed Units By Price Point - RES & VER



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