



EQUITY TITLE OF NEVADA

Las Vegas Market Update - April 2021

March 2021 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	3,792	2,275	4,422	3,730	436,900	646,715	363,000	456,109	0.6	164.0%	37
CON/TWH	1,003	702	1,229	996	195,000	251,354	193,000	217,201	0.7	141.9%	42
Total Residential	4,795	2,977	5,651	4,726	325,000	430,612	319,900	388,779	0.6	158.8%	55
Hi-Rise	153	520	147	108	420,000	781,572	357,500	498,943	6.8	20.8%	80
Multiple Dwelling	66	52	87	34	434,450	434,755	370,000	381,572	1.5	65.4%	34
Vacant Land	342	2,085	339	239	89,500	366,241	46,666	380,885	8.7	11.5%	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+	280	477	230	375	1,999,000	3,153,715	1,525,000	1,906,005	3	26.2%	74

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

Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only * Based on March 2021 Data



EQUITY TITLE OF NEVADA

Las Vegas Market Update - April 2021

February 2021 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	3,173	2,182	4,842	2,769	419,000	646,715	355,000	444,306	0.8	126.9%	37
CON/TWH	861	823	1,246	720	185,000	224,718	197,500	219,428	1.1	87.5%	42
Total Residential	4,034	3,005	6,088	3,489	325,000	430,612	319,900	388,779	0.9	116.1%	55
Hi-Rise	152	565	136	90	409,999	770,925	321,400	568,382	8.3	15.9%	99
Multiple Dwelling	38	34	75	39	431,950	425,608	395,000	384,187	0.9	114.7%	40
Vacant Land	305	2,186	337	153	89,900	378,130	50,000	279,147	14.3	7.0%	193
	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+	159	410	251	192	1,950,000	3,012,100	1,565,000	1,914,713	5	15.6%	62

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

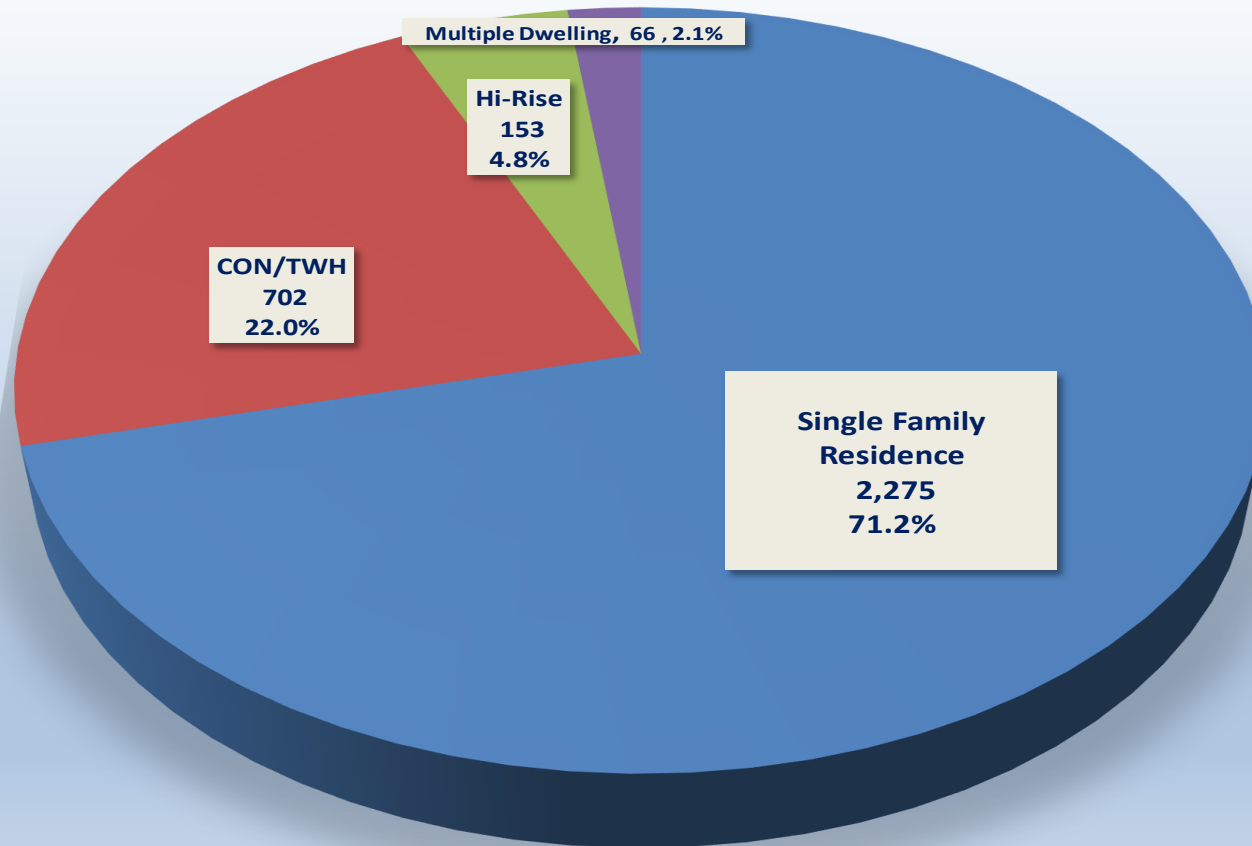
Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only * Based on March 2021 Data



EQUITY TITLE OF NEVADA

Las Vegas Market Update - April 2021

Las Vegas REALTORS Available Units

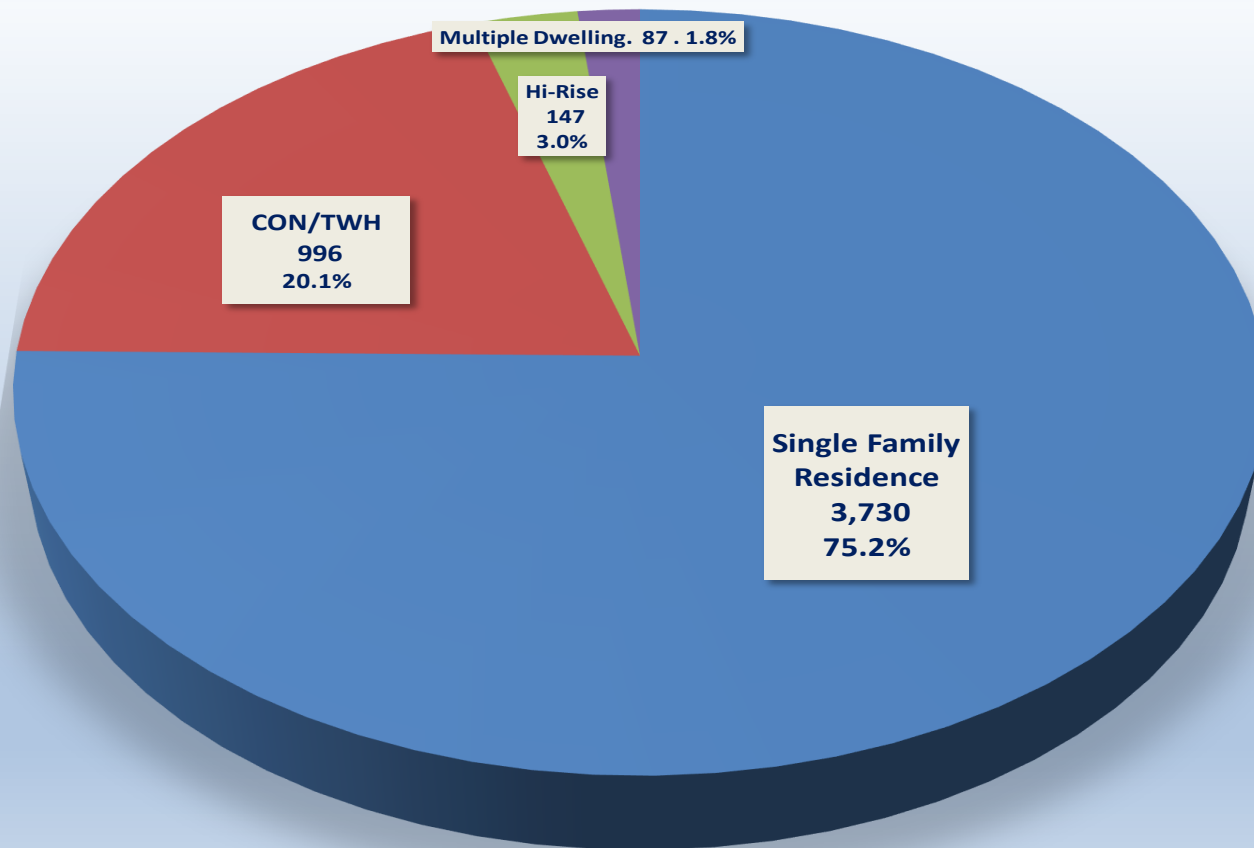




EQUITY TITLE OF NEVADA

Las Vegas Market Update - April 2021

Las Vegas REALTORS Units Sold * Last Month

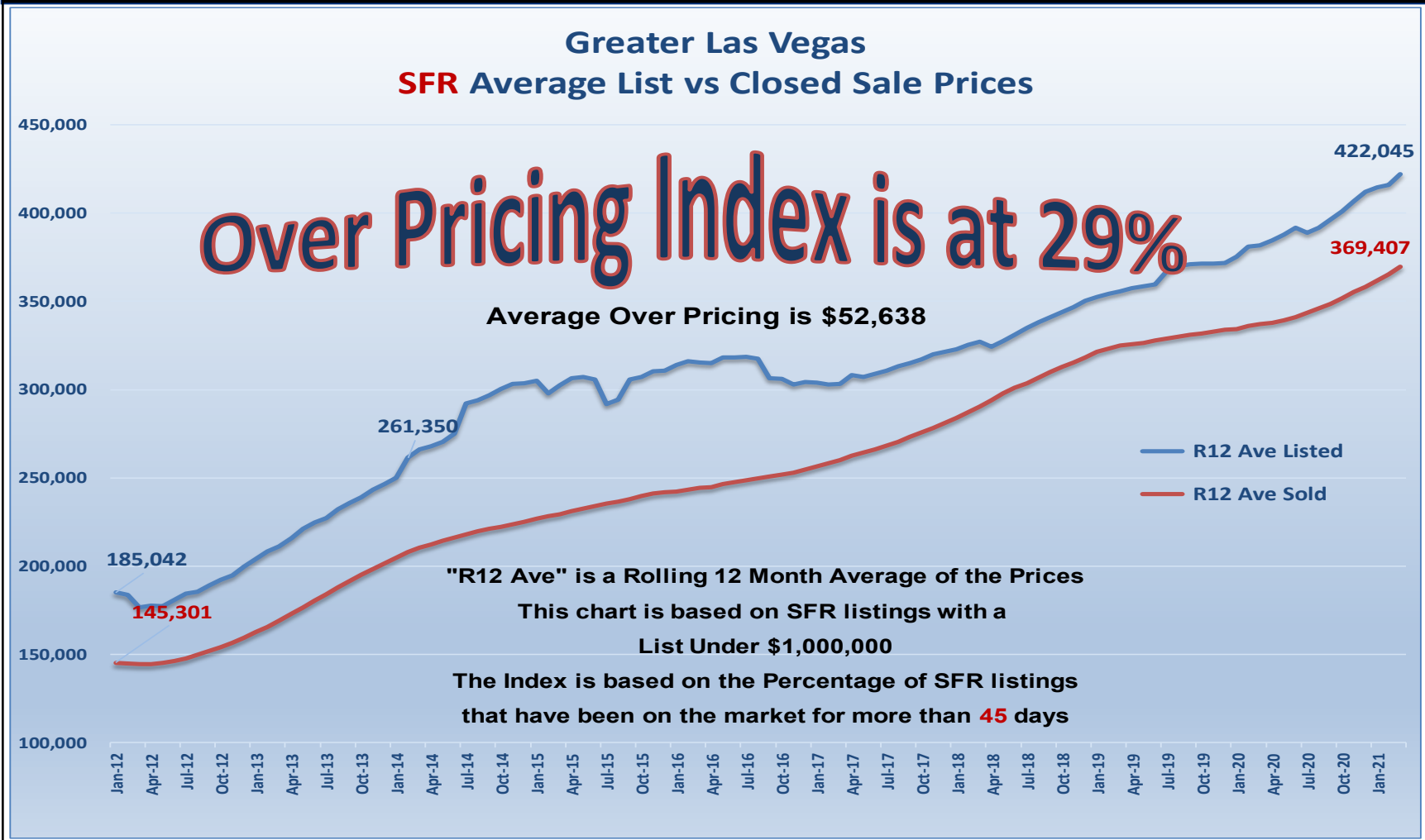


Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only * Based on March 2021 Data



EQUITY TITLE OF NEVADA

Las Vegas Market Update - April 2021

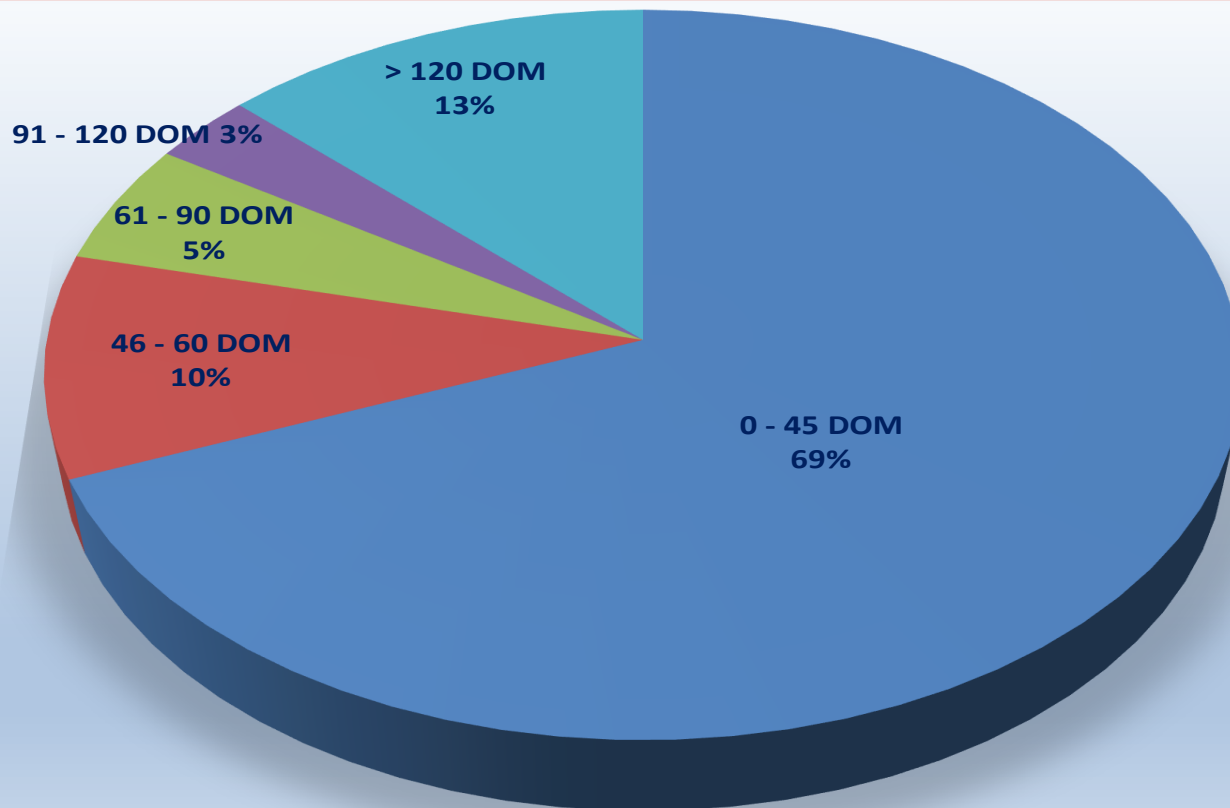




EQUITY TITLE OF NEVADA

Las Vegas Market Update - April 2021

Available SFR Inventory
Days on Market With No Current Offer





EQUITY TITLE OF NEVADA

Las Vegas Market Update - April 2021

SFR Closed Sales in Selected Communities - Last Six Months

	Oct	Nov	Dec	2021 Jan	Feb	Mar	Sparklines	Months of Inventory	Ave SP Last 6 Months	Ave Days to Sell
Aliante	30	22	27	22	19	23		1	400,904	24
Anthem	9	6	7	8	6	14		0	533,740	25
Cadence	27	23	22	7	15	16		1	408,669	28
Centennial Hills	40	45	34	28	34	45		1	439,551	23
Desert/South Shores	15	13	24	23	15	22		1	448,086	57
Green Valley	52	45	56	46	34	65		1	464,013	26
Green Valley Ranch	30	19	22	16	15	22		1	541,157	6
Inspirada	36	23	44	33	43	27		1	478,881	33
Iron Mountain Ranch	16	7	12	6	8	12		1	424,968	13
Lake Las Vegas	17	26	20	11	14	20		2	898,783	33
Lone Mountain	20	13	14	10	4	7		3	426,050	18
MacDonald Highlands	8	3	8	6	5	12		2	3,078,904	205
Mountains Edge	87	71	86	51	61	84		1	377,987	18
Peccole Ranch	13	12	10	10	9	14		1	411,326	32
Providence	58	57	49	48	40	50		1	368,309	13
Red Rock Cntry Club	6	20	11	6	12	17		1	1,329,306	61
Rhodes Ranch	25	29	31	22	21	31		1	433,019	91
Seven Hills	20	28	32	17	20	20		1	806,570	64
Siena (SFR & TWH)	14	10	10	9	14	17		0	523,167	43
Silverado Ranch	39	41	45	34	46	57		1	367,820	34
Silverstone Ranch	13	9	11	2	7	4		3	420,956	8
Skye Canyon	15	22	16	14	15	17		1	455,018	14
Southern Highlands	73	67	63	48	43	59		1	683,209	48
Spring Valley	23	25	27	26	21	24		1	345,187	20
Summerlin	67	68	82	50	73	83		1	726,469	35
Sun City Anthem	41	38	31	40	32	52		1	494,387	24
Sun City Summerlin	42	18	60	24	36	51		0	417,048	14
The Lakes	25	22	19	21	23	19		2	459,890	46
The Ridges	15	13	12	5	10	8		3	2,952,095	83
Tuscany	12	11	7	16	12	18		1	474,364	28
Other Groups										
MLS Areas 101 - 606	3,109	3,923	3,207	2,547	2,662	3,603		1	439,093	37
Boulder City	15	21	23	24	24	23		2	532,417	54
Pahrump/Nye	58	52	59	38	50	60		1	305,349	30
High Rise Sales	50	49	76	63	90	108		6	509,395	80
Luxury Sales (\$1M+)	95	98	131	87	108	170		3	2,005,353	88

Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only * Based on March 2021 Data



EQUITY TITLE OF NEVADA

Las Vegas Market Update - April 2021

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

	October	November	December	2021 January	February	March	Price Movement
Aliante	373,498	409,009	388,609	402,627	398,474	443,691	
Anthem	457,200	711,500	482,500	554,988	564,070	507,242	
Cadence	386,470	408,161	405,060	405,843	387,612	472,802	
Centennial Hills	530,295	362,850	413,450	454,091	424,829	457,386	
Desert/South Shores	445,093	477,838	421,250	477,104	472,133	415,089	
Green Valley	470,451	466,215	439,338	455,647	474,228	479,176	
Green Valley Ranch	598,275	428,085	573,577	595,869	493,433	521,248	
Inspirada	481,822	483,237	485,324	468,216	459,794	504,181	
Iron Mountain Ranch	409,875	389,684	371,741	516,500	403,925	487,166	
Lake Las Vegas	667,630	850,927	868,275	1,144,545	1,047,007	949,058	
Lone Mountain	375,078	345,730	446,957	558,790	391,375	509,224	
MacDonald Highlands	2,963,115	2,655,059	4,679,717	2,469,167	2,878,980	2,583,021	
Mountains Edge	381,520	374,493	367,421	356,678	398,602	386,065	
Peccole Ranch	429,685	411,575	397,910	360,290	467,711	403,853	
Providence	353,900	363,748	353,827	364,538	369,020	407,466	
Red Rock Country Club	1,060,833	1,210,075	1,341,227	1,641,583	1,118,463	1,595,235	
Rhodes Ranch	407,999	459,648	392,742	445,713	437,890	456,255	
Seven Hills	621,645	550,679	1,016,803	915,382	667,175	1,060,275	
Siena (SFR & TWH)	498,462	420,805	531,400	503,889	514,529	616,200	
Silverado Ranch	341,609	365,793	340,630	353,170	402,224	389,653	
Silverstone Ranch	394,808	421,667	427,073	425,073	422,929	482,000	
Skye Canyon	440,334	450,423	467,839	426,026	468,081	474,204	
Southern Highlands	570,174	605,597	841,754	698,392	589,122	798,125	
Spring Valley	331,237	342,029	341,770	331,565	347,728	378,224	
Summerlin	607,368	666,637	898,095	706,501	824,126	628,207	
Sun City Anthem	465,517	525,086	447,687	489,257	493,688	526,932	
Sun City Summerlin	417,374	386,238	406,594	405,929	435,689	432,025	
The Lakes	388,141	508,382	429,711	482,190	361,252	623,084	
The Ridges	2,694,000	3,089,154	3,764,750	2,211,600	2,351,300	3,208,125	
Tuscany	432,925	456,626	466,286	462,025	459,033	537,161	
Other Groups							
MLS Areas 101 - 606	417,280	430,020	449,440	427,783	447,772	460,169	
Boulder City	585,060	488,736	586,375	558,038	466,149	526,421	
Pahrump/Nye	302,532	292,895	305,780	309,771	317,104	305,843	
High Rise Sales	394,904	523,922	572,516	446,465	568,382	498,943	
Luxury Sales (\$1M+)	1,817,410	1,889,276	2,336,767	2,206,879	1,997,335	1,823,872	

Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only * Based on March 2021 Data

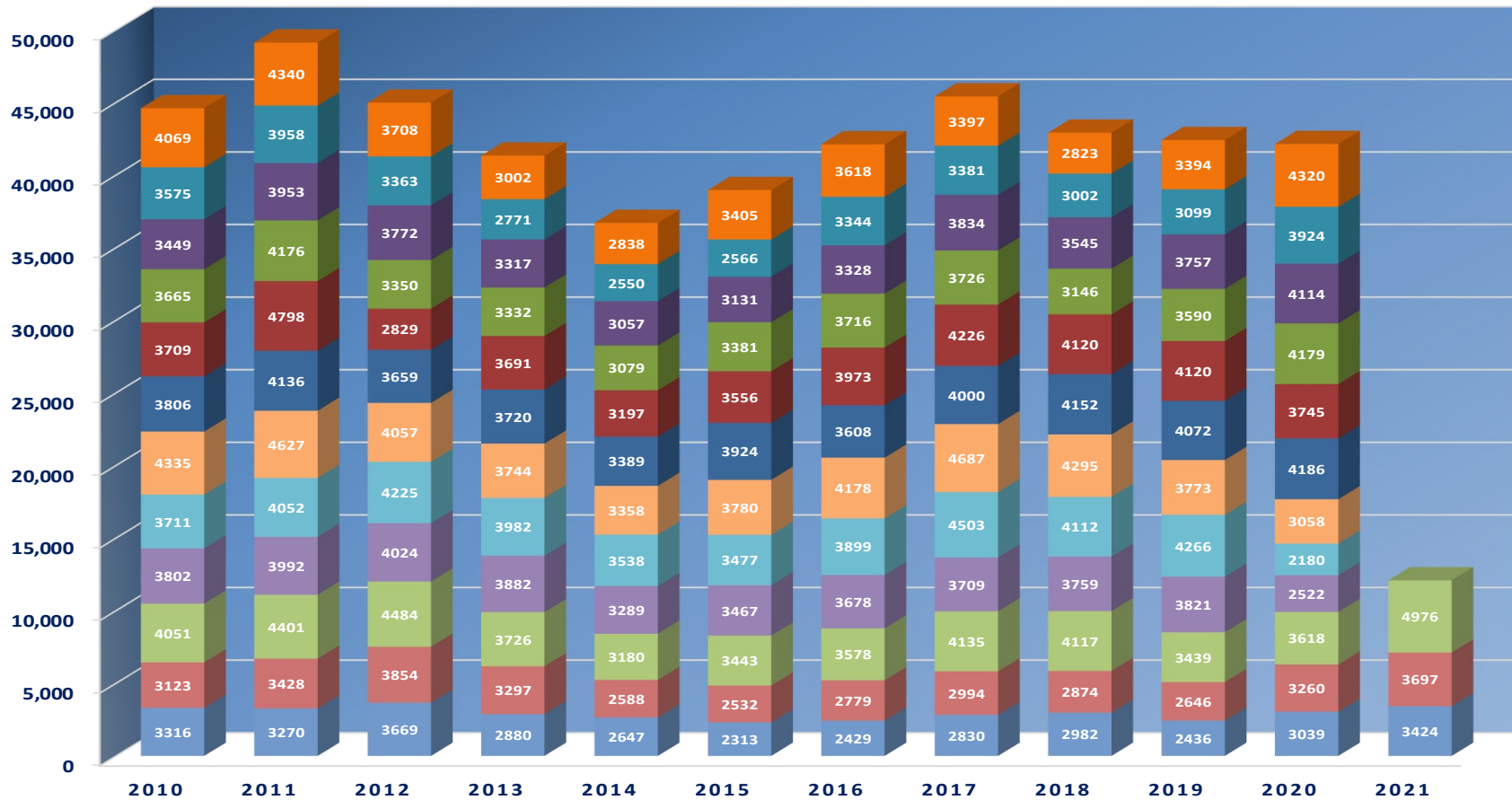


EQUITY TITLE OF NEVADA

Las Vegas Market Update - April 2021

ALL RESALE CLOSINGS - RES, VER, MULTI

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



Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only * Based on March 2021 Data

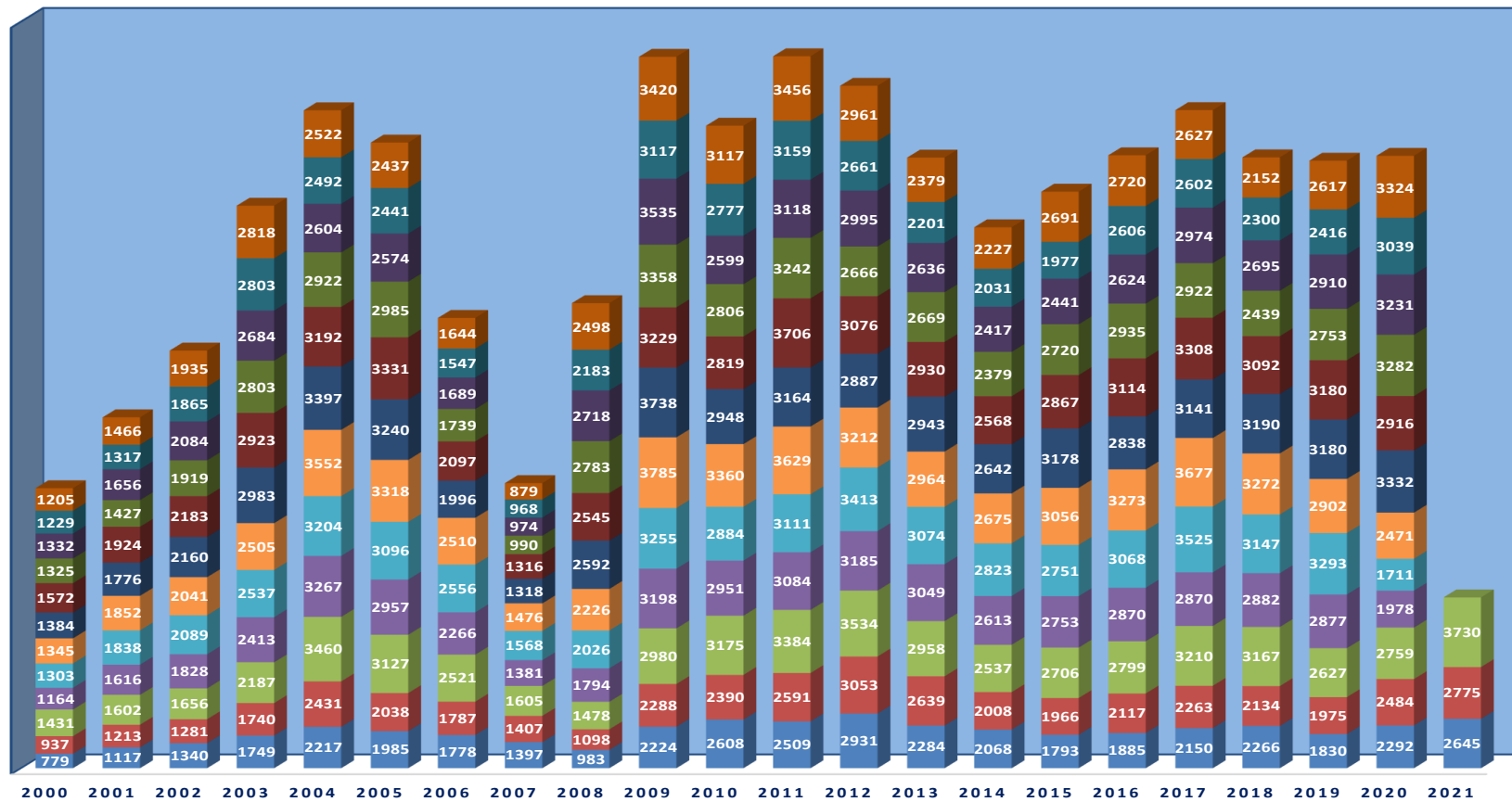


EQUITY TITLE OF NEVADA

Las Vegas Market Update - April 2021

SINGLE FAMILY RESIDENTIAL CLOSINGS

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



Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only * Based on March 2021 Data

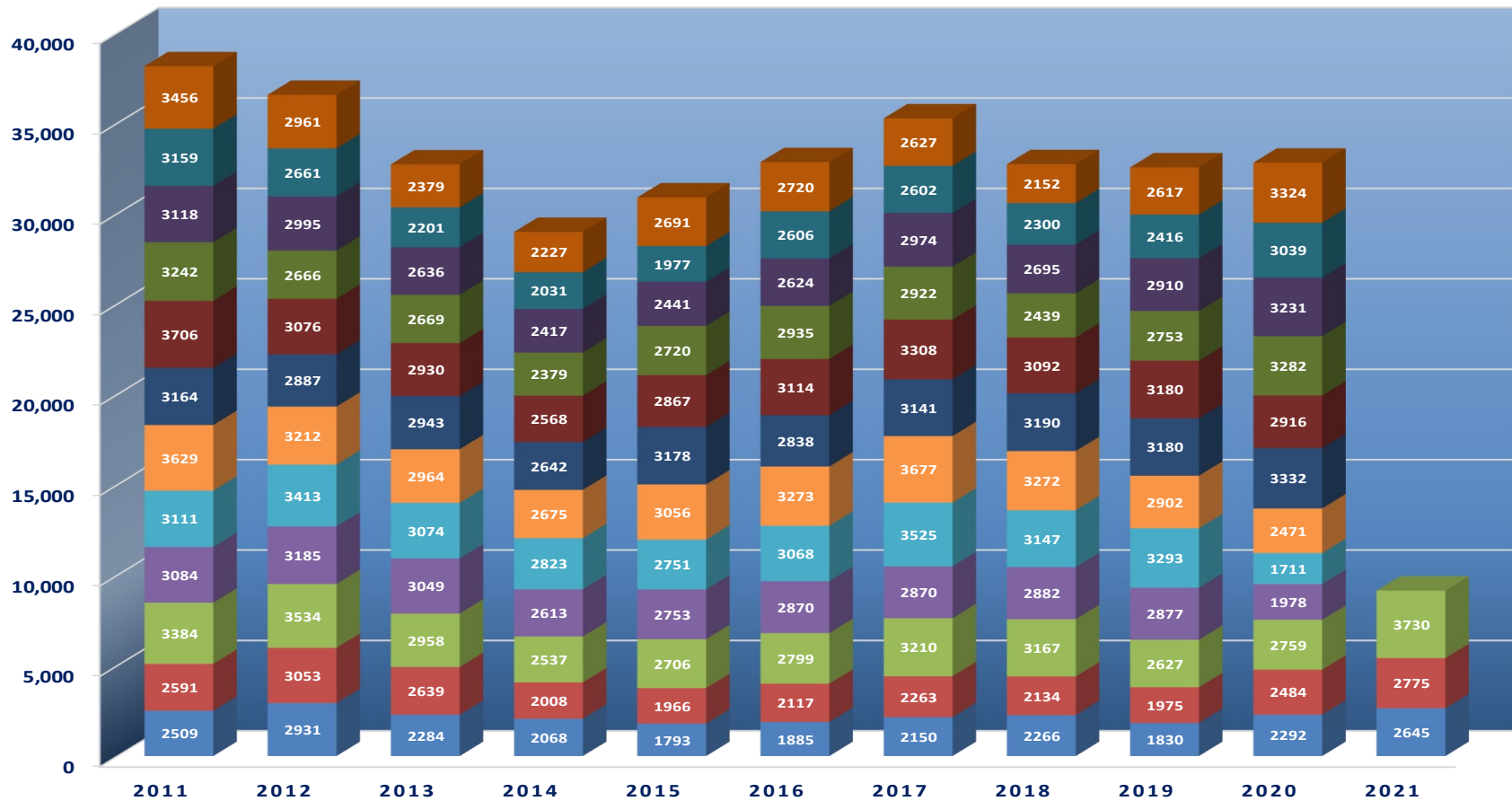


EQUITY TITLE OF NEVADA

Las Vegas Market Update - April 2021

SINGLE FAMILY RESIDENTIAL CLOSINGS

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



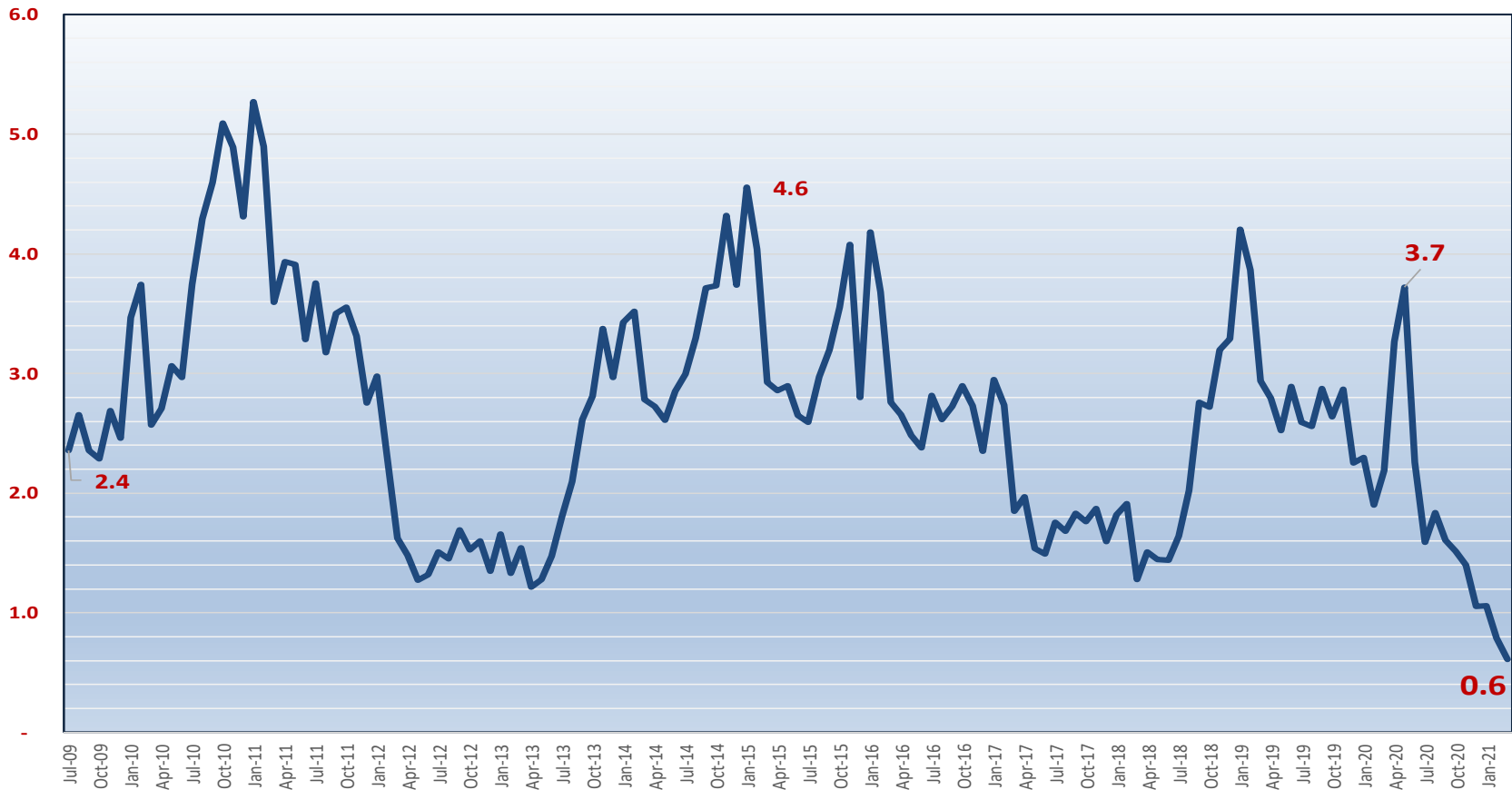
Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only * Based on March 2021 Data



EQUITY TITLE OF NEVADA

Las Vegas Market Update - April 2021

Single Family Residential Homes Months of Inventory

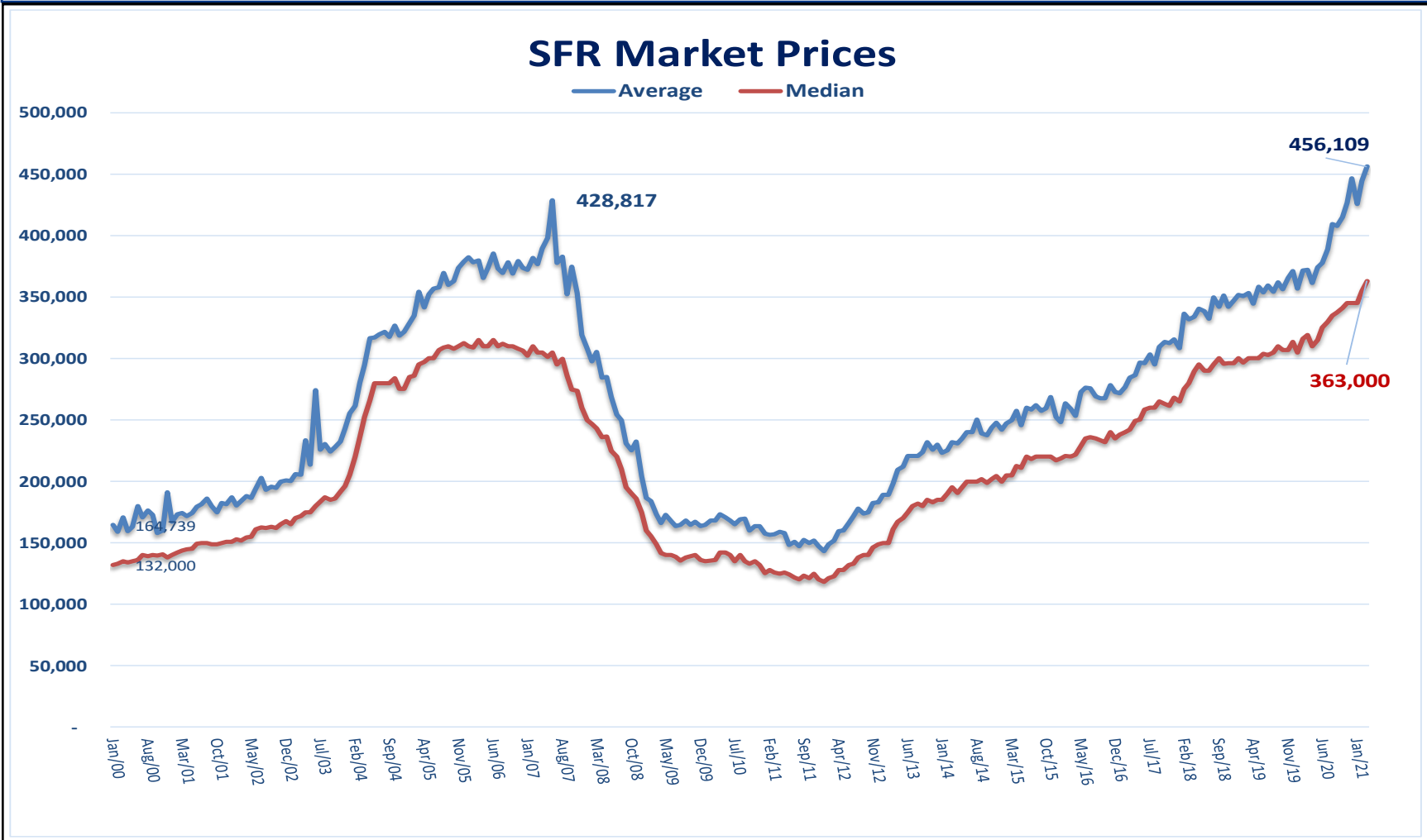


Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only * Based on March 2021 Data



EQUITY TITLE OF NEVADA

Las Vegas Market Update - April 2021



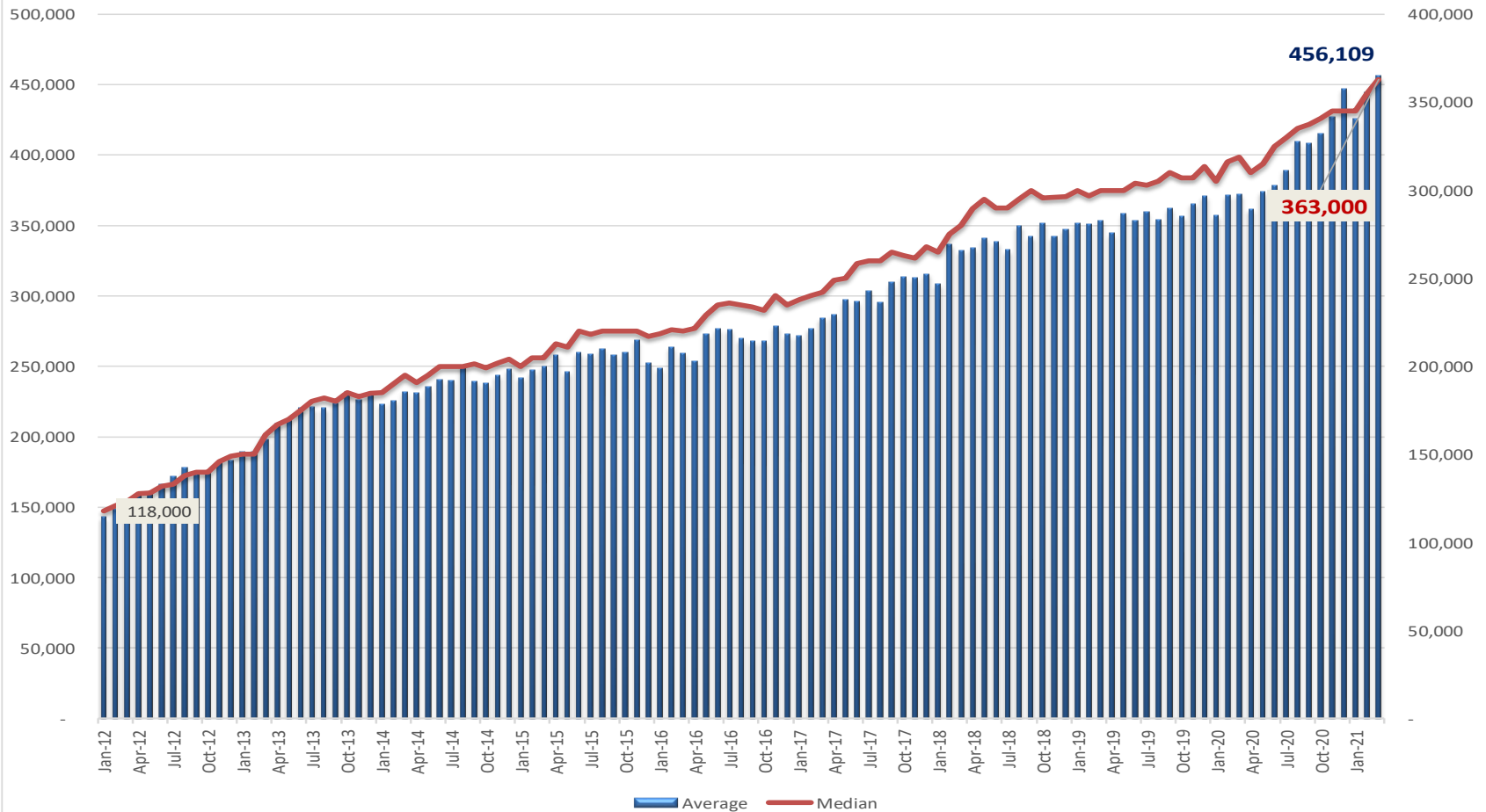
Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only * Based on March 2021 Data



EQUITY TITLE OF NEVADA

Las Vegas Market Update - April 2021

Single Family Residential Price Trend



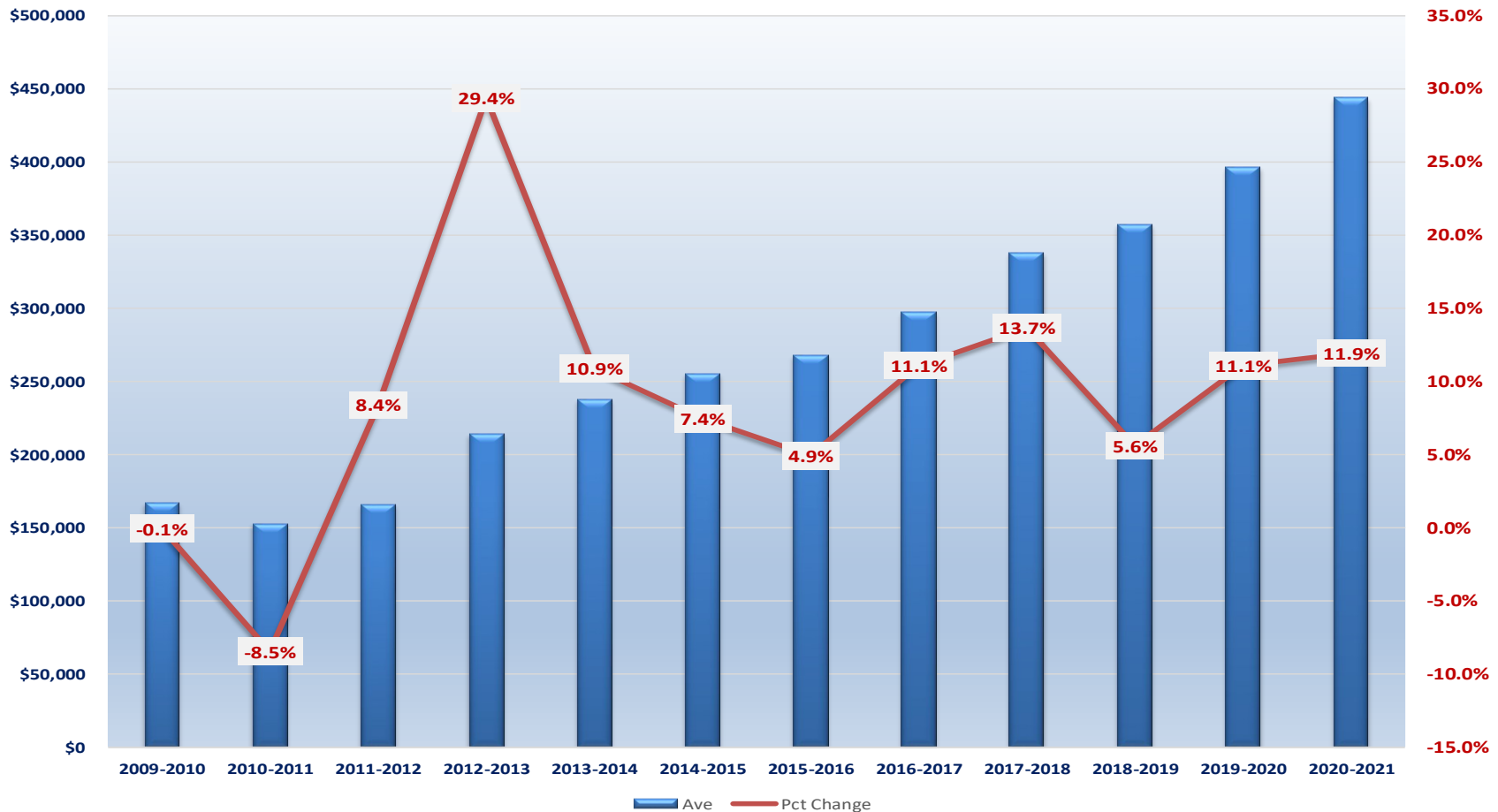
Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only * Based on March 2021 Data



EQUITY TITLE OF NEVADA

Las Vegas Market Update - April 2021

SFR Average Price and Year Over Year Percent Change



Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only * Based on March 2021 Data

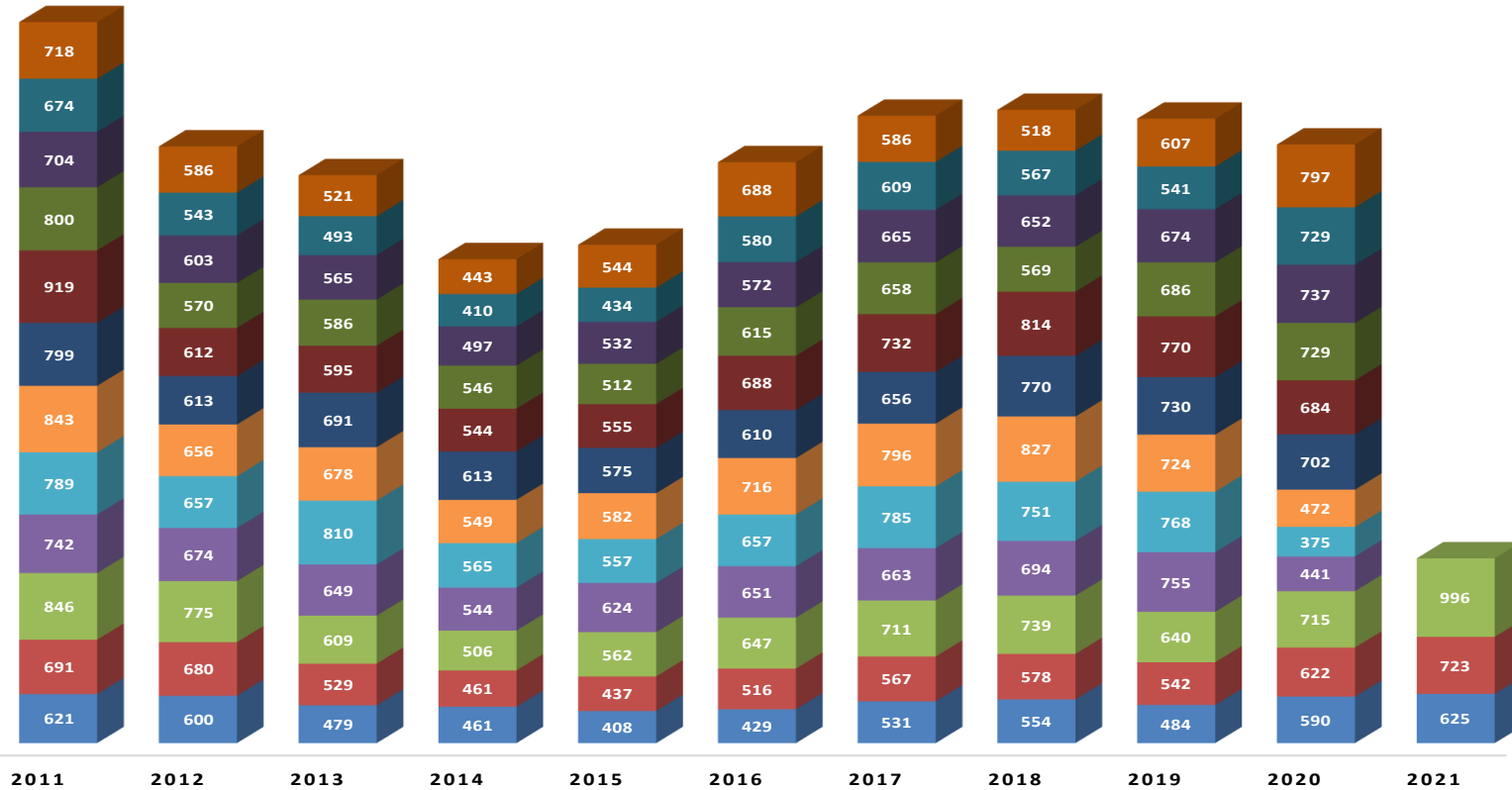


EQUITY TITLE OF NEVADA

Las Vegas Market Update - April 2021

CONDO / TOWNHOME CLOSINGS

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



Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only * Based on March 2021 Data

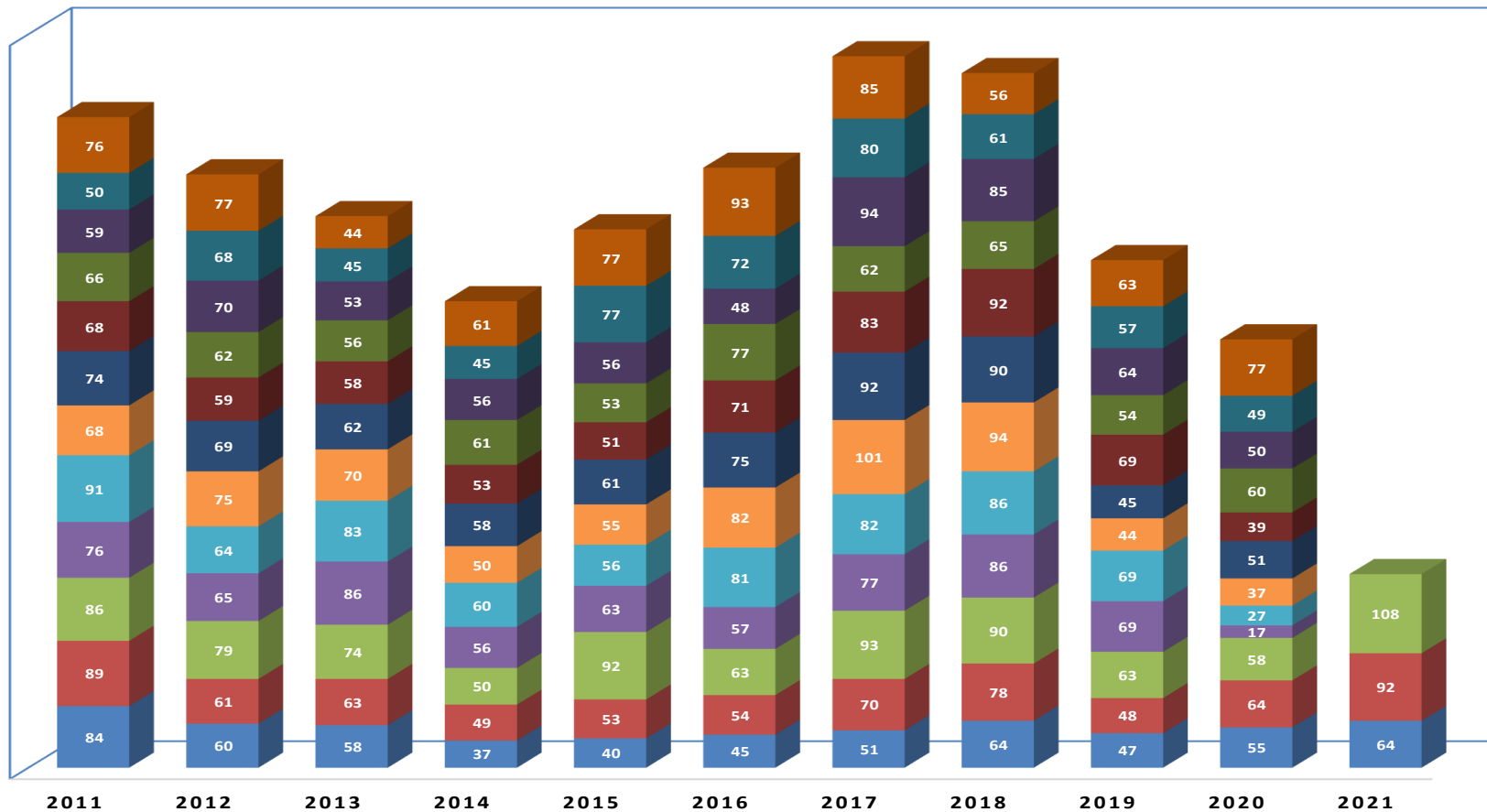


EQUITY TITLE OF NEVADA

Las Vegas Market Update - April 2021

Vertical / Hi-Rise Closings

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



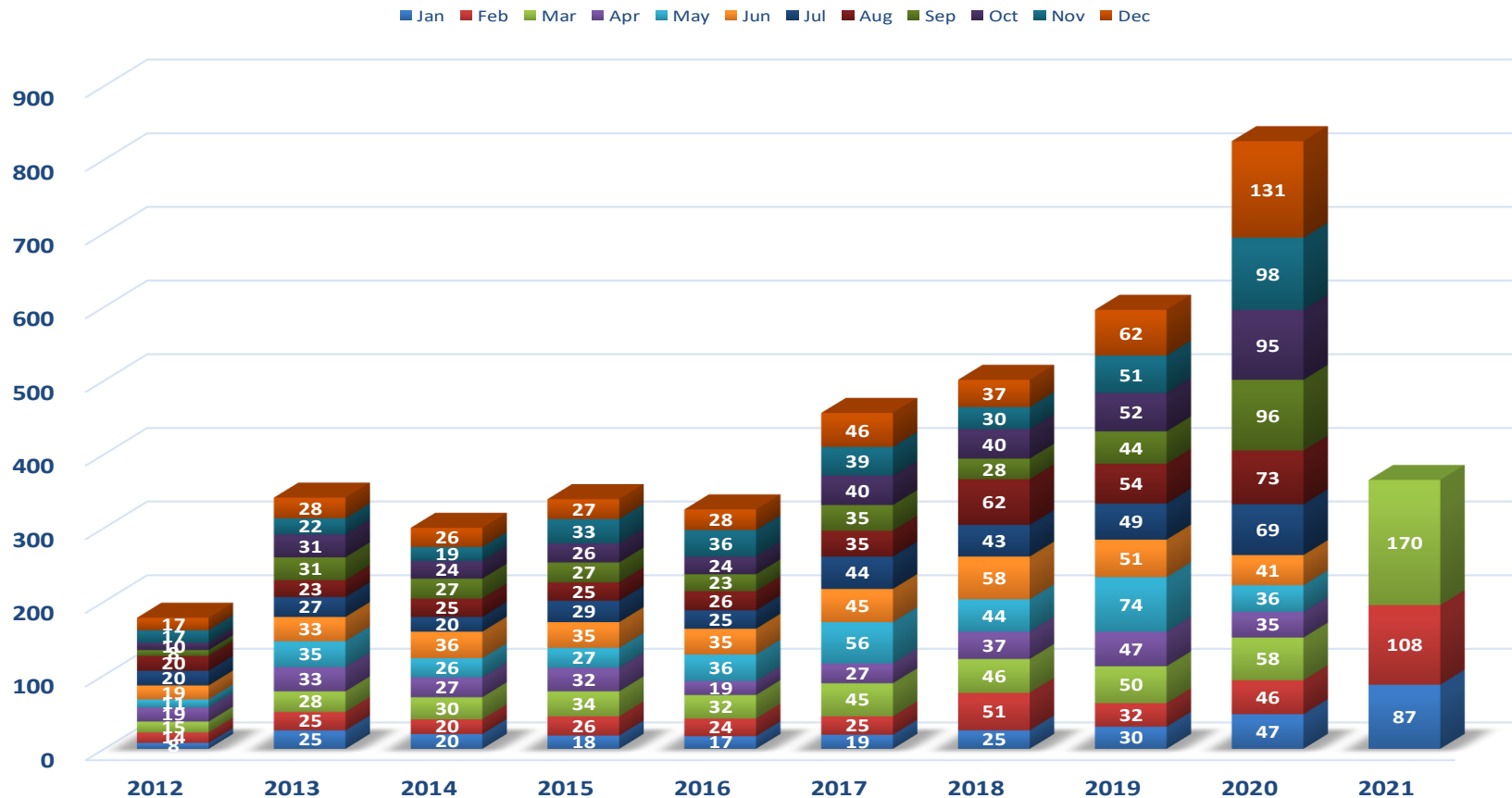
Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only * Based on March 2021 Data



EQUITY TITLE OF NEVADA

Las Vegas Market Update - April 2021

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



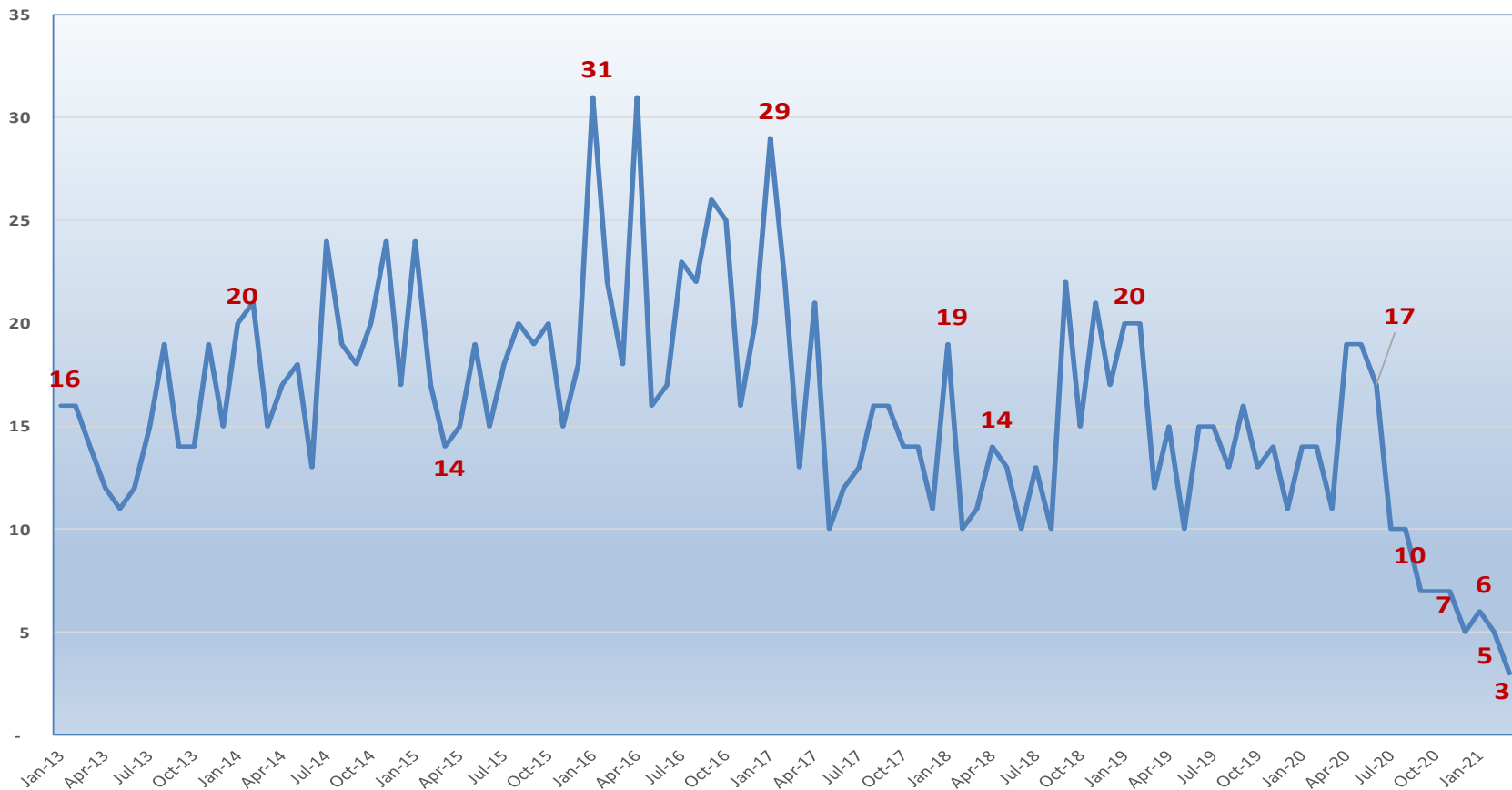
Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only * Based on March 2021 Data



EQUITY TITLE OF NEVADA

Las Vegas Market Update - April 2021

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



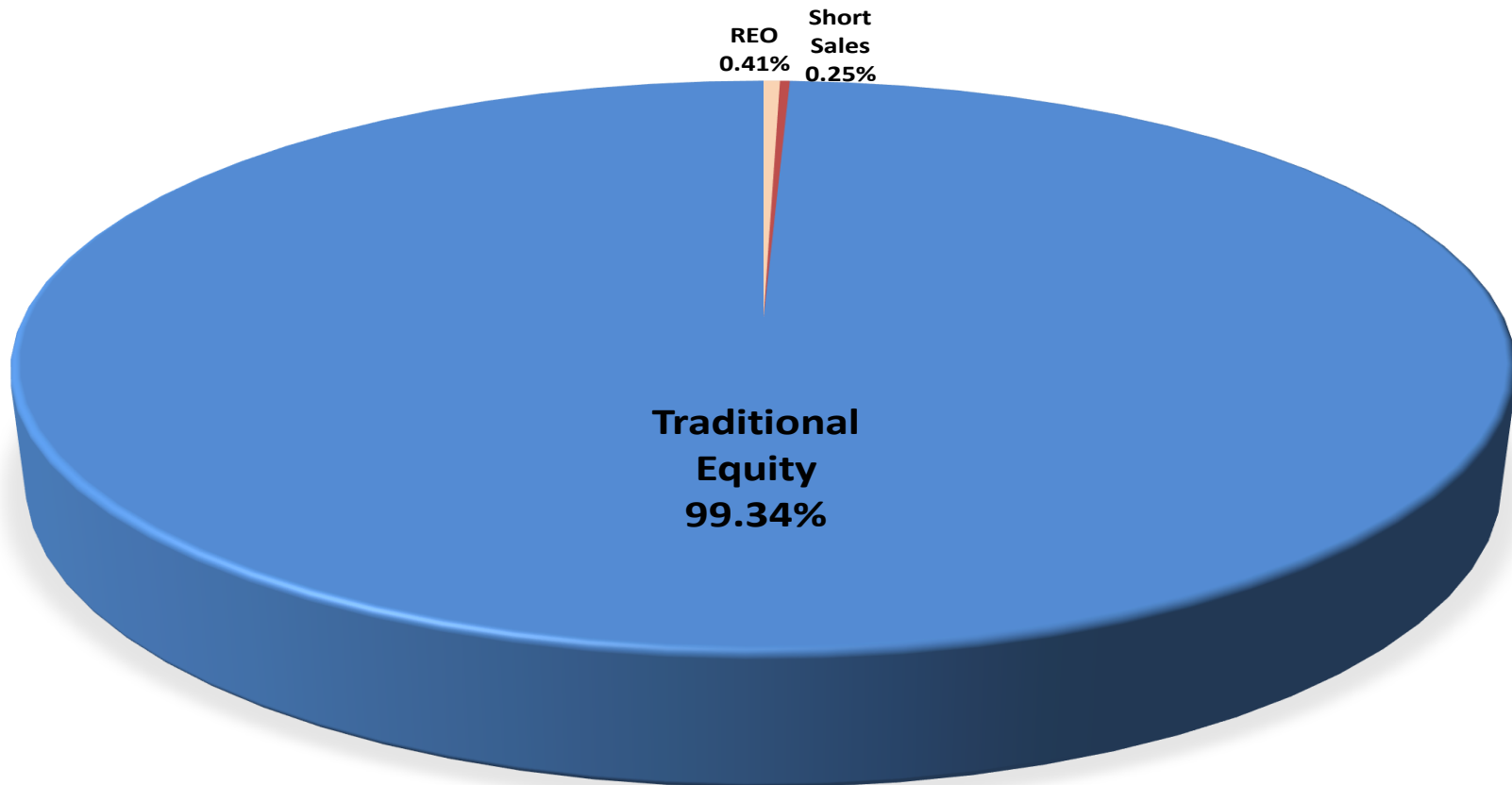
Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only * Based on March 2021 Data



EQUITY TITLE OF NEVADA

Las Vegas Market Update - April 2021

Last Month's Closings by Type

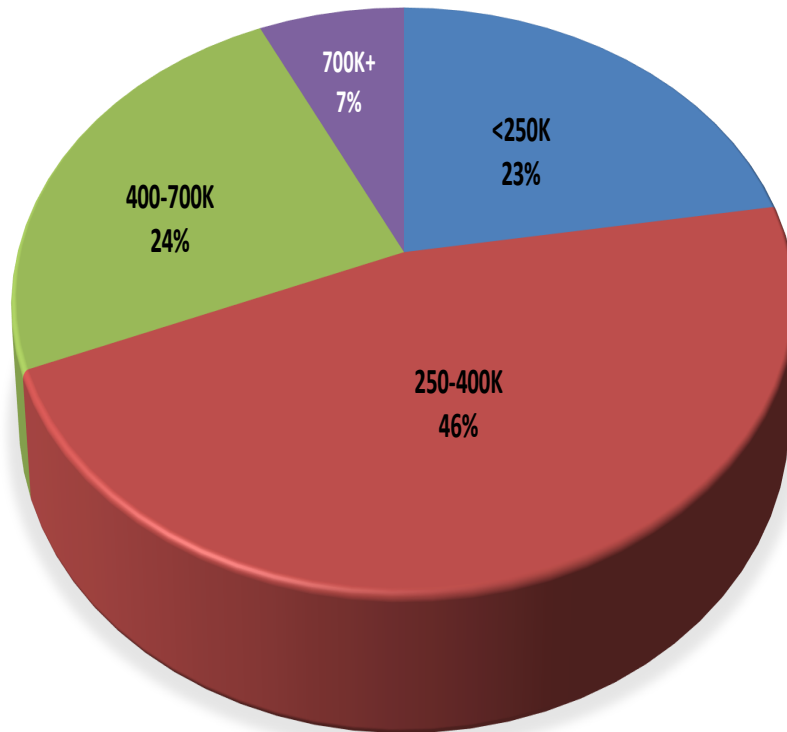




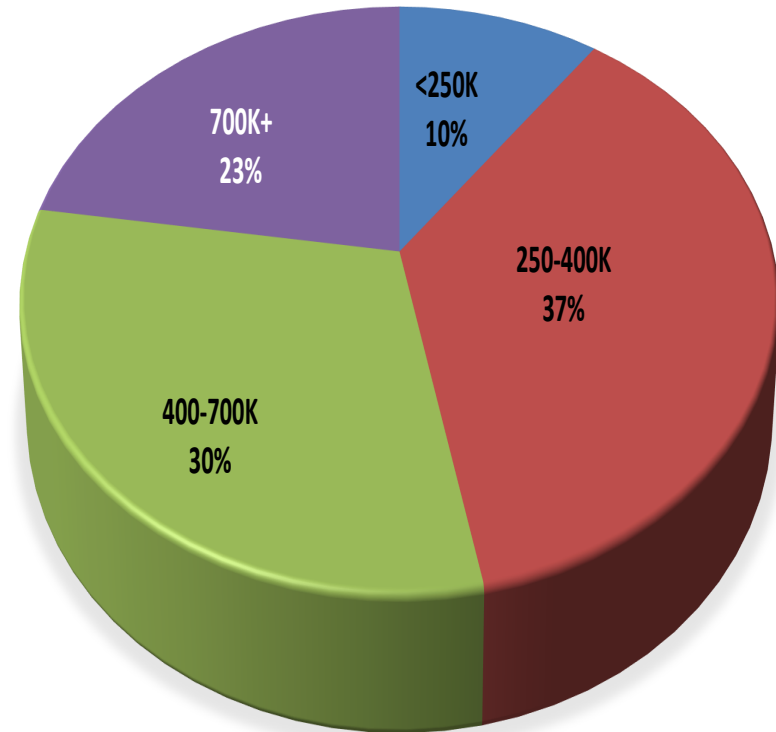
EQUITY TITLE OF NEVADA

Las Vegas Market Update - April 2021

Closed Units by Price Point



Closed Volume by Price Point

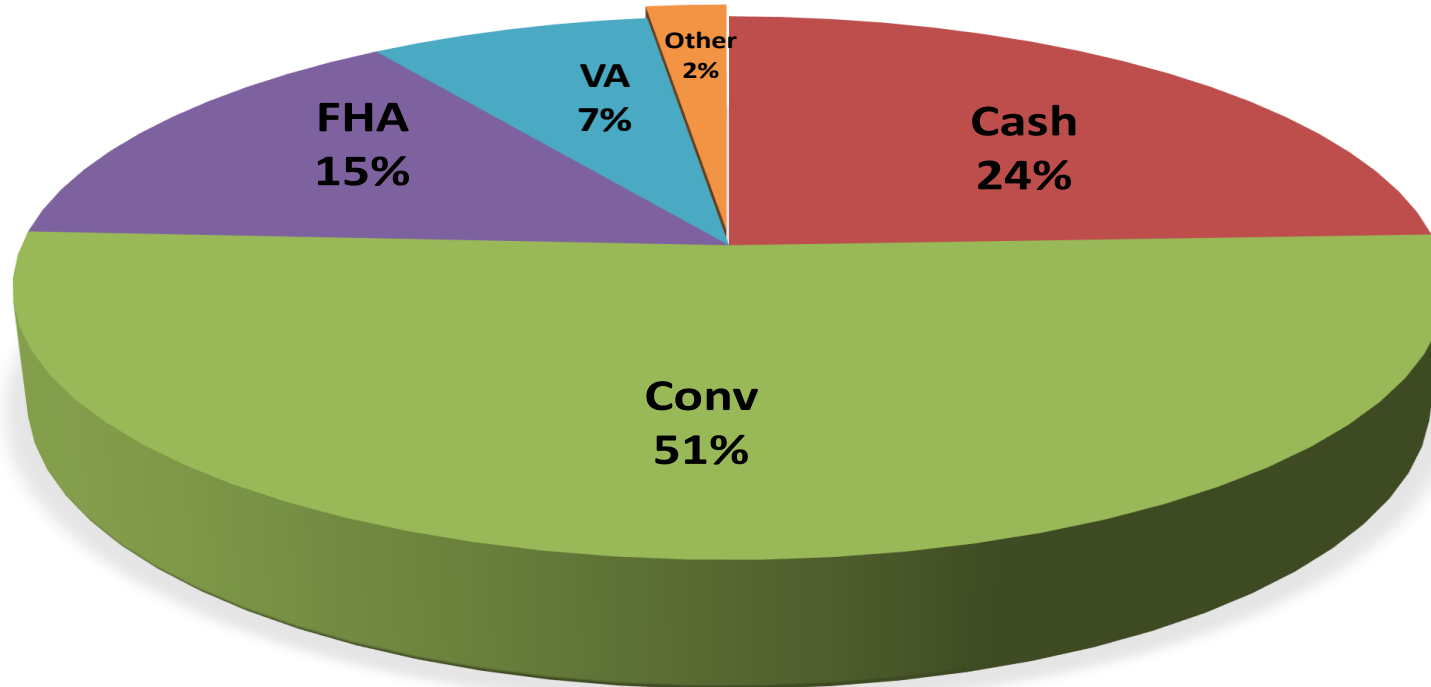




EQUITY TITLE OF NEVADA

Las Vegas Market Update - April 2021

Last Month's Closings by Sold Terms



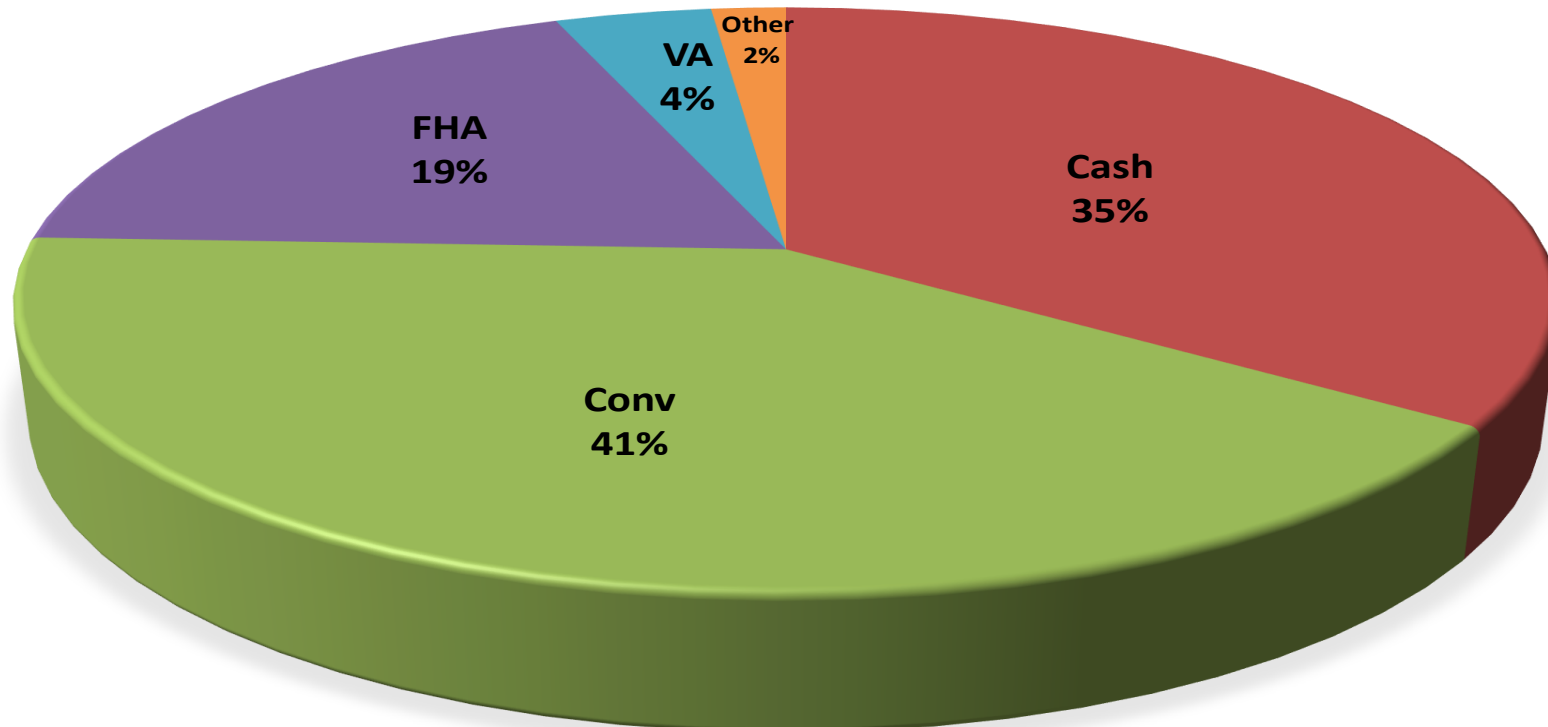
Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only * Based on March 2021 Data



EQUITY TITLE OF NEVADA

Las Vegas Market Update - April 2021

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

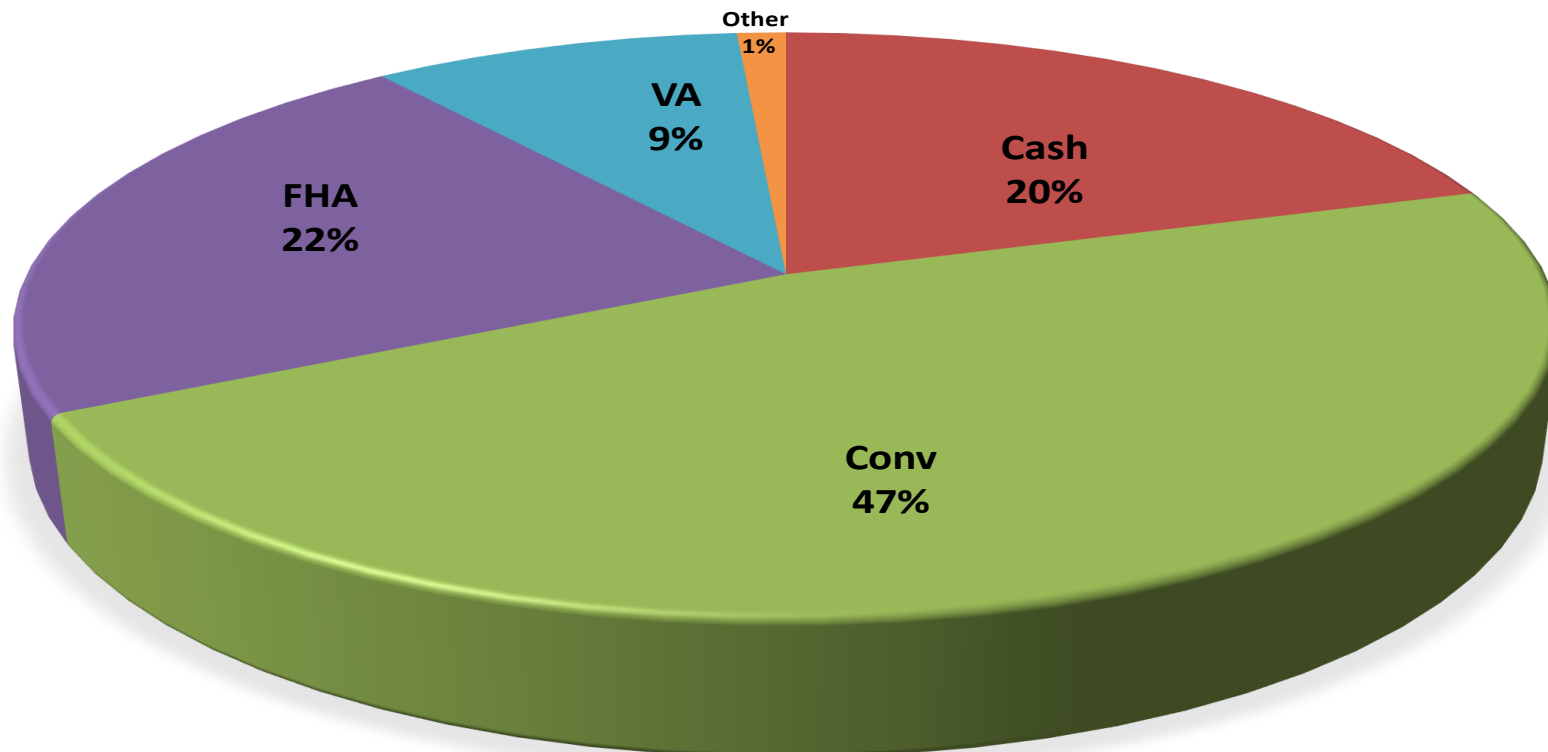




EQUITY TITLE OF NEVADA

Las Vegas Market Update - April 2021

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

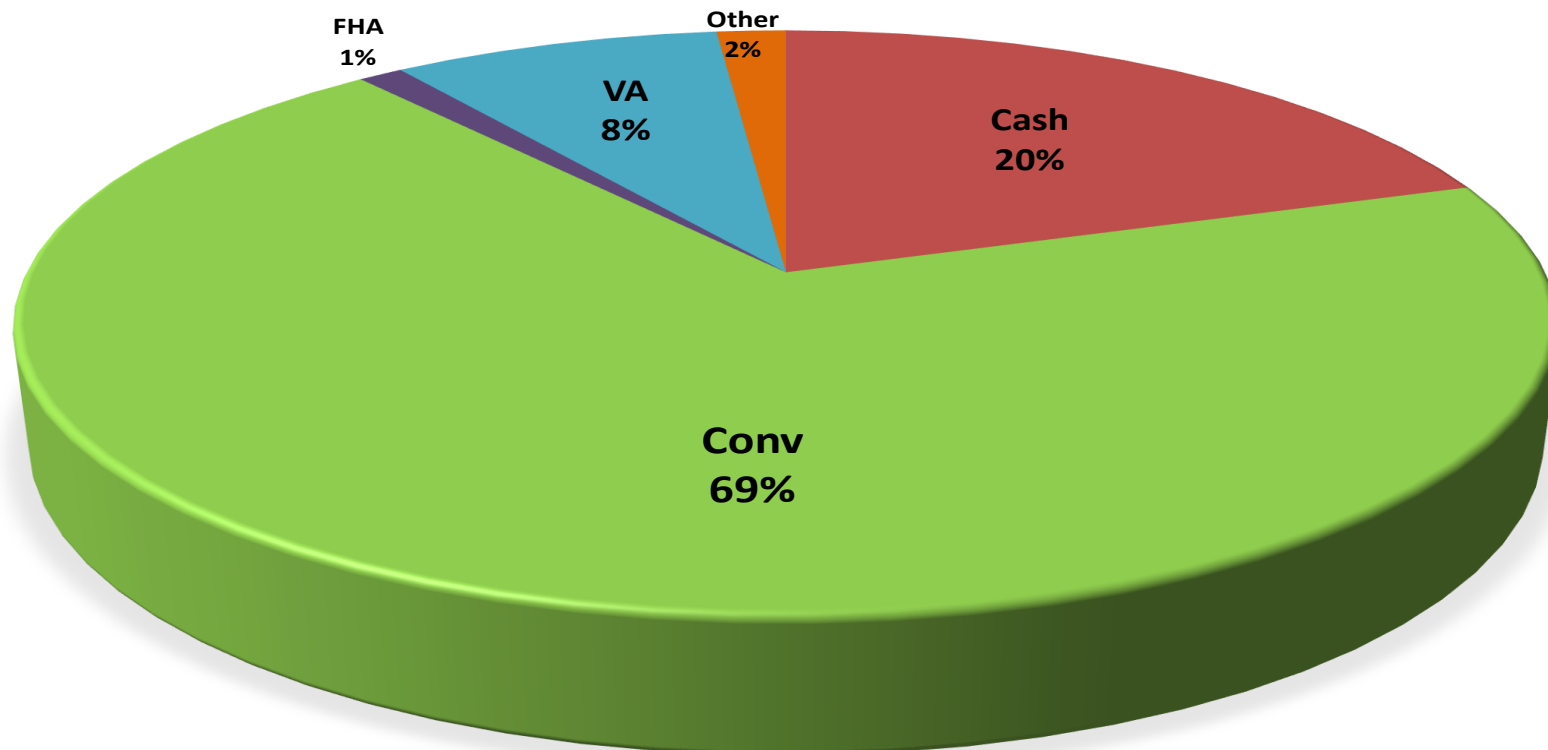




EQUITY TITLE OF NEVADA

Las Vegas Market Update - April 2021

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

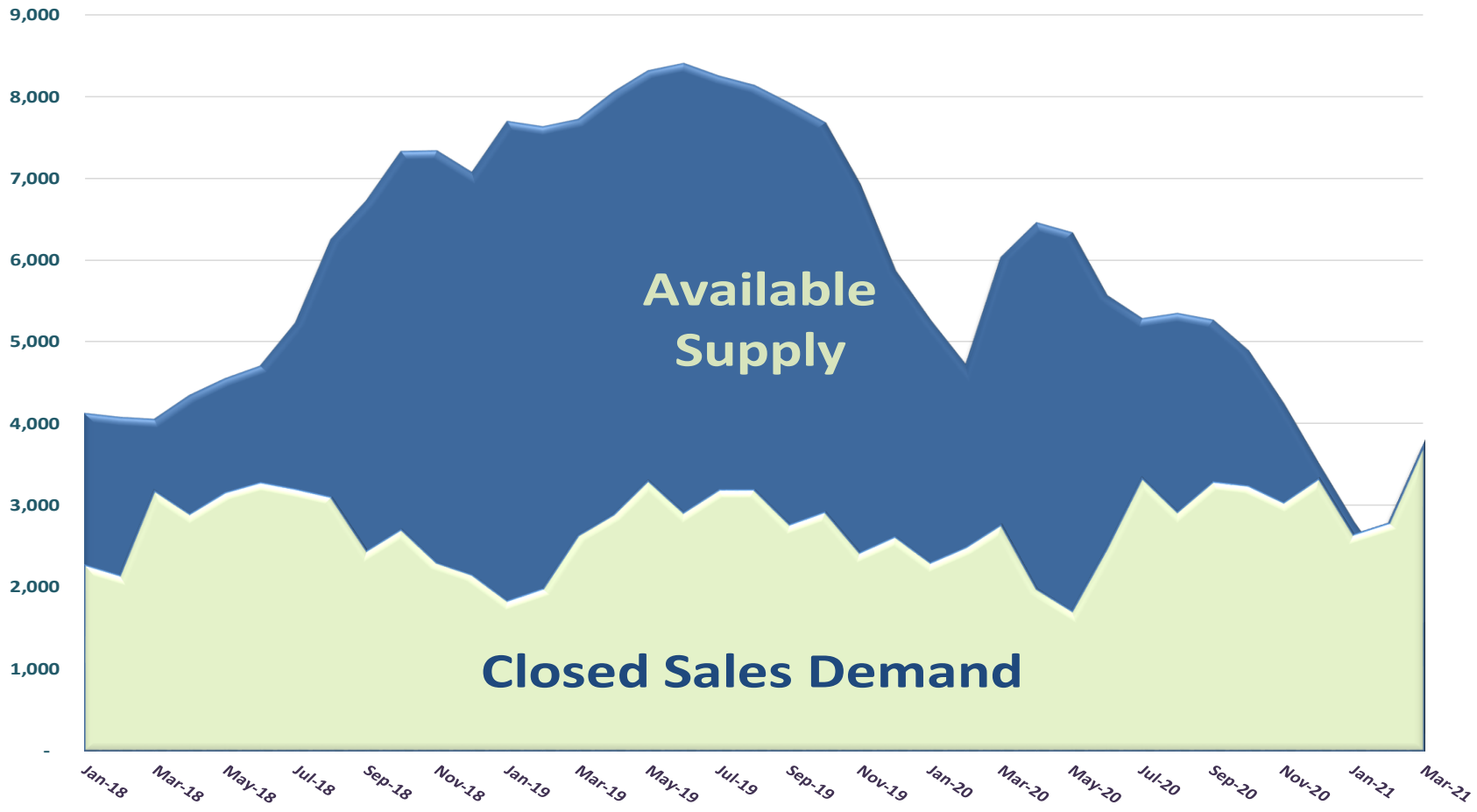




EQUITY TITLE OF NEVADA

Las Vegas Market Update - April 2021

Supply vs Demand - Single Family Residential



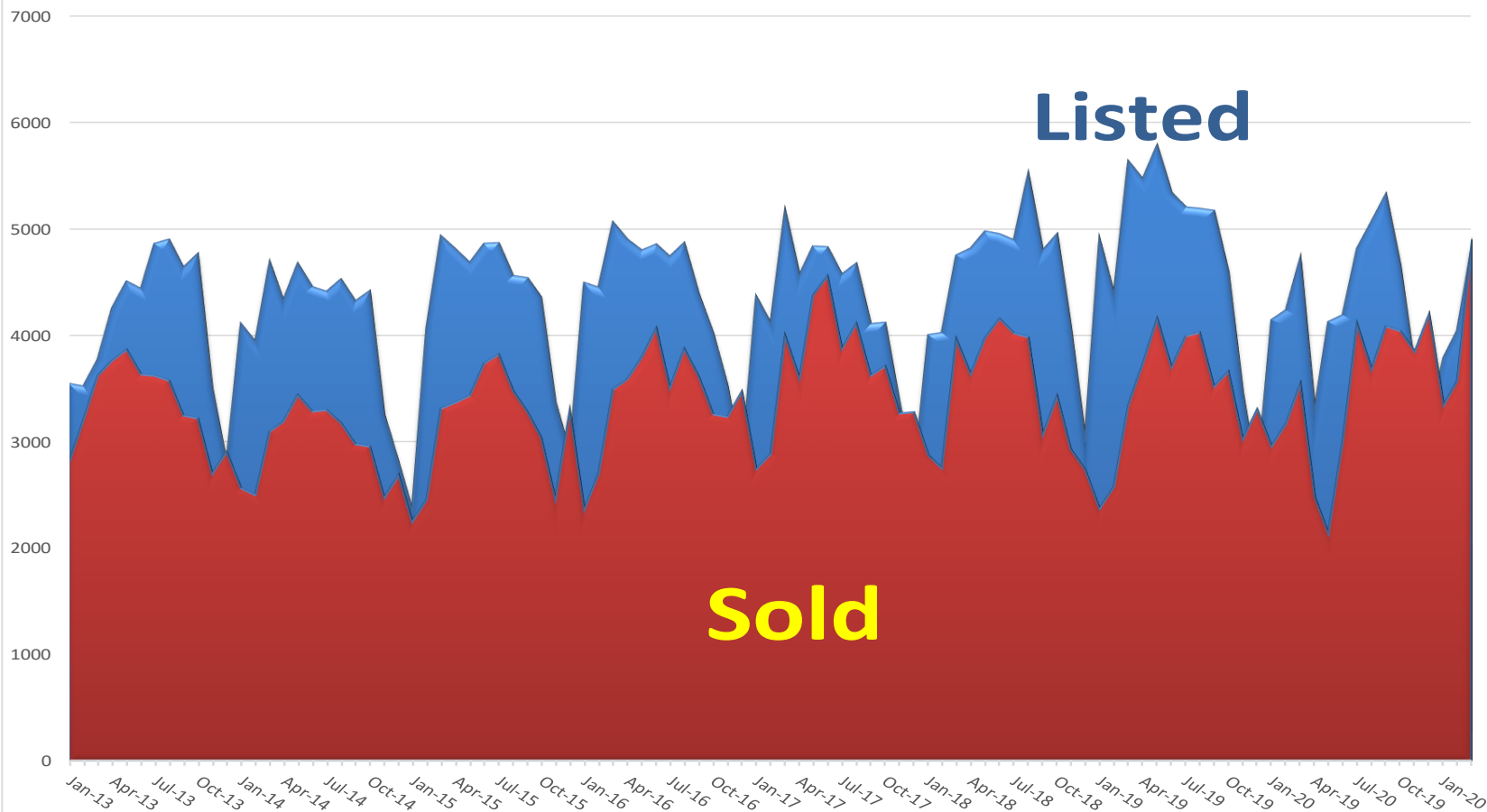
Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only * Based on March 2021 Data



EQUITY TITLE OF NEVADA

Las Vegas Market Update - April 2021

Residential Listings Taken vs Listings Sold



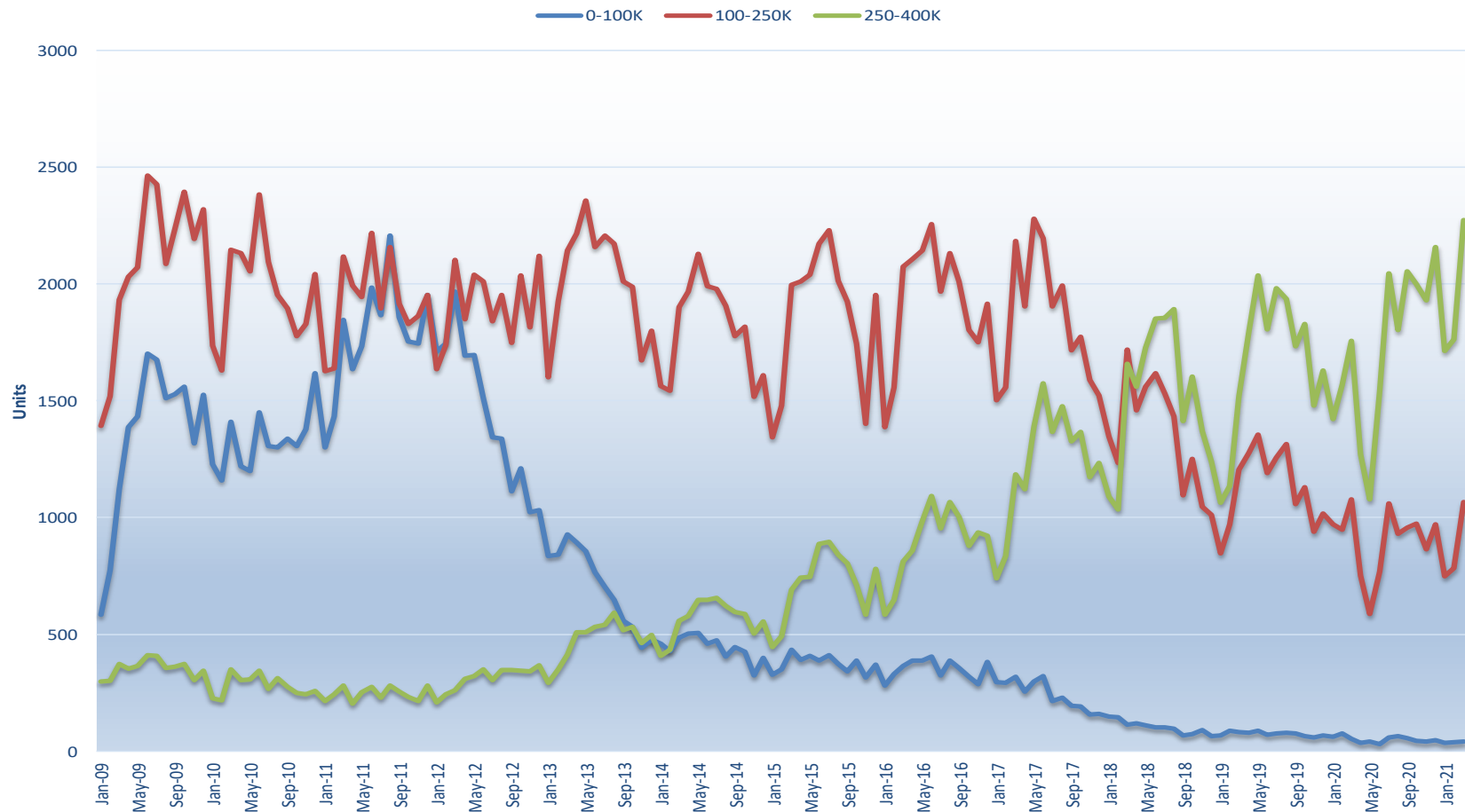
Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only * Based on March 2021 Data



EQUITY TITLE OF NEVADA

Las Vegas Market Update - April 2021

Closed Units By Price Point - RES & VER



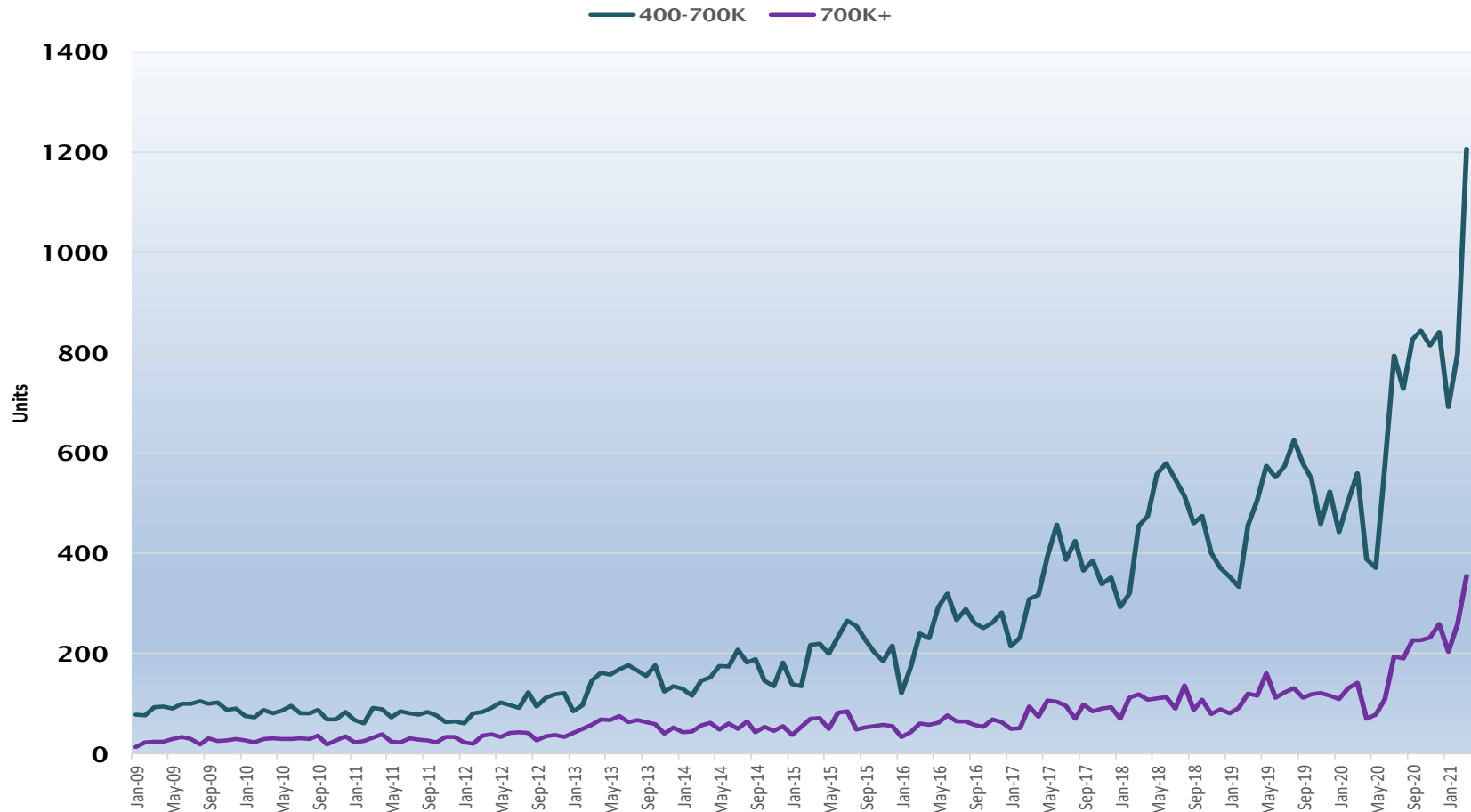
Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only * Based on March 2021 Data



EQUITY TITLE OF NEVADA

Las Vegas Market Update - April 2021

Closed Units By Price Point - RES & VER



Prepared by Forrest Barbee * Information deemed reliable, but not guaranteed * Resale Market Only * Based on March 2021 Data