



# EQUITY TITLE OF NEVADA

## Las Vegas Market Update - June 2021

May 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	3,933	2,582	4,393	3,204	480,000	911,753	385,000	484,231	0.8	124.1%	19
CON/TWH	1,034	648	1,172	920	214,950	270,868	205,500	229,563	0.7	142.0%	30
<b>Total Residential</b>	<b>4,967</b>	<b>3,230</b>	<b>5,565</b>	<b>4,124</b>	<b>399,900</b>	<b>759,597</b>	<b>340,000</b>	<b>417,745</b>	<b>0.8</b>	<b>127.7%</b>	<b>29</b>
Hi-Rise	162	438	182	102	420,444	757,391	395,000	542,633	6.3	23.3%	65
Multiple Dwelling	56	59	79	39	424,900	447,858	427,000	508,279	1.5	66.1%	20
Vacant Land	339	2,049	342	201	89,999	382,149	61,000	167,933	10.2	9.8%	229
	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+	251	484	247	687	1,982,500	3,097,682	1,510,000	1,946,378	4	47.3%	65

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 May 2021 Data



# EQUITY TITLE OF NEVADA

## Las Vegas Market Update - June 2021

### April 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	3,937	2,269	4,487	3,522	475,000	927,820	375,000	474,836	0.6	155.2%	29
CON/TWH	1,023	623	1,218	1,022	207,000	273,365	202,450	220,998	0.6	164.0%	31
<b>Total Residential</b>	<b>4,960</b>	<b>2,892</b>	<b>5,705</b>	<b>4,544</b>	<b>399,900</b>	<b>759,597</b>	<b>340,000</b>	<b>417,745</b>	<b>0.6</b>	<b>157.1%</b>	<b>29</b>
Hi-Rise	152	482	148	129	420,000	778,432	380,000	618,171	5.7	26.8%	87
Multiple Dwelling	51	51	77	49	459,000	477,719	390,000	379,604	1.0	96.1%	42
Vacant Land	333	2,048	351	258	90,000	401,204	47,000	239,369	7.9	12.6%	263
	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+	253	449	257	524	1,950,000	3,177,450	1,525,000	1,919,395	3	38.9%	71

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

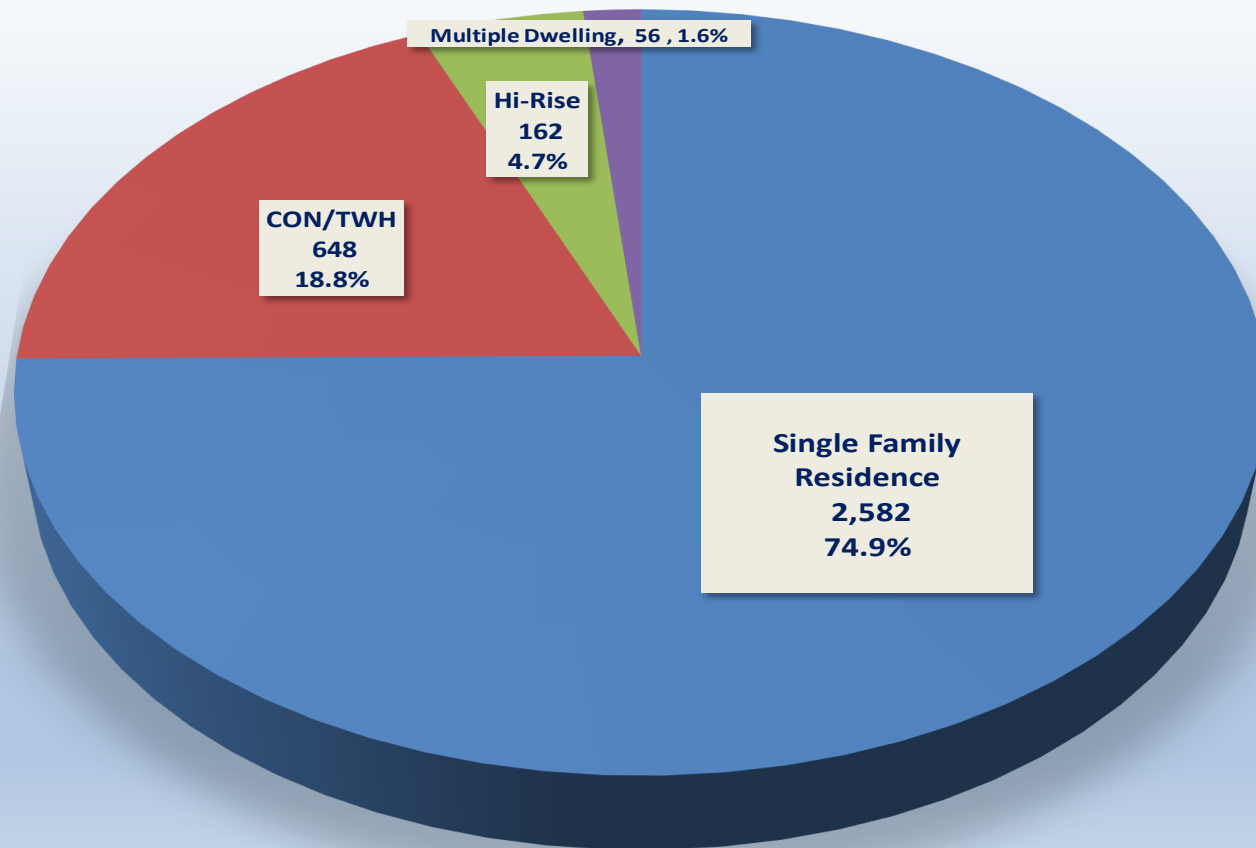
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# EQUITY TITLE OF NEVADA

Las Vegas Market Update - June 2021

## Las Vegas REALTORS Available Units



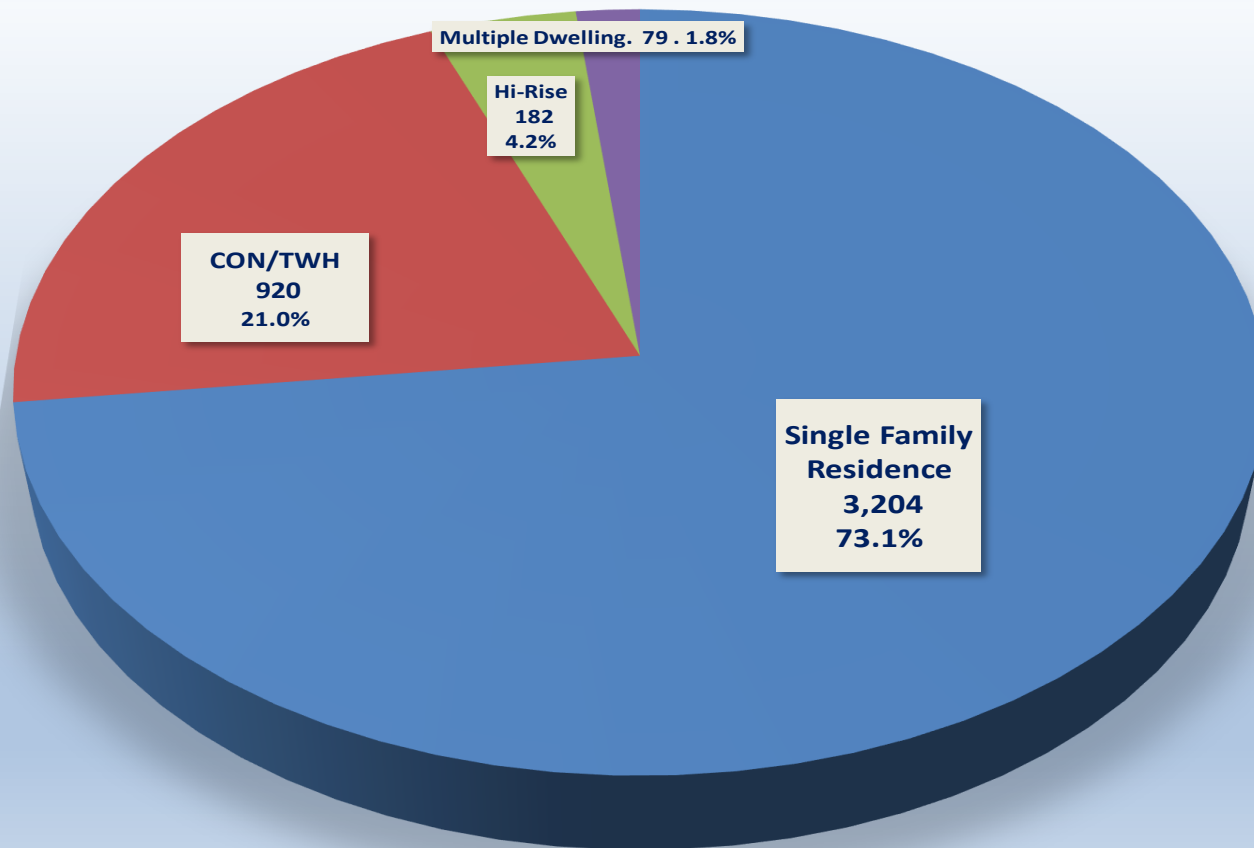
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# EQUITY TITLE OF NEVADA

Las Vegas Market Update - June 2021

## Las Vegas REALTORS Units Sold \* Last Month



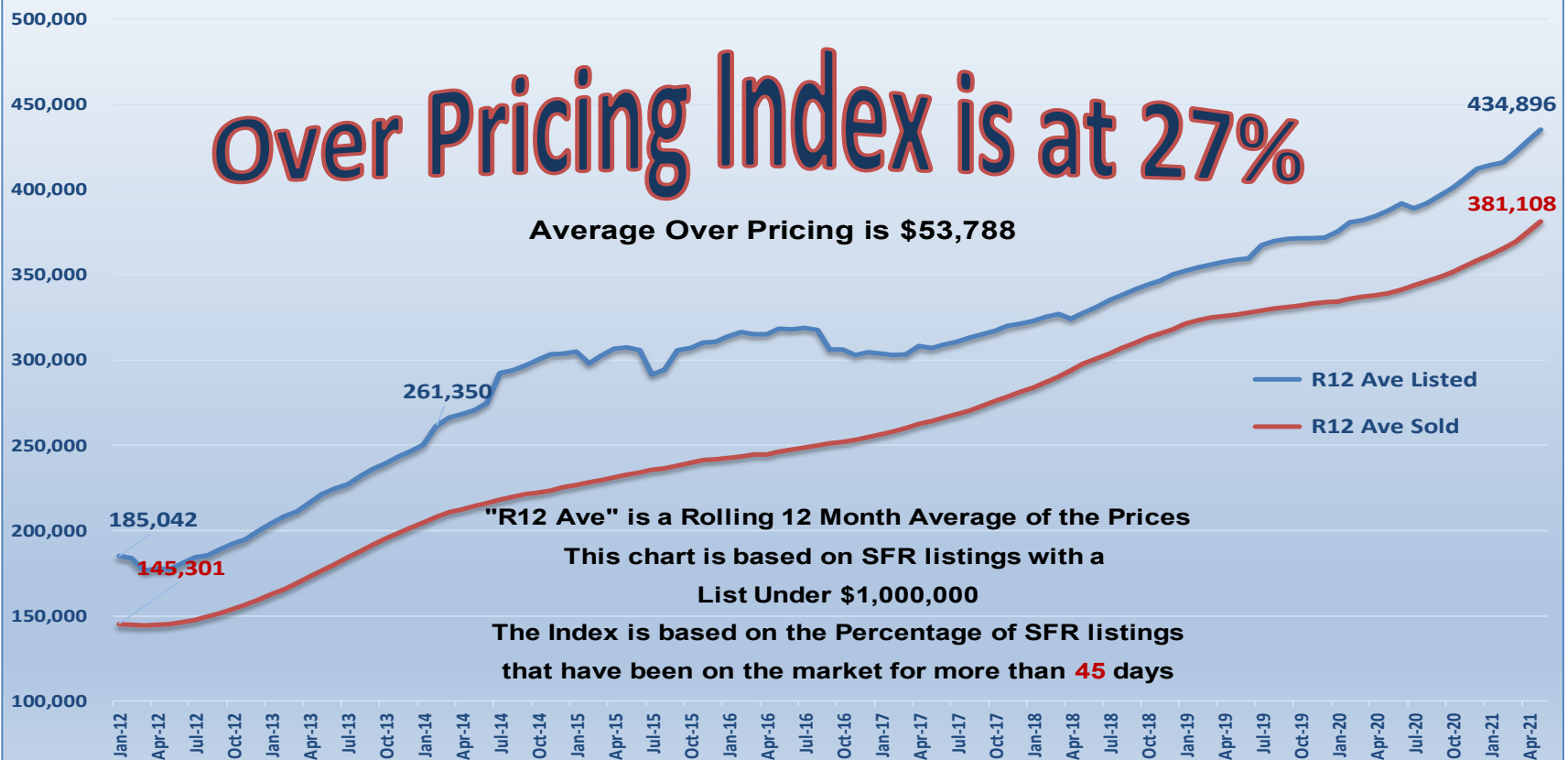
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# EQUITY TITLE OF NEVADA

## Las Vegas Market Update - June 2021

### Greater Las Vegas SFR Average List vs Closed Sale Prices

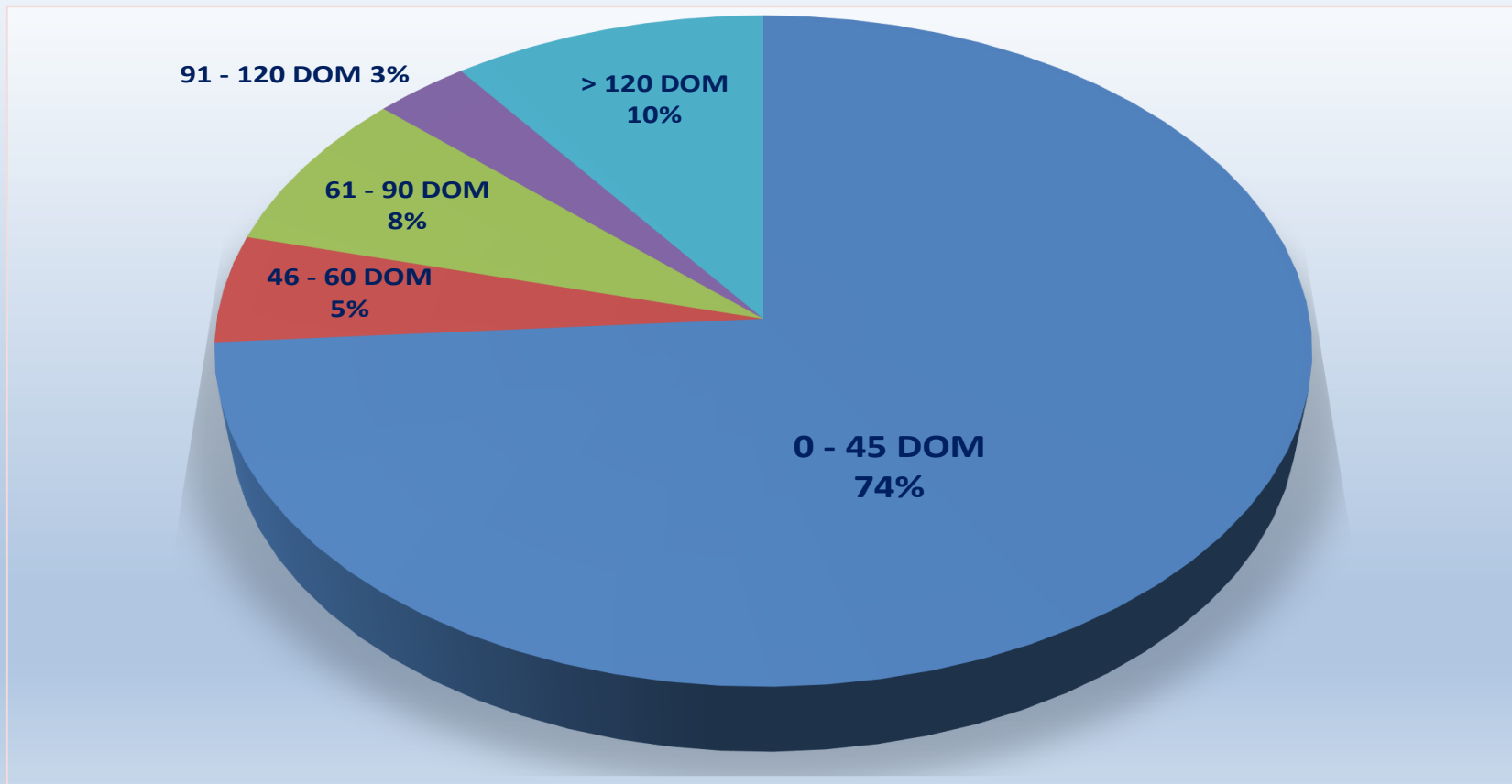




# EQUITY TITLE OF NEVADA

Las Vegas Market Update - June 2021

**Available SFR Inventory  
Days on Market With No Current Offer**



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# EQUITY TITLE OF NEVADA

## Las Vegas Market Update - June 2021

### SFR Closed Sales in Selected Communities - Last Six Months

	Dec	2021 Jan	Feb	Mar	Apr	May	Sparklines	Months of Inventory	Ave SP Last 6 Months	Ave Days to Sell
Aliante	27	22	19	23	28	34		0	409,290	9
Anthem	7	8	6	14	15	12		1	578,258	12
Cadence	22	7	15	16	17	21		1	440,570	45
Centennial Hills	34	28	34	45	38	32		1	447,508	12
Desert/South Shores	24	23	15	22	28	30		1	462,261	23
Green Valley	56	46	34	65	46	52		1	475,044	11
Green Valley Ranch	22	16	15	22	13	19		1	541,836	5
Inspirada	44	33	43	27	29	32		1	499,343	22
Iron Mountain Ranch	12	6	8	12	15	14		1	444,183	14
Lake Las Vegas	20	11	14	20	17	13		3	1,055,499	51
Lone Mountain	14	10	4	7	13	11		2	508,666	30
MacDonald Highlands	8	6	5	12	10	2		13	3,111,157	34
Mountains Edge	86	51	61	84	81	70		1	396,057	8
Peccole Ranch	10	10	9	14	19	13		2	433,019	11
Providence	49	48	40	50	50	56		0	392,342	8
Red Rock Cntry Club	11	6	12	19	12	12		1	1,462,847	34
Rhodes Ranch	31	22	21	31	32	26		1	447,410	12
Seven Hills	32	17	20	20	18	22		1	1,021,594	14
Siena (SFR & TWH)	10	9	14	17	15	12		1	550,983	18
Silverado Ranch	45	34	46	58	47	41		1	395,217	8
Silverstone Ranch	11	2	7	4	12	5		1	446,721	26
Skye Canyon	16	14	15	17	14	18		1	475,829	12
Southern Highlands	63	48	43	59	61	56		1	771,728	34
Spring Valley	27	26	21	24	29	32		1	370,286	17
Summerlin	82	50	73	83	101	66		1	775,044	23
Sun City Anthem	31	40	32	52	33	35		1	516,733	10
Sun City Summerlin	60	24	36	51	51	38		0	439,028	8
The Lakes	19	21	23	19	25	15		3	480,211	17
The Ridges	12	5	10	8	9	8		3	3,327,923	59
Tuscany	7	16	12	18	16	11		1	495,597	12
Other Groups										
MLS Areas 101 - 606	3,207	2,554	2,670	3,616	3,402	3,061		1	460,926	18
Boulder City	23	24	24	23	23	19		3	517,545	23
Pahrump/Nye	59	38	50	61	77	80		1	316,903	40
High Rise Sales	76	63	90	110	130	102		5	553,719	65
Luxury Sales (\$1M+)	131	87	108	170	166	154		4	2,043,159	43

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# EQUITY TITLE OF NEVADA

## Las Vegas Market Update - June 2021

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

	December	2021 January	February	March	April	May	Price Movement
Aliante	388,609	402,627	398,474	443,691	391,711	427,276	
Anthem	482,500	554,988	564,070	507,242	765,687	505,292	
Cadence	405,060	405,843	387,612	472,802	477,768	472,505	
Centennial Hills	413,450	454,091	424,829	457,386	478,084	451,833	
Desert/South Shores	421,250	477,104	472,133	415,089	501,429	476,792	
Green Valley	439,338	455,647	474,228	480,715	496,924	504,745	
Green Valley Ranch	573,577	595,869	493,433	521,248	565,827	505,216	
Inspirada	485,324	468,216	459,794	504,181	576,067	530,251	
Iron Mountain Ranch	371,741	516,500	403,925	487,166	438,240	467,814	
Lake Las Vegas	868,275	1,144,545	1,047,007	949,058	1,410,051	977,448	
Lone Mountain	446,957	558,790	391,375	509,224	563,531	519,091	
MacDonald Highlands	4,679,717	2,469,167	2,878,980	2,583,021	3,163,587	2,250,000	
Mountains Edge	367,421	356,678	398,602	386,065	435,537	424,018	
Peccole Ranch	397,910	360,290	467,711	403,853	496,063	431,223	
Providence	353,827	364,538	369,020	407,466	414,520	433,229	
Red Rock Country Club	1,341,227	1,641,583	1,118,463	1,595,235	1,357,996	1,724,583	
Rhodes Ranch	392,742	445,713	437,890	456,255	469,790	483,627	
Seven Hills	1,016,803	915,382	667,175	1,060,275	1,097,611	1,335,477	
Siena (SFR & TWH)	531,400	503,889	514,529	616,200	534,733	573,075	
Silverado Ranch	340,630	353,170	402,224	389,653	407,210	476,256	
Silverstone Ranch	427,073	425,073	422,929	482,000	437,233	526,460	
Skye Canyon	467,839	426,026	468,081	474,204	505,841	506,313	
Southern Highlands	841,754	698,392	589,122	798,125	646,215	1,004,933	
Spring Valley	341,770	331,565	347,728	378,224	420,217	389,408	
Summerlin	898,095	706,501	824,126	628,207	807,787	754,354	
Sun City Anthem	447,687	489,257	493,688	526,932	528,960	603,677	
Sun City Summerlin	406,594	405,929	435,689	432,025	471,029	480,758	
The Lakes	429,711	482,190	361,252	623,084	541,856	440,093	
The Ridges	3,764,750	2,211,600	2,351,300	3,208,125	4,287,111	3,631,875	
Tuscany	466,286	462,025	459,033	537,161	525,719	491,145	
Other Groups							
MLS Areas 101 - 606	449,440	427,783	447,772	460,169	480,858	490,828	
Boulder City	586,375	558,038	466,149	526,421	500,039	458,442	
Pahrump/Nye	305,780	309,771	317,104	305,843	326,074	327,973	
High Rise Sales	572,516	446,465	568,382	493,526	644,185	542,633	
Luxury Sales (\$1M+)	2,336,767	2,206,879	1,997,335	1,823,872	2,059,323	1,957,693	

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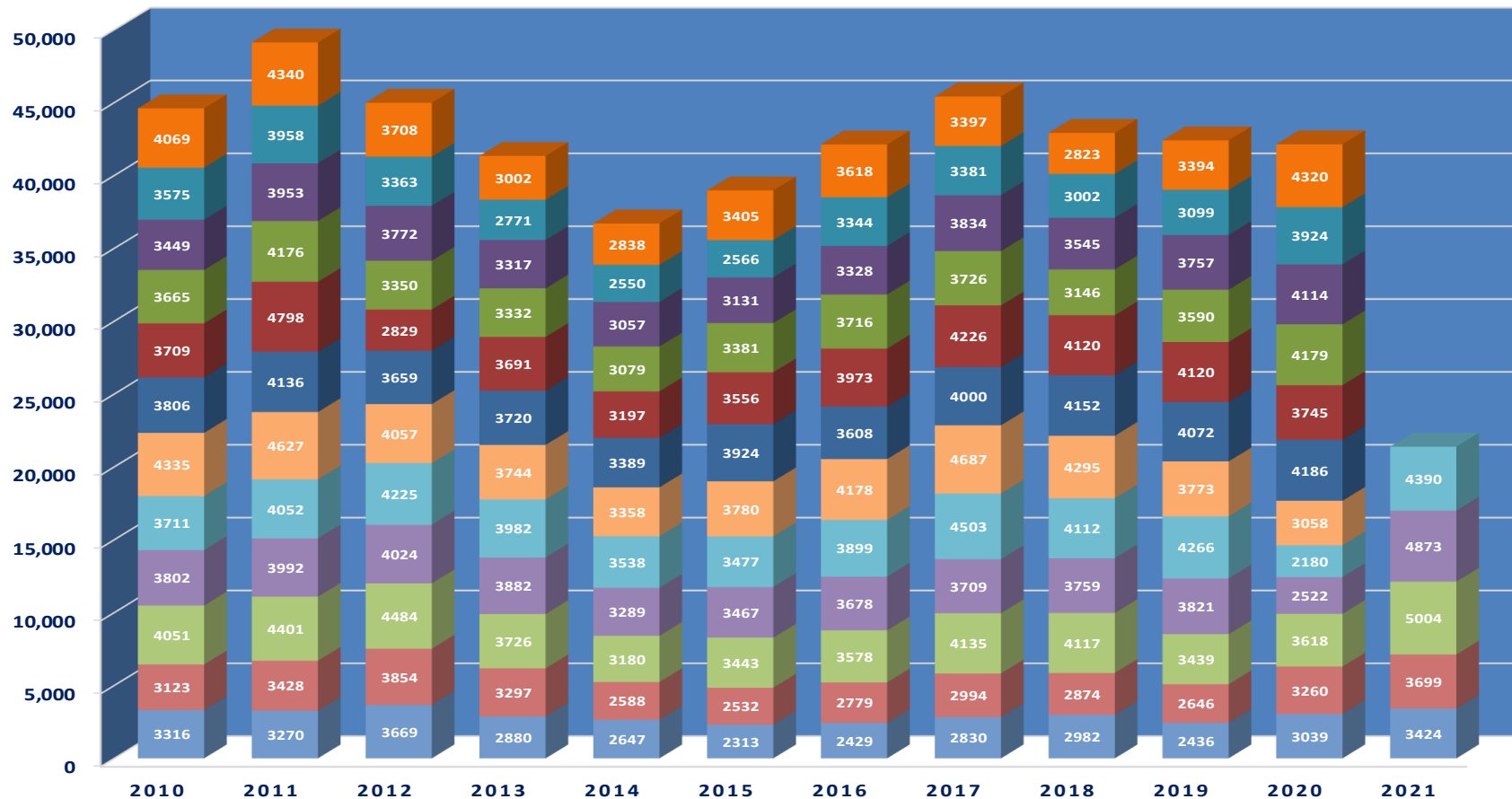


# EQUITY TITLE OF NEVADA

## Las Vegas Market Update - June 2021

### ALL RESALE CLOSINGS - RES, VER, MULTI

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



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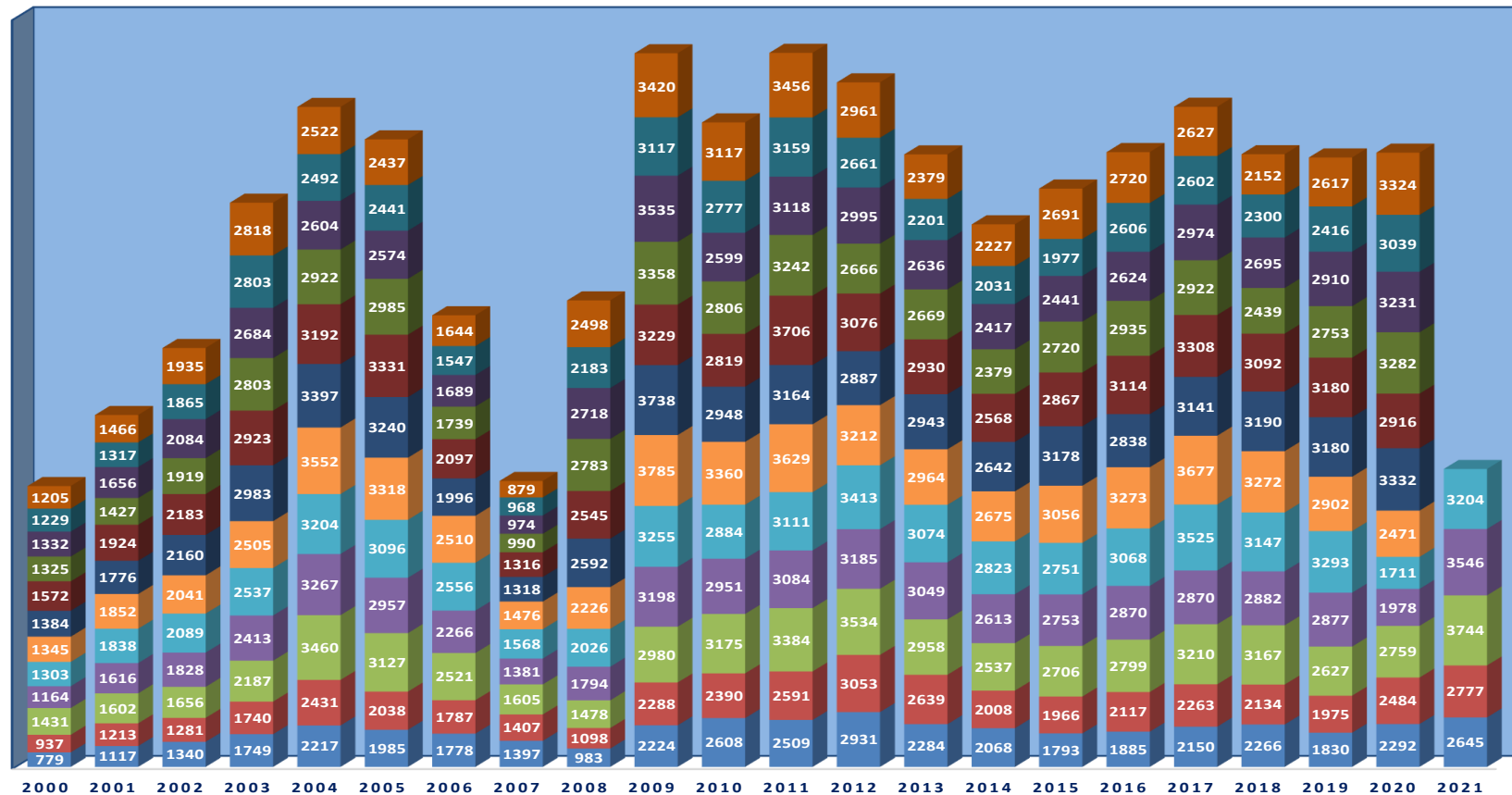


# EQUITY TITLE OF NEVADA

## Las Vegas Market Update - June 2021

### 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 2021

### SINGLE FAMILY RESIDENTIAL CLOSINGS

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



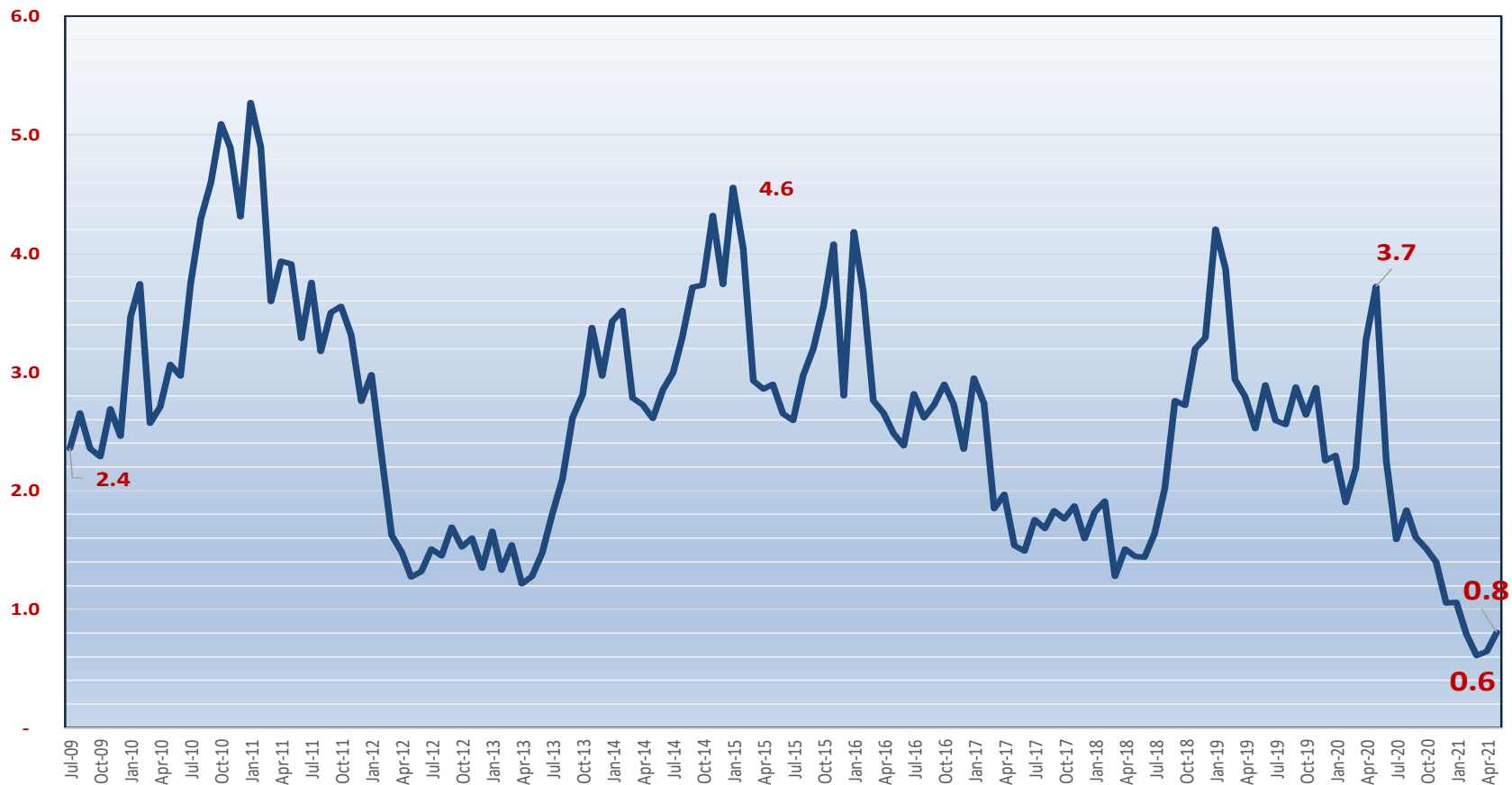
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Las Vegas Market Update - June 2021

## Single Family Residential Homes Months of Inventory



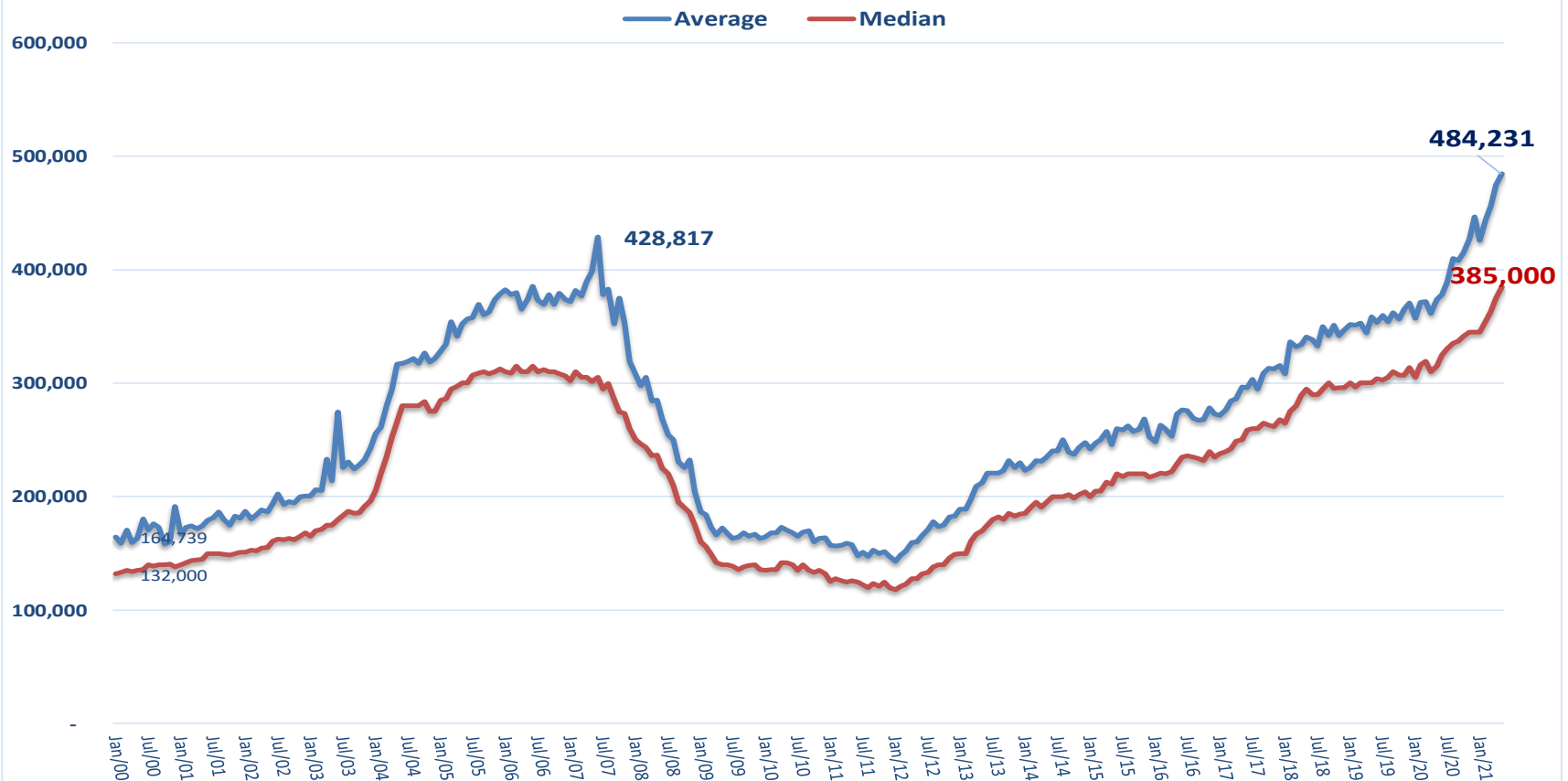
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Las Vegas Market Update - June 2021

## SFR Market Prices



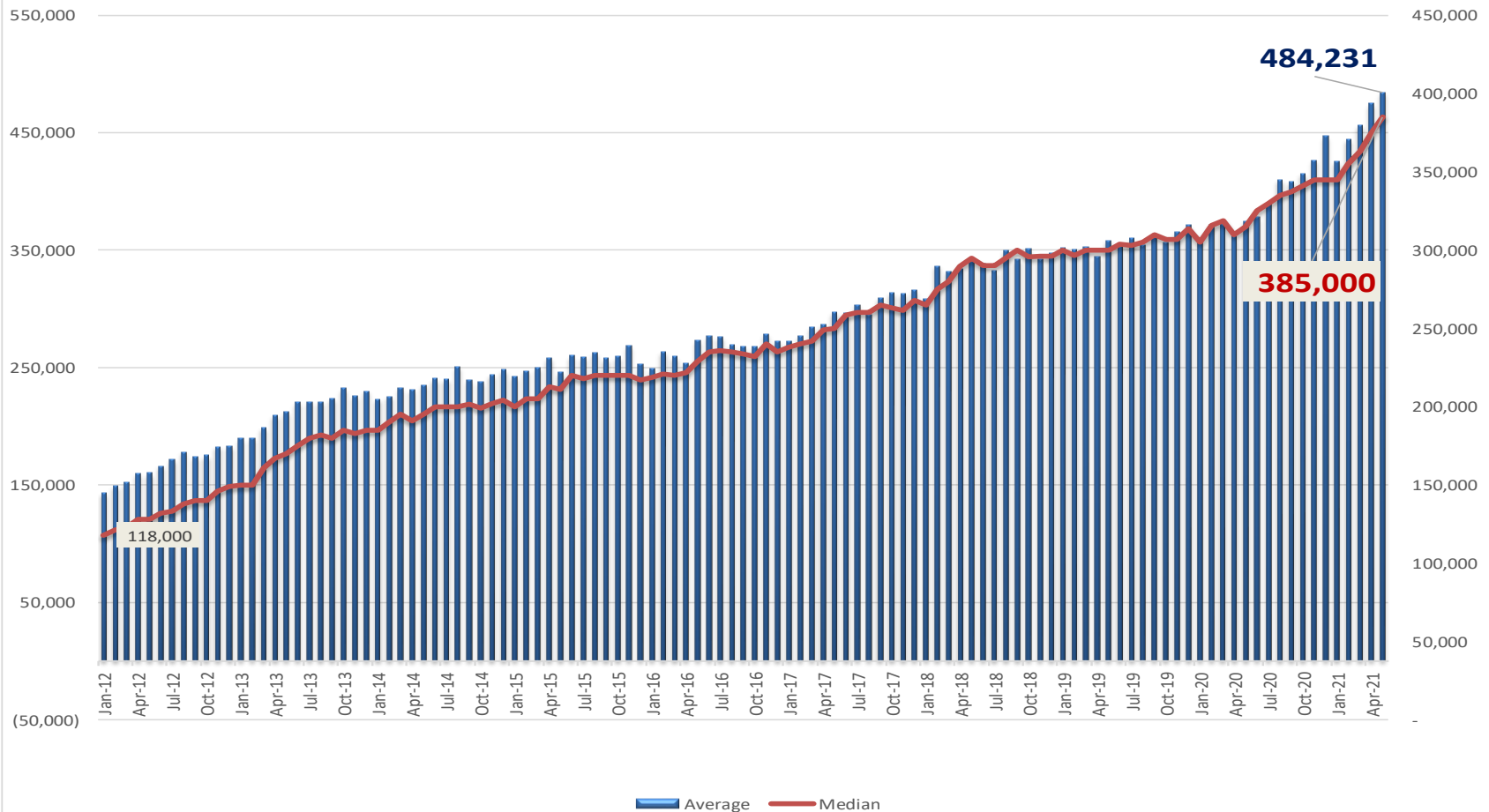
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# EQUITY TITLE OF NEVADA

## Las Vegas Market Update - June 2021

Single Family Residential Price Trend



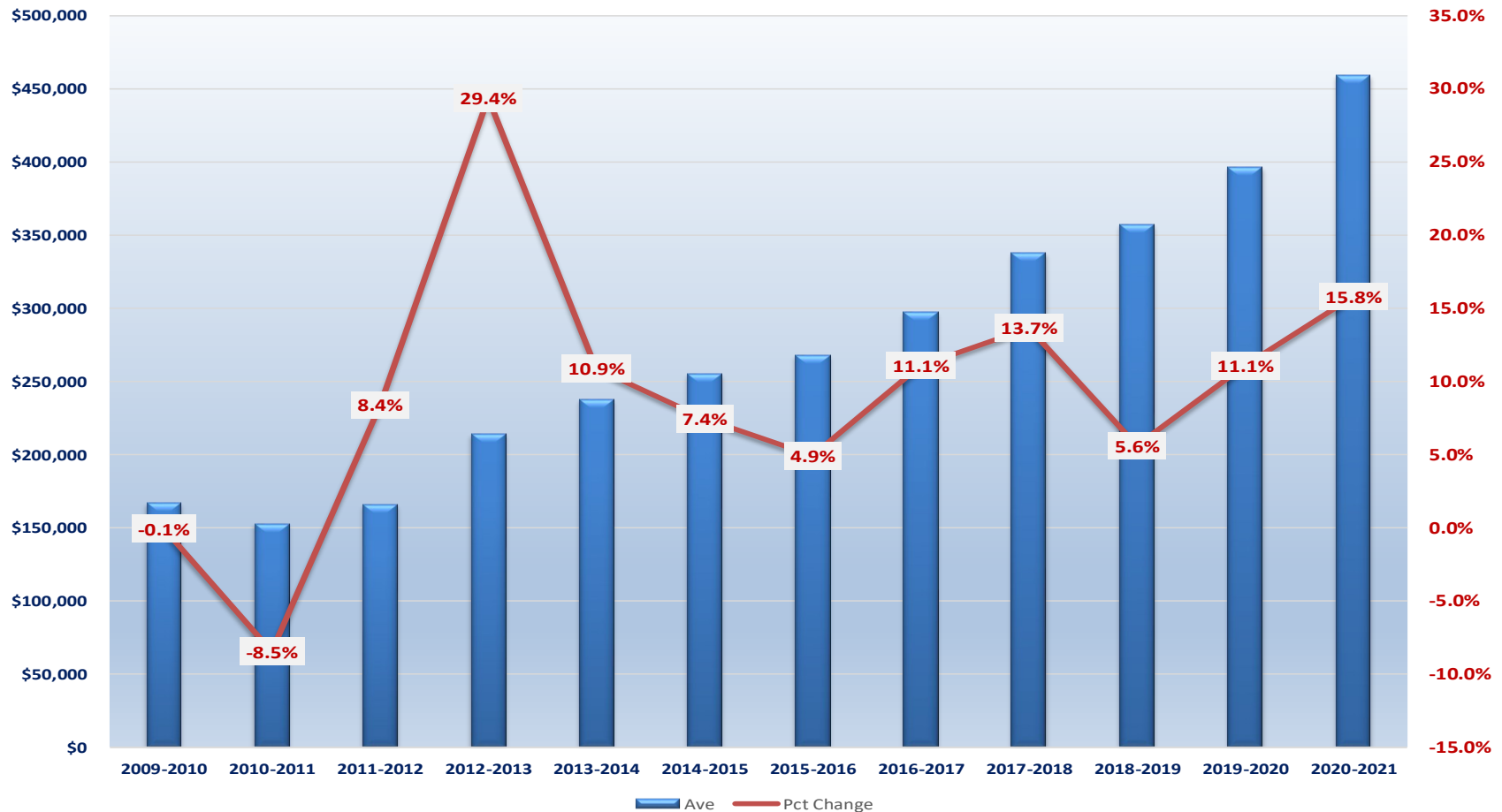
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## Las Vegas Market Update - June 2021

SFR Average Price and Year Over Year Percent Change



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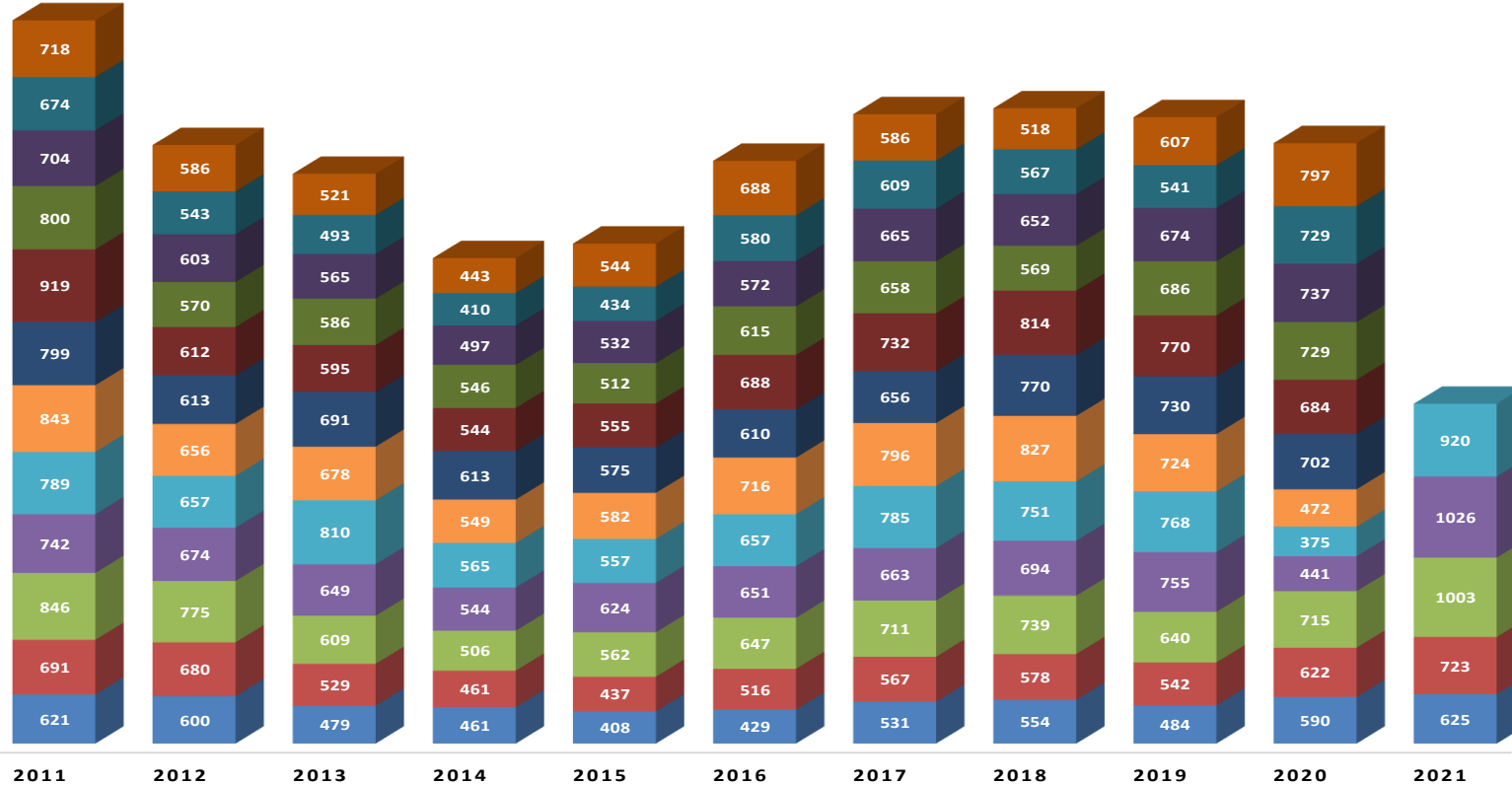


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## Las Vegas Market Update - June 2021

### CONDO / TOWNHOME CLOSINGS

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



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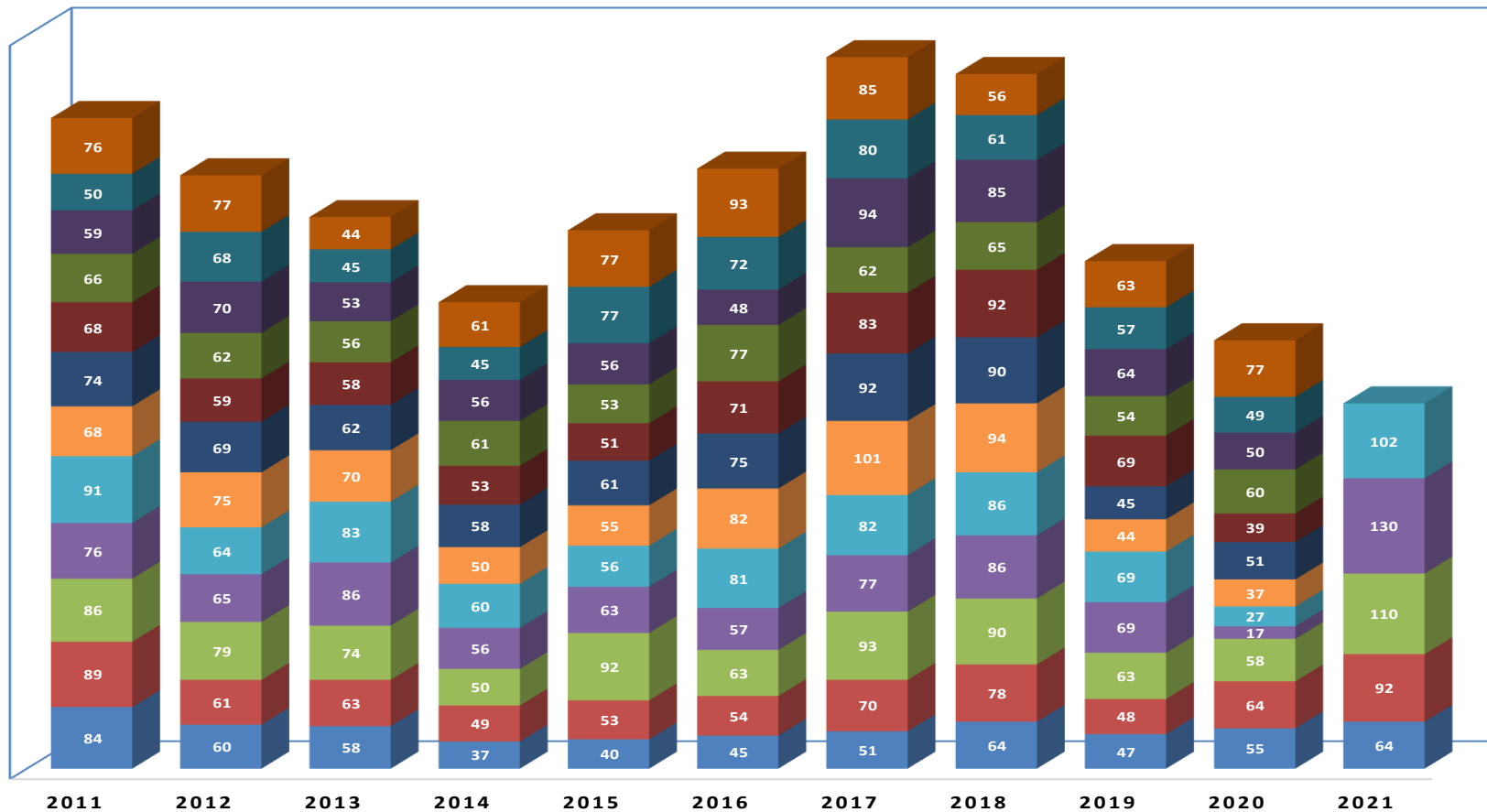


# EQUITY TITLE OF NEVADA

## Las Vegas Market Update - June 2021

### Vertical / Hi-Rise Closings

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



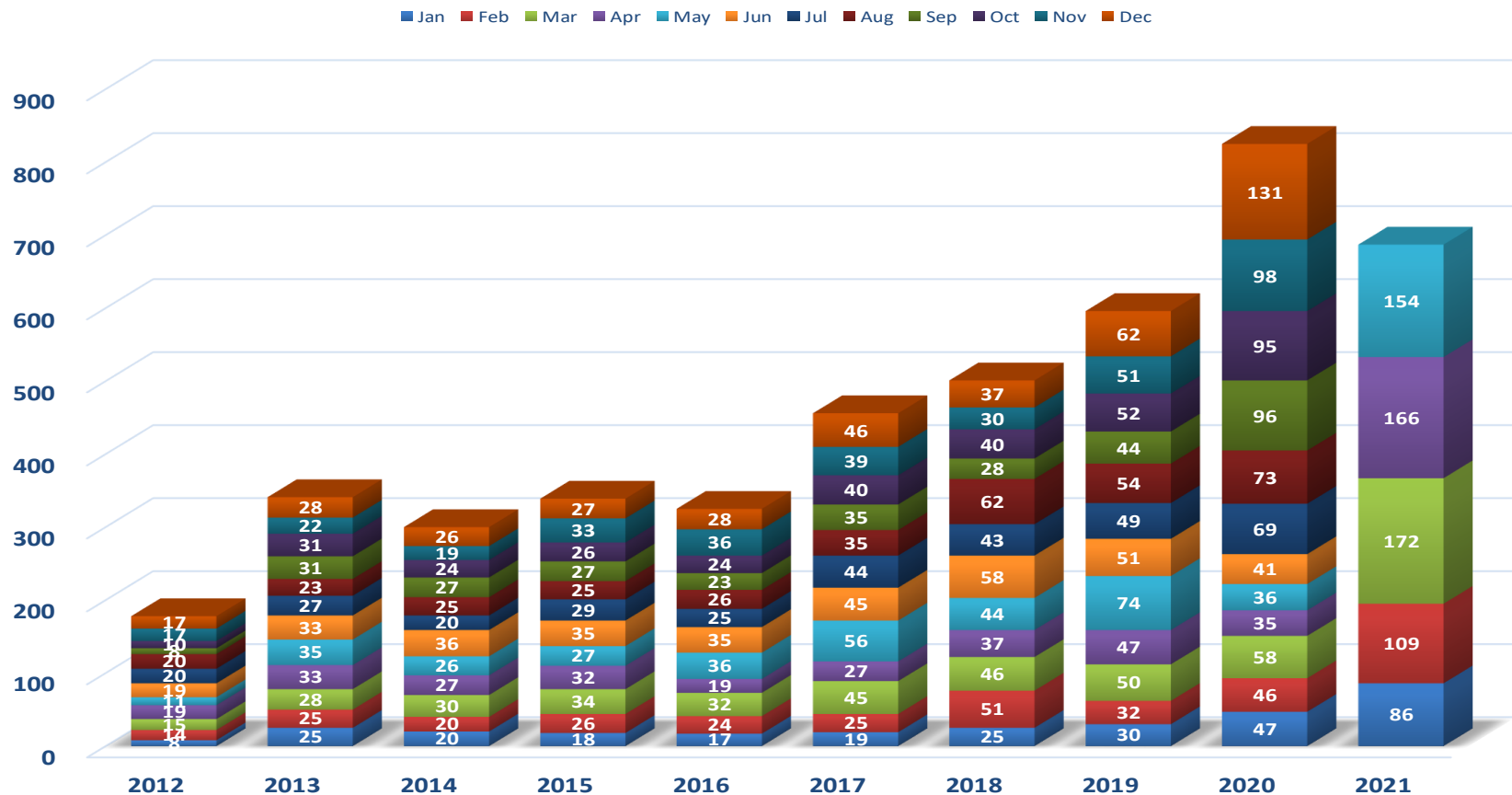
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## Las Vegas Market Update - June 2021

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



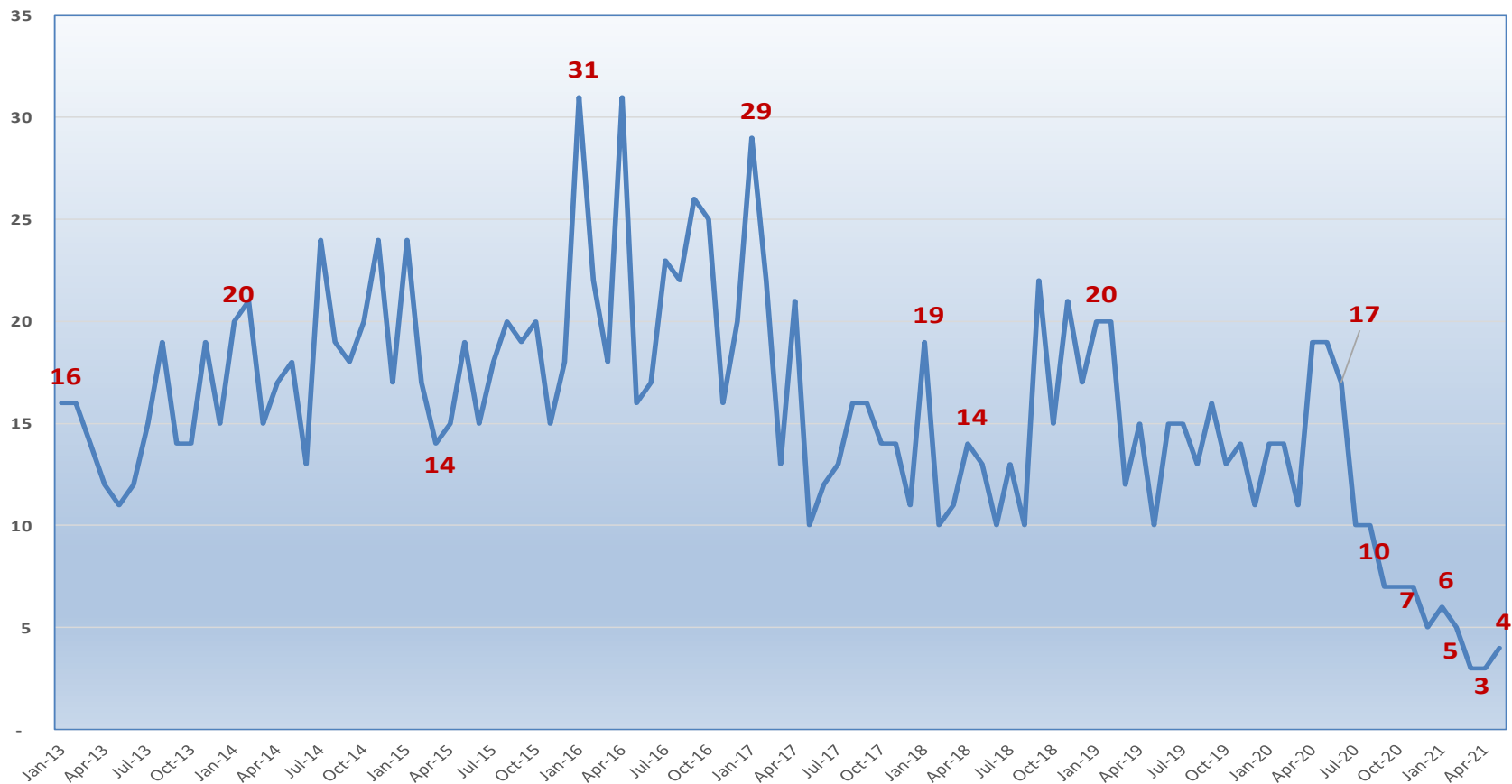
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# EQUITY TITLE OF NEVADA

## Las Vegas Market Update - June 2021

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



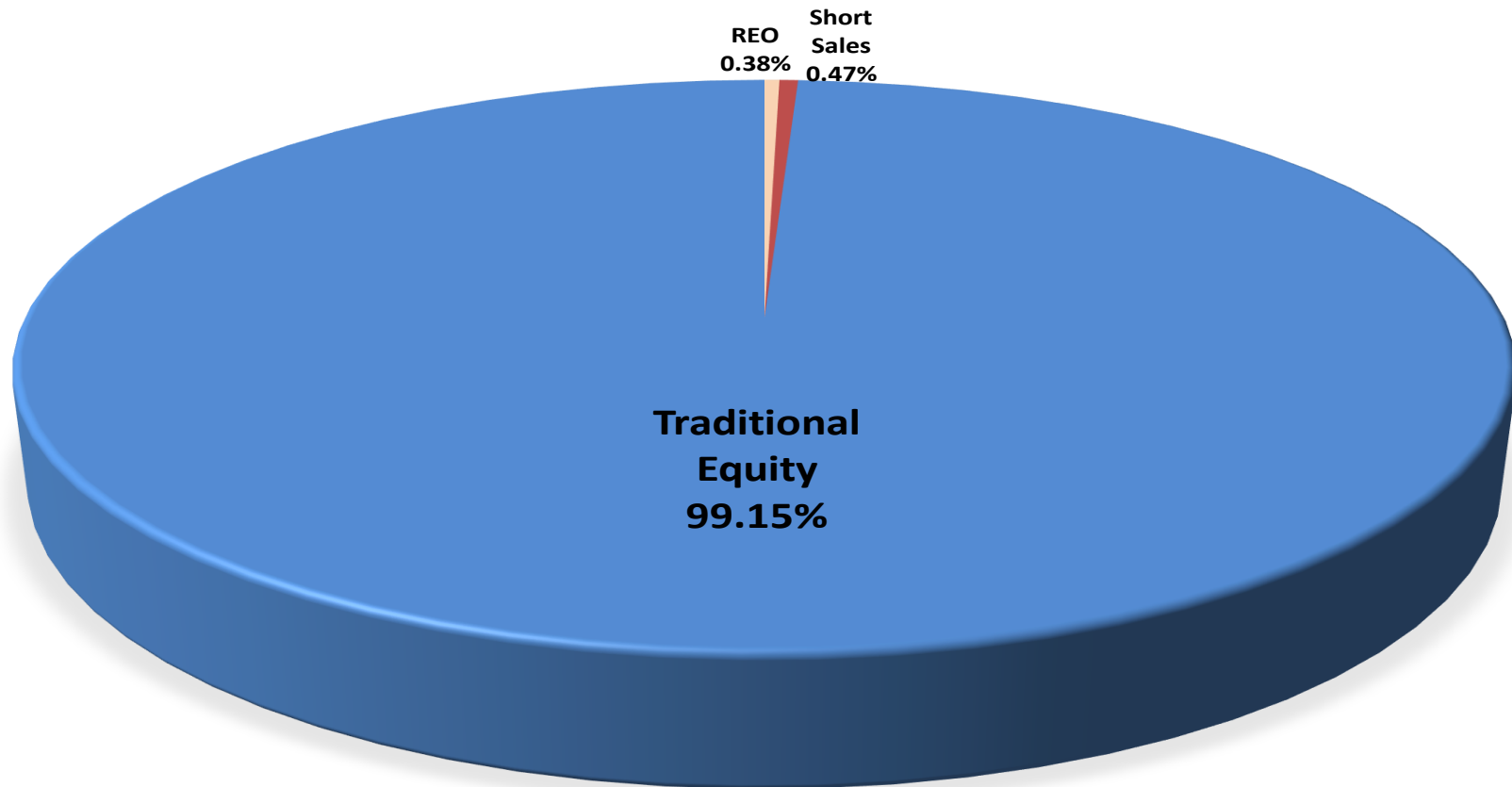
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# EQUITY TITLE OF NEVADA

Las Vegas Market Update - June 2021

## Last Month's Closings by Type



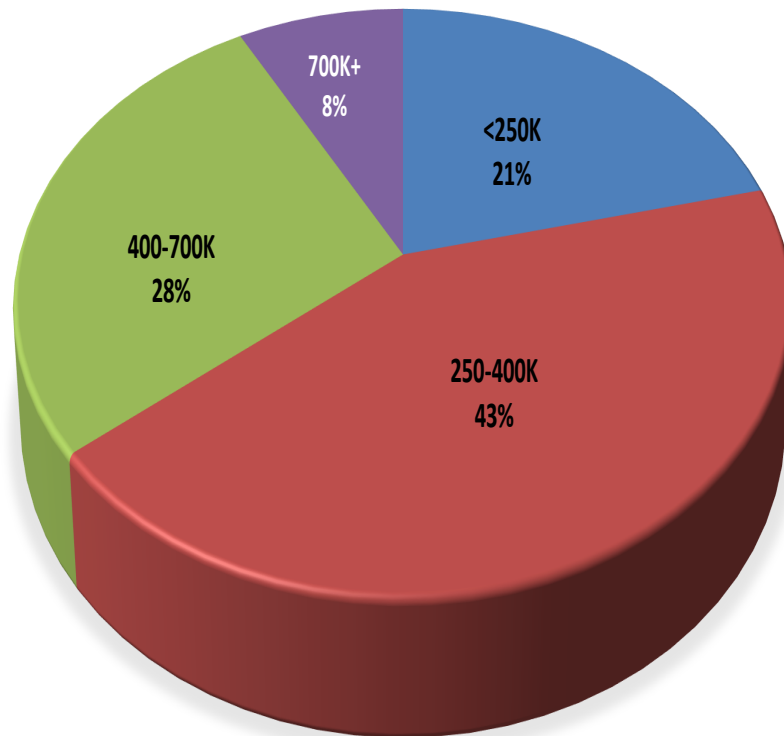
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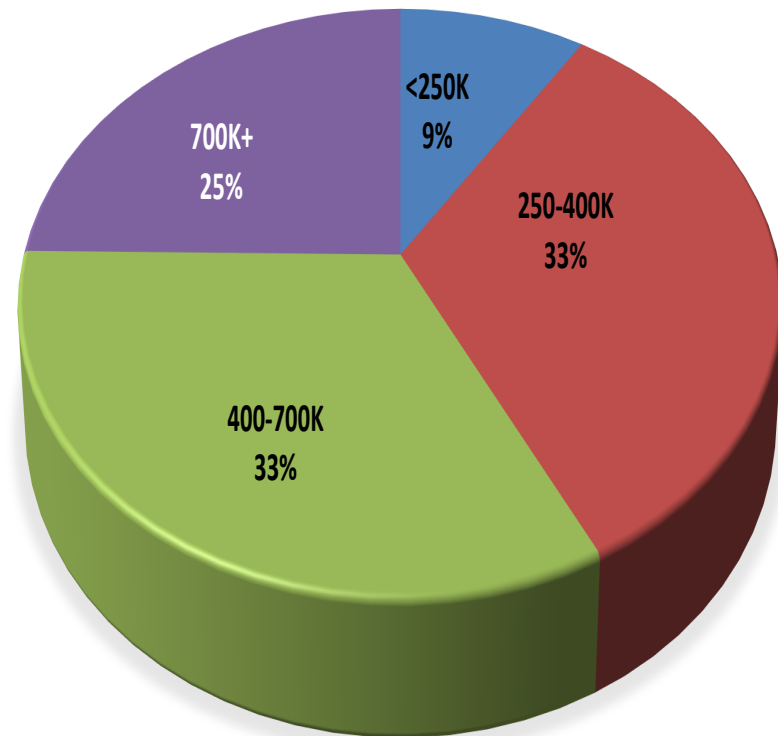
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Las Vegas Market Update - June 2021

Closed Units by Price Point



CLOSED VOLUME BY PRICE POINT

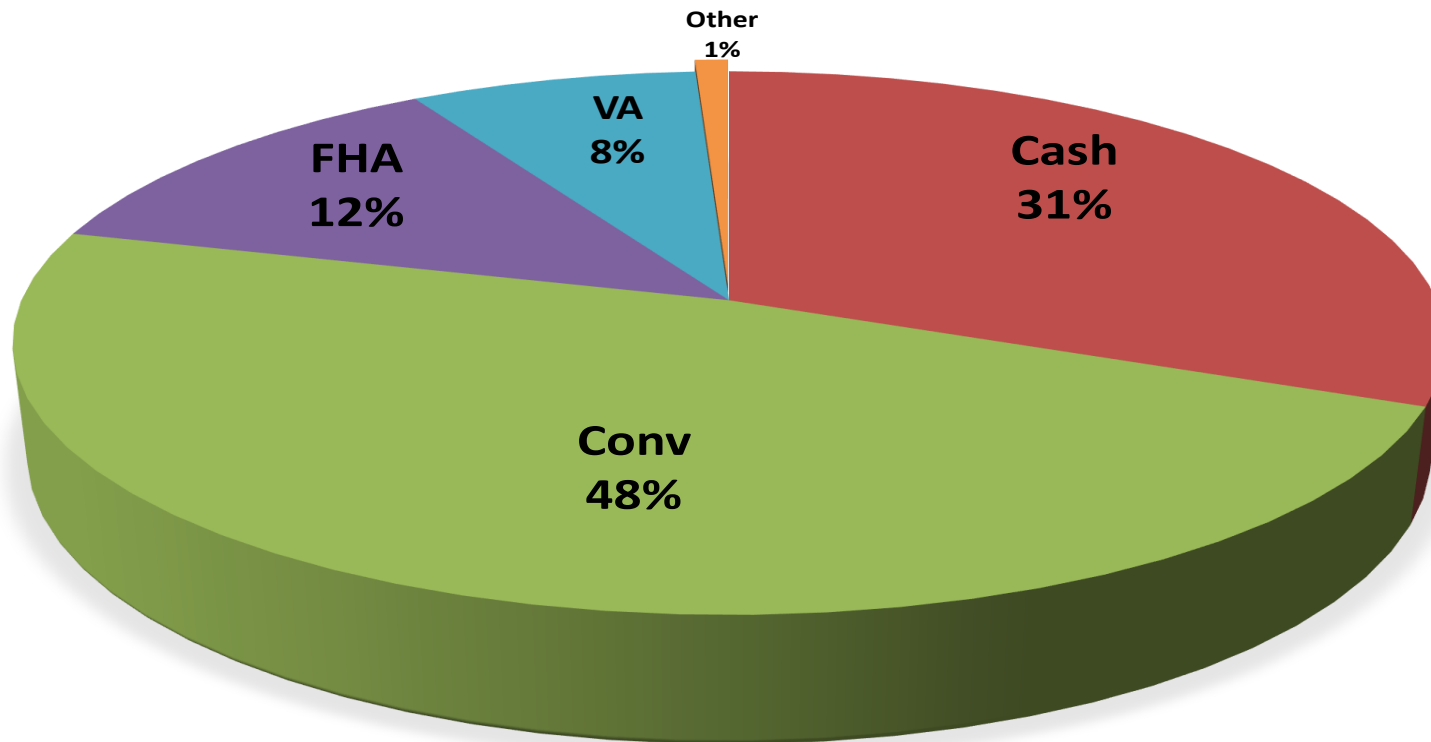




# EQUITY TITLE OF NEVADA

Las Vegas Market Update - June 2021

## Last Month's Closings by Sold Terms



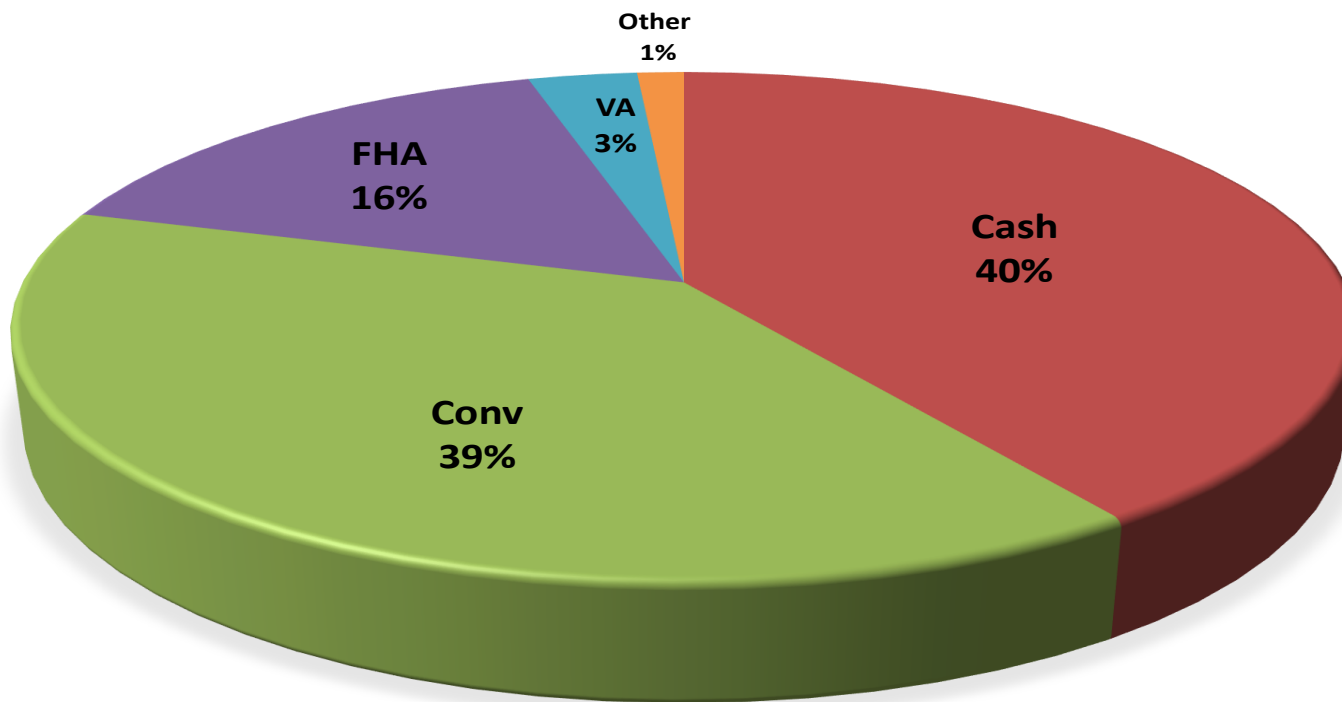
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Las Vegas Market Update - June 2021

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



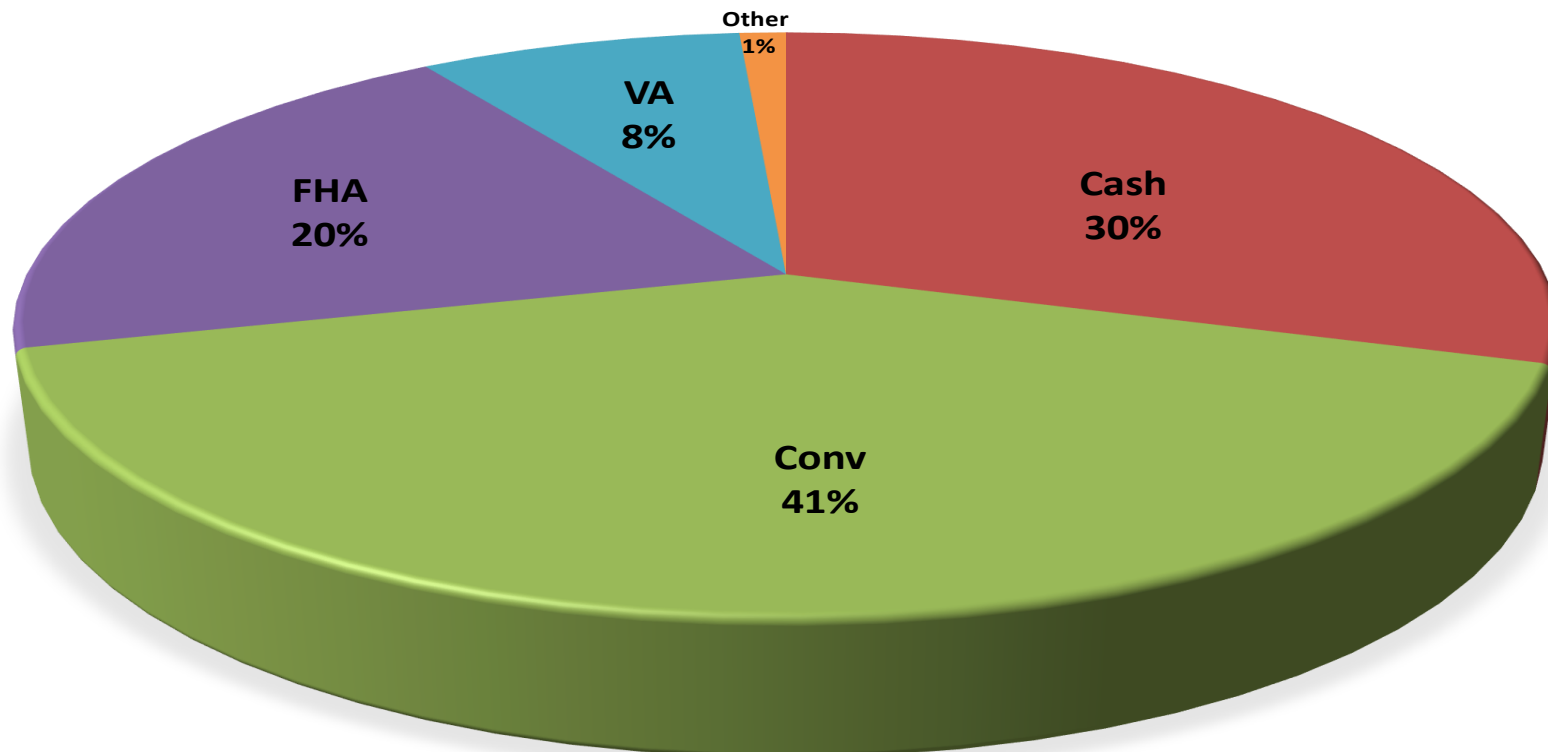
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Las Vegas Market Update - June 2021

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



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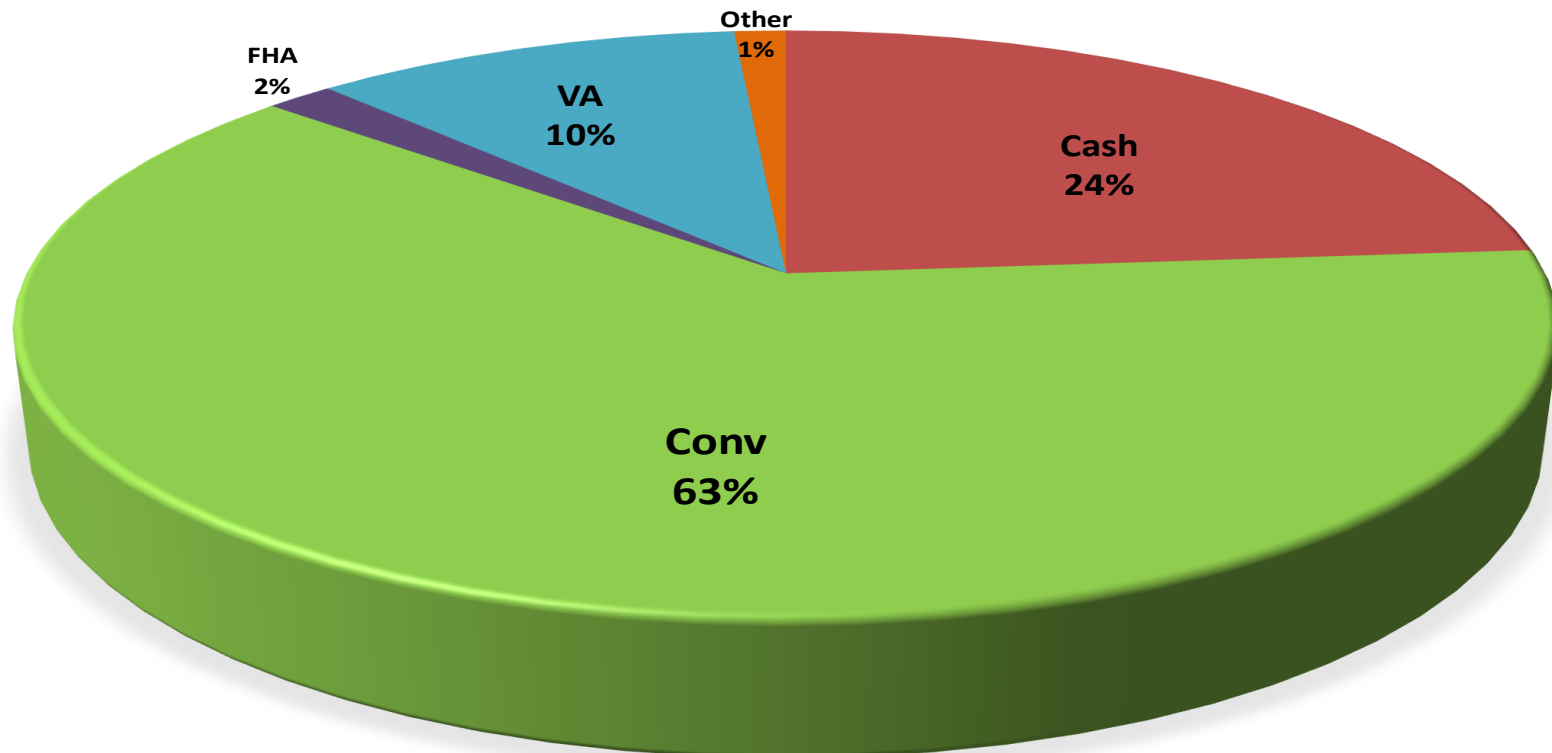




# EQUITY TITLE OF NEVADA

Las Vegas Market Update - June 2021

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



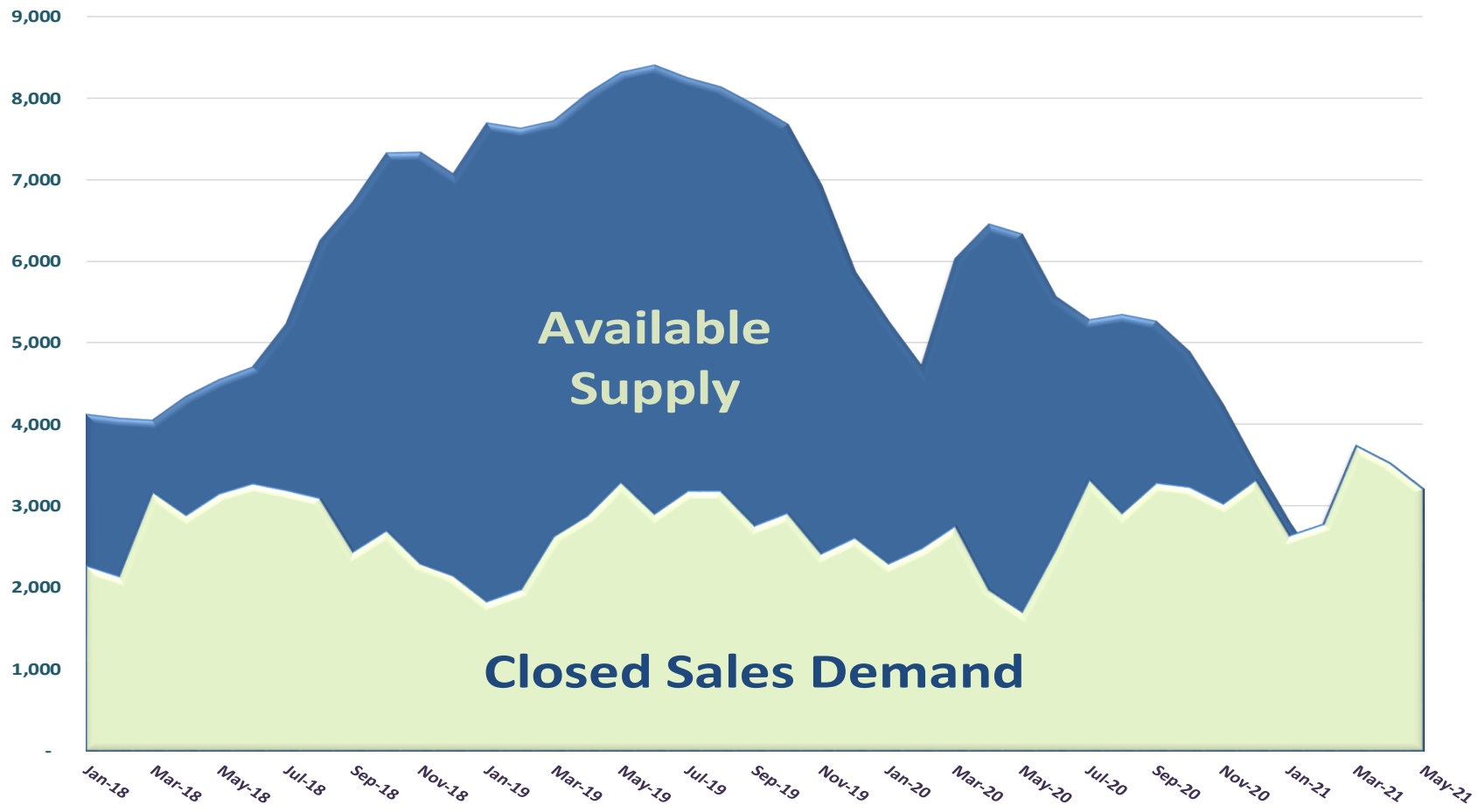
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## Supply vs Demand - Single Family Residential



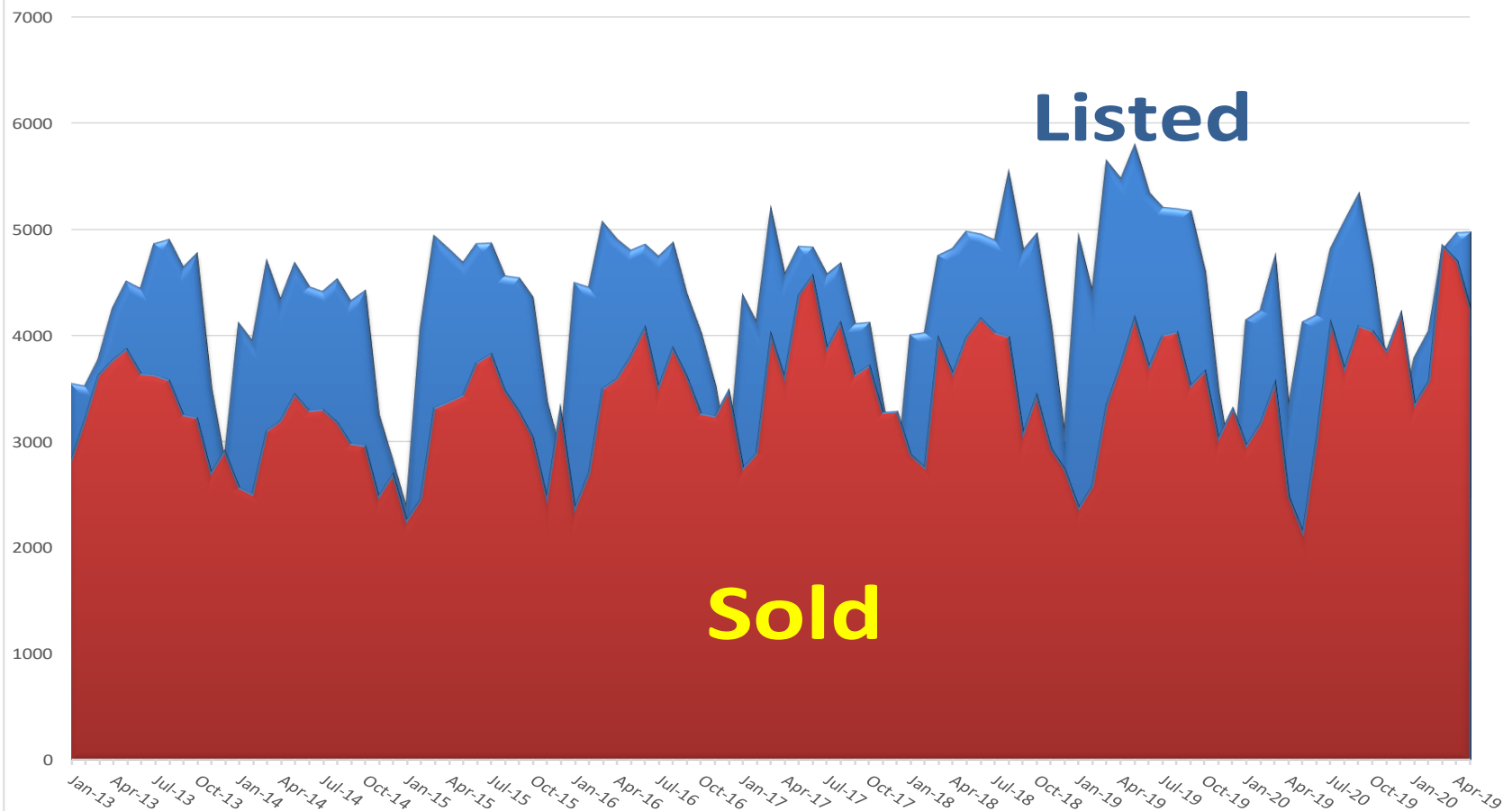
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## Residential Listings Taken vs Listings Sold



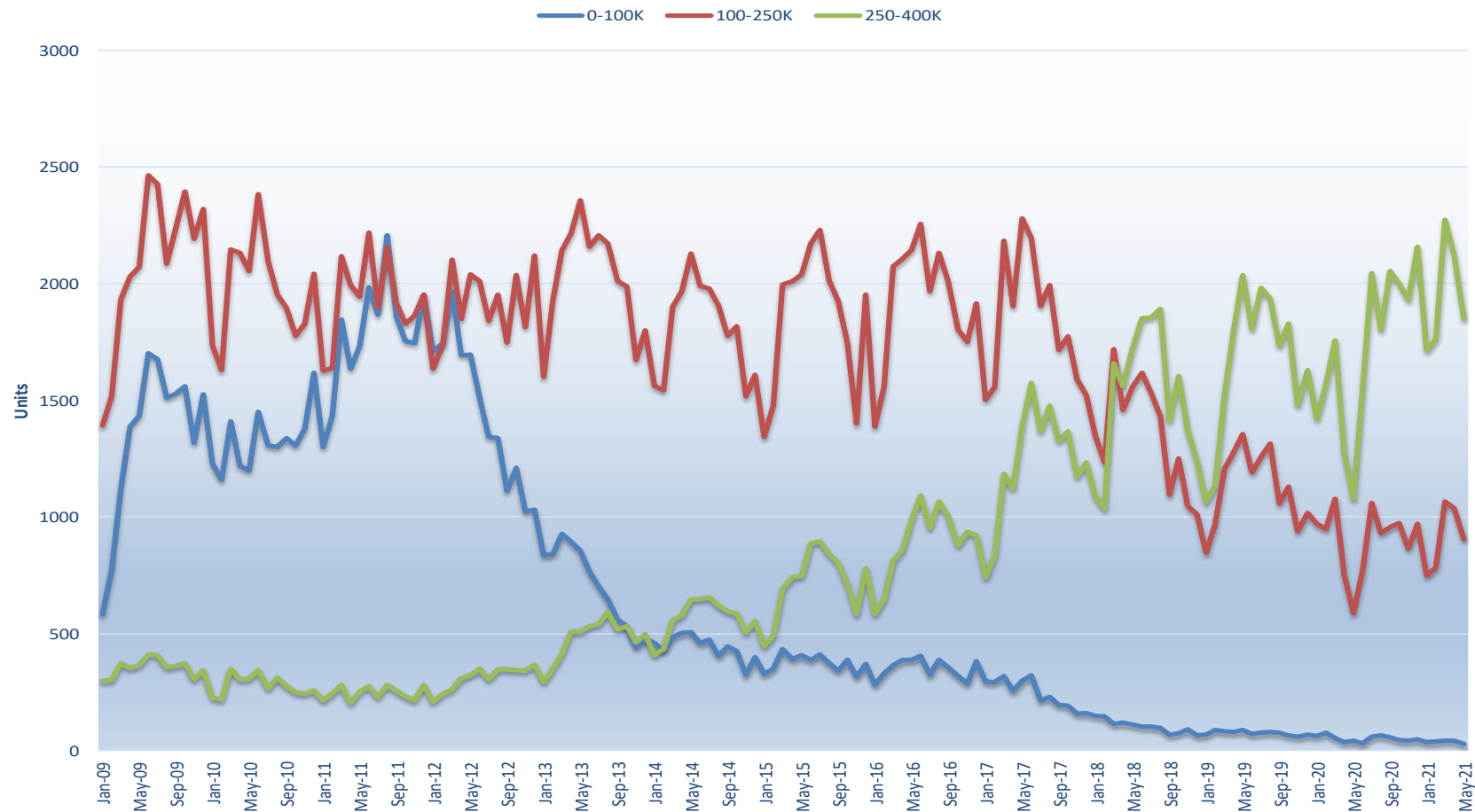
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## Las Vegas Market Update - June 2021

Closed Units By Price Point - RES & VER



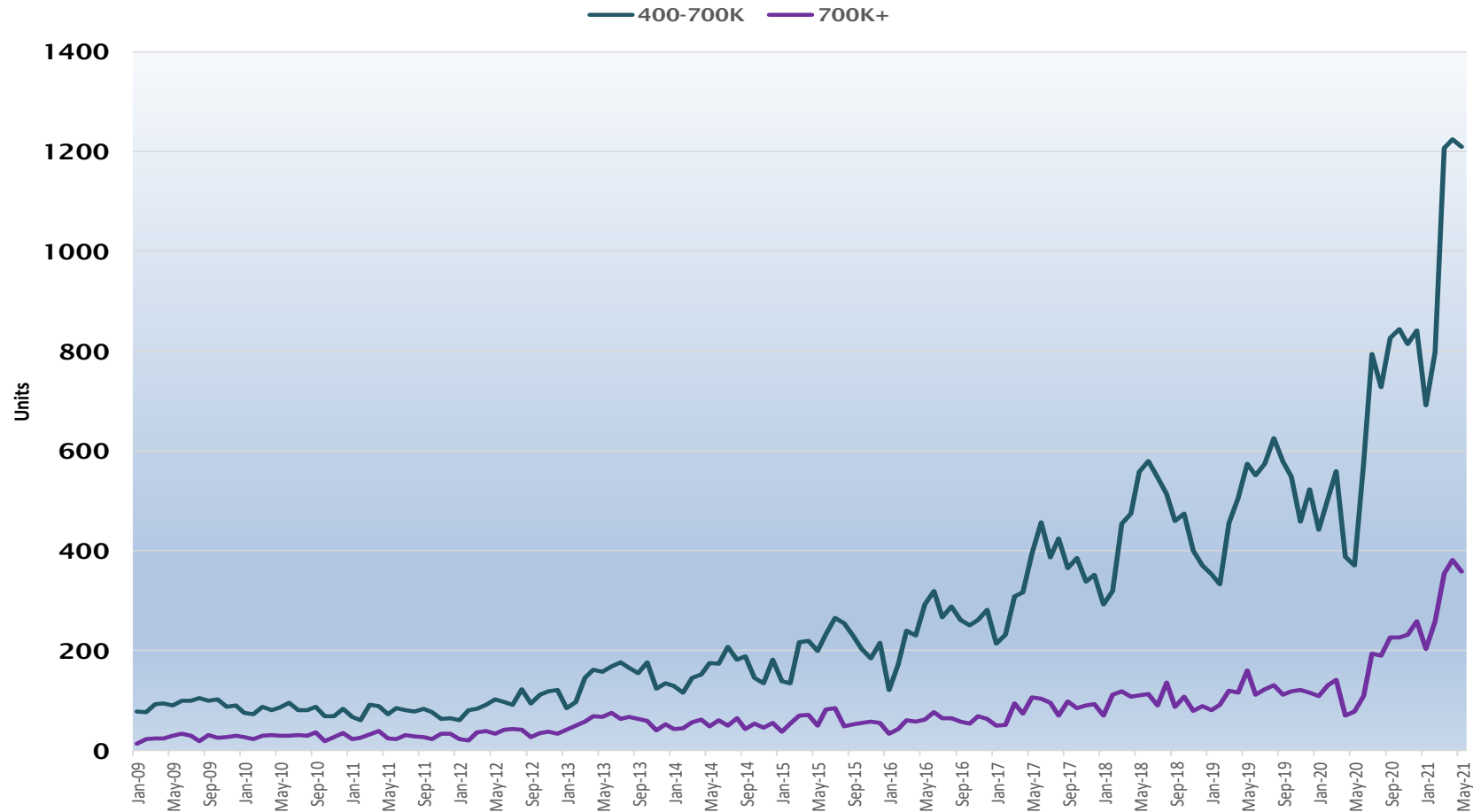
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## Las Vegas Market Update - June 2021

### Closed Units By Price Point - RES & VER



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