



EQUITY TITLE OF NEVADA

Las Vegas Market Update - October 2021

September 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	3,925	3,946	4,186	3,222	490,000	791,901	406,500	486,246	1.2	81.7%	19
CON/TWH	912	738	1,115	873	239,500	296,842	230,000	251,367	0.8	118.3%	22
Total Residential	4,837	4,684	5,301	4,095	393,894	488,940	375,000	431,629	1.1	87.4%	20
Hi-Rise	158	345	151	100	485,000	955,177	348,400	492,303	3.5	29.0%	76
Multiple Dwelling	49	52	73	47	450,000	500,229	450,000	418,359	1.1	90.4%	21
Vacant Land	312	2,401	269	168	61,500	334,382	51,500	181,079	14.3	7.0%	164
	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+	236	611	217	1,274	1,750,000	2,757,838	1,425,000	1,924,591	6	29.8%	53

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

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Las Vegas Market Update - October 2021

August 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	4,277	3,934	4,134	3,230	490,000	791,901	403,995	478,051	1.2	82.1%	16
CON/TWH	1,071	836	1,090	893	234,950	272,707	229,900	253,609	0.9	106.8%	19
Total Residential	5,348	4,770	5,224	4,123	393,894	488,940	375,000	429,439	1.2	86.4%	16
Hi-Rise	164	342	155	126	467,000	884,448	353,000	474,692	4.7	36.8%	80
Multiple Dwelling	45	48	78	34	448,950	466,079	432,500	435,262	1.4	70.8%	13
Vacant Land	448	2,355	255	199	64,900	338,038	50,000	251,937	11.8	8.5%	145
	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+	254	590	216	1,146	1,712,500	2,742,040	1,450,000	1,937,658	6	27.7%	36

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

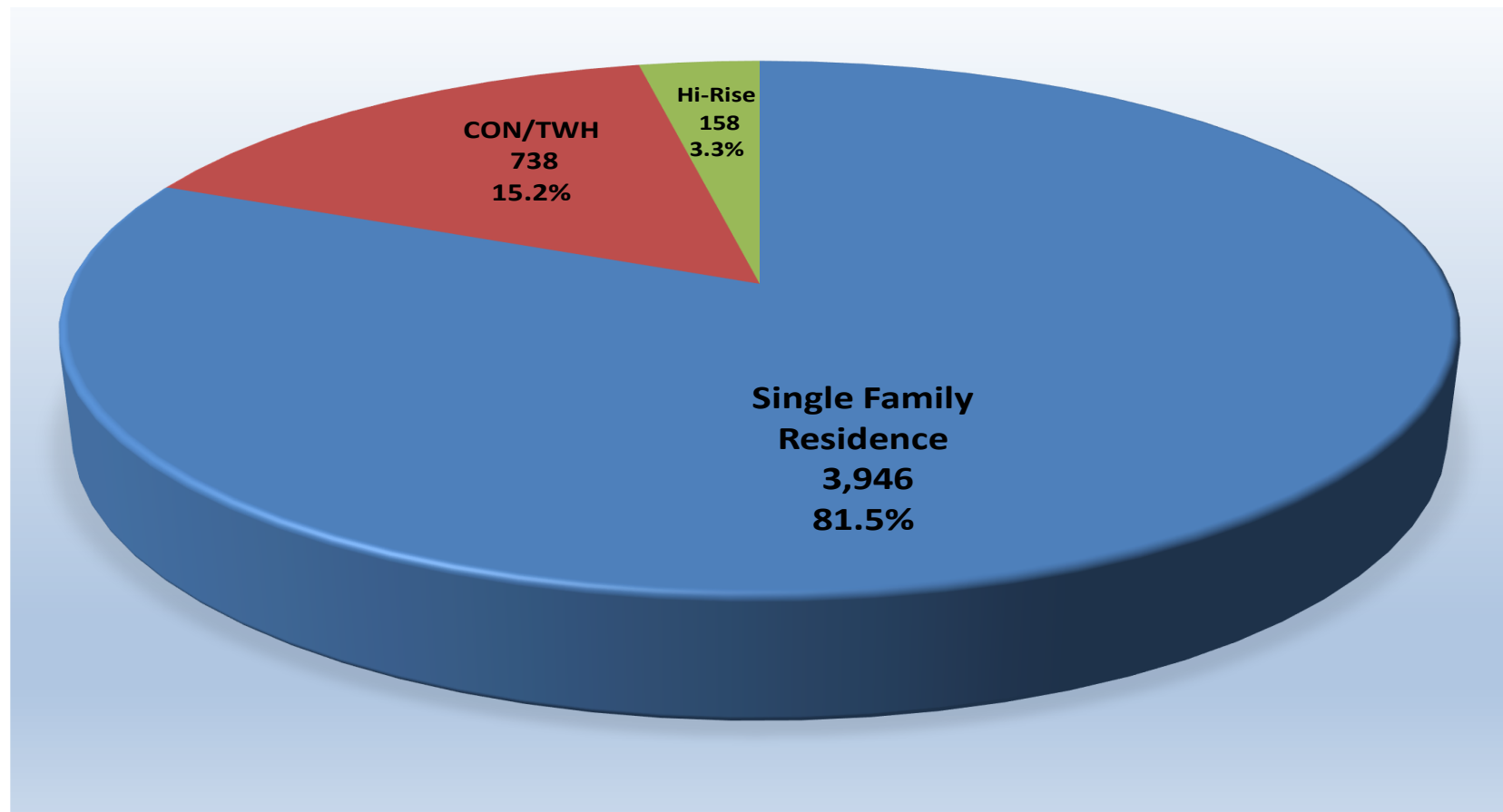
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Las Vegas Market Update - October 2021

Las Vegas REALTORS * Available Units



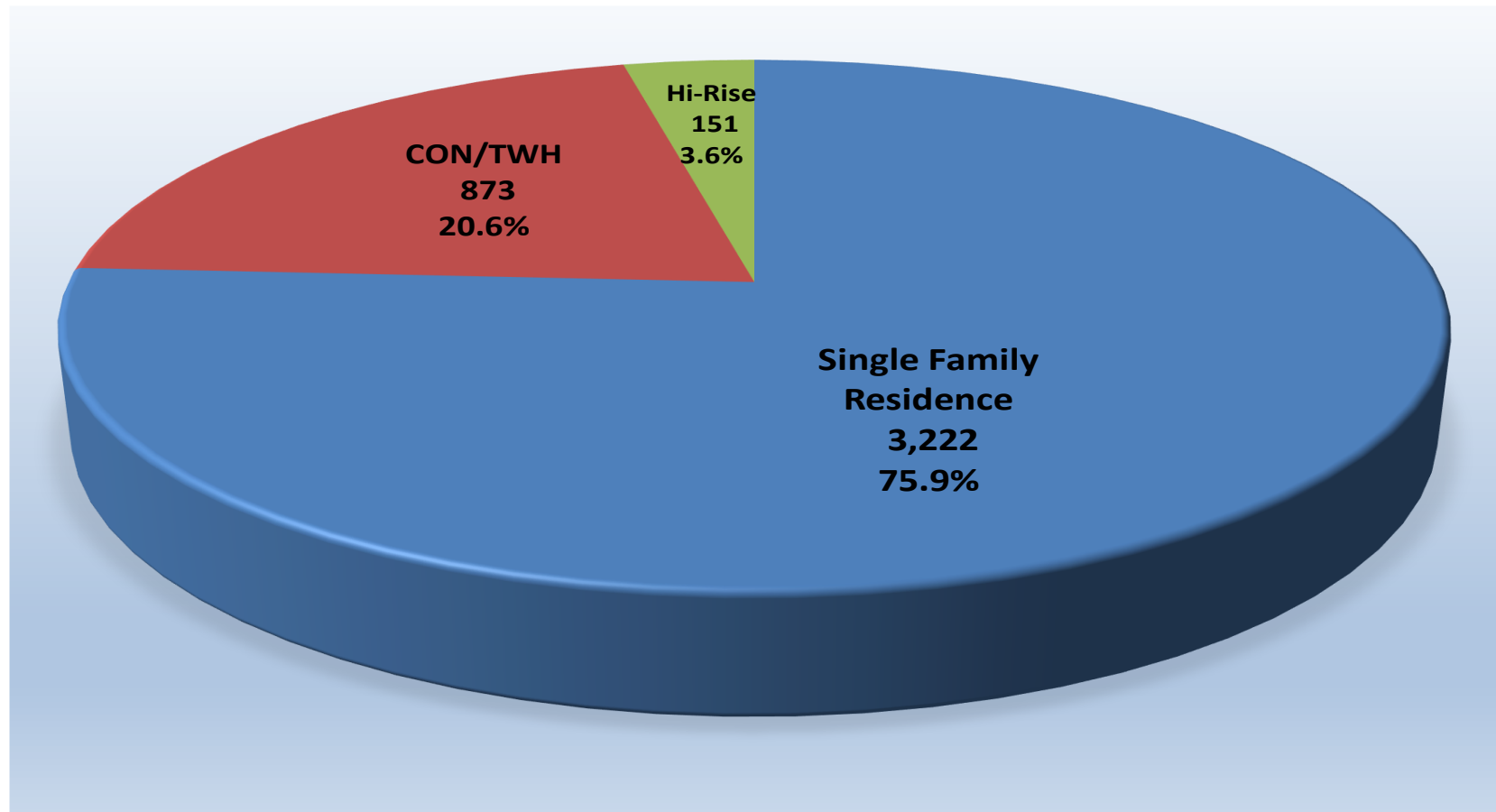
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Las Vegas Market Update - October 2021

Las Vegas REALTORS *Units Sold * Last Month

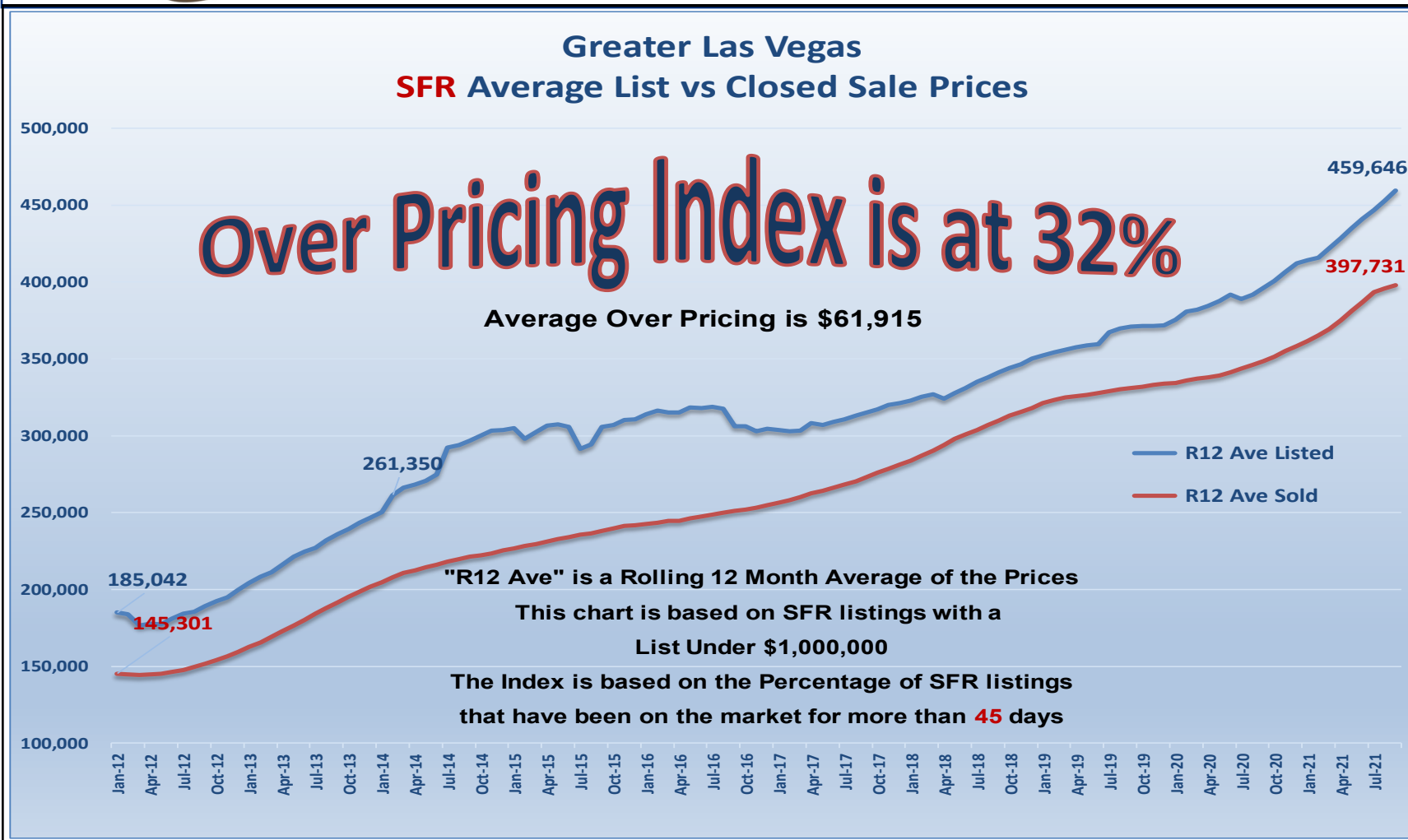


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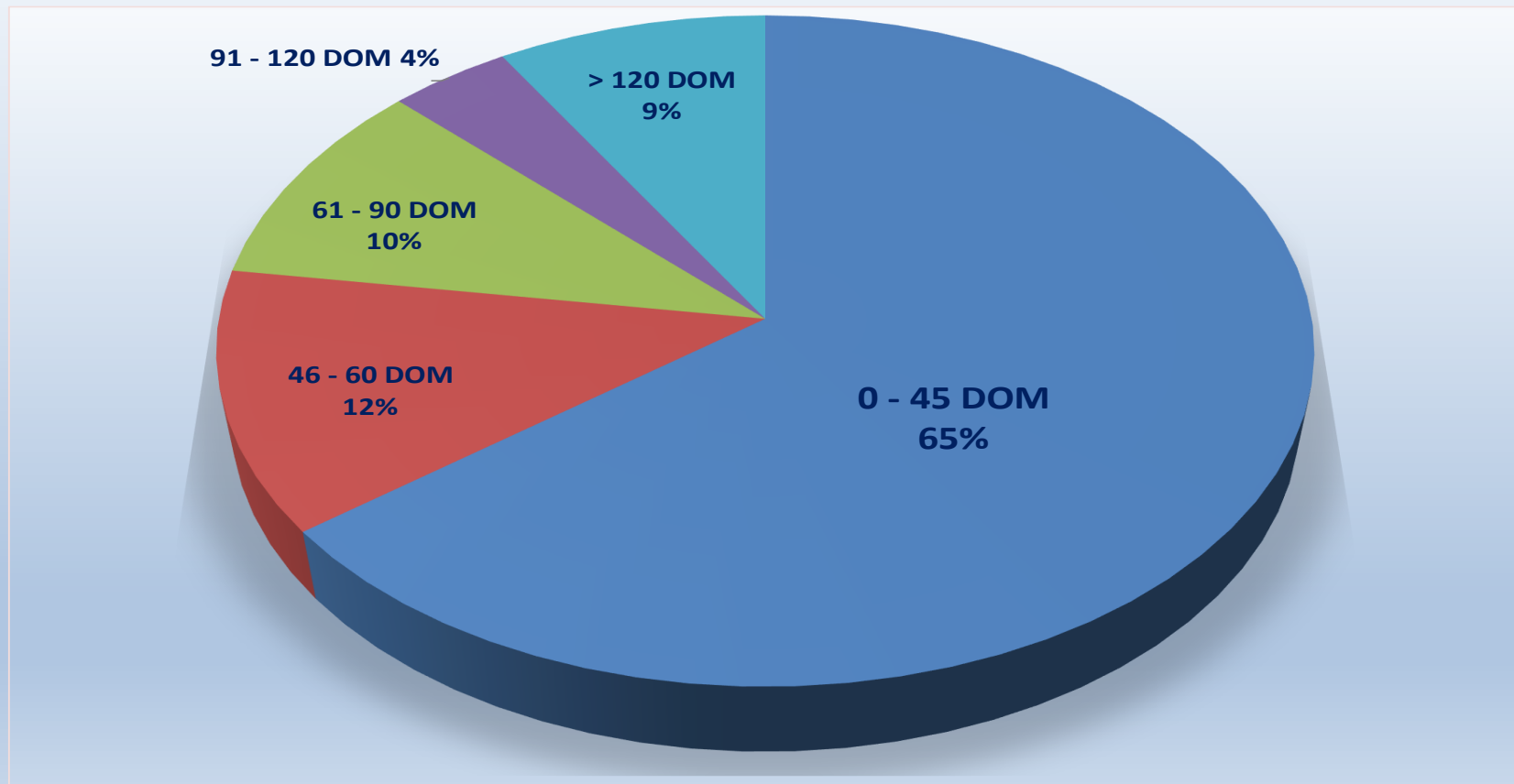
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Las Vegas Market Update - October 2021

Available SFR Inventory Days on Market With No Current Offer



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Las Vegas Market Update - October 2021

SFR Closed Sales in Selected Communities - Last Six Months

	2021 Apr	May	Jun	Jul	Aug	Sep	Sparklines	Months of Inventory	Ave SP Last 6 Months	Ave Days to Sell
Aliante	28	34	43	30	27	25		2	456,855	12
Anthem	15	12	8	18	3	10		1	594,765	22
Cadence	17	21	19	11	19	18		2	487,515	14
Centennial Hills	38	32	30	50	39	34		1	466,579	15
Desert/South Shores	28	30	22	29	25	22		1	510,215	22
Green Valley	46	52	57	58	60	14		2	508,891	14
Green Valley Ranch	13	19	28	16	14	22		1	558,222	11
Inspirada	29	32	30	25	21	31		1	562,213	18
Iron Mountain Ranch	15	14	11	17	9	11		2	478,719	7
Lake Las Vegas	17	13	14	15	10	7		7	1,128,074	44
Lone Mountain	13	11	5	19	8	18		1	585,239	27
MacDonald Highlands	10	2	8	6	4	4		5	3,672,909	17
Mountains Edge	81	70	84	81	69	67		1	454,501	12
Peccole Ranch	19	13	17	17	17	8		2	469,842	37
Providence	50	56	42	37	52	44		1	436,142	12
Red Rock Cntry Club	12	12	13	10	4	9		2	1,533,582	20
Rhodes Ranch	32	26	31	33	31	24		2	517,703	14
Seven Hills	18	22	22	23	21	22		2	1,058,976	22
Siena (SFR & TWH)	15	12	17	23	16	7		3	596,449	24
Silverado Ranch	47	41	58	44	37	36		2	433,313	17
Silverstone Ranch	12	5	11	6	13	8		2	504,022	21
Skye Canyon	14	18	14	15	7	9		2	544,600	14
Southern Highlands	61	56	68	64	50	52		2	772,699	14
Spring Valley	29	32	33	30	25	19		2	404,958	13
Summerlin	101	66	82	60	65	68		2	752,162	19
Sun City Anthem	33	35	38	38	38	33		2	589,153	32
Sun City Summerlin	51	38	41	28	30	42		2	490,191	15
The Lakes	25	15	21	26	27	22		1	510,188	13
The Ridges	9	8	6	10	4	8		3	3,526,933	84
Tuscany	16	11	17	20	12	17		1	552,027	27
Other Groups										
Clark County	3,450	3,112	3,467	3,299	2,159	3,131		2	492,126	19
Boulder City	23	19	25	20	19	18		2	512,207	41
Pahrump/Nye	77	80	83	61	58	60		2	342,336	29
High Rise Sales	130	102	129	130	126	100		4	550,047	76
Luxury Sales (\$1M+)	166	154	170	167	122	133		7	1,937,983	40

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Las Vegas Market Update - October 2021

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

	2021 April	May	June	July	August	September	Price Movement
Aliante	391,711	427,276	456,047	465,848	508,033	505,368	▲▲▲▲▲
Anthem	765,687	505,292	494,800	585,994	554,967	553,450	▲▲▲▲▲
Cadence	477,768	472,505	484,315	499,226	487,644	510,317	▲▲▲▲▲
Centennial Hills	478,084	451,833	477,867	442,381	431,122	533,894	▲▲▲▲▲
Desert/South Shores	501,429	476,792	520,546	555,964	483,110	527,139	▲▲▲▲▲
Green Valley	496,924	504,745	508,205	512,212	512,473	537,286	▲▲▲▲▲
Green Valley Ranch	565,827	505,216	550,346	614,036	491,929	611,124	▲▲▲▲▲
Inspirada	576,067	530,251	551,551	555,027	560,364	599,611	▲▲▲▲▲
Iron Mountain Ranch	438,240	467,814	431,082	486,235	542,222	531,864	▲▲▲▲▲
Lake Las Vegas	1,410,051	977,448	1,213,286	1,139,357	931,560	809,143	▲▲▲▲▲
Lone Mountain	563,531	519,091	401,255	497,026	970,938	614,139	▲▲▲▲▲
MacDonald Highlands	3,163,587	2,250,000	5,687,941	2,852,834	4,218,124	2,312,500	▲▲▲▲▲
Mountains Edge	435,537	424,018	437,528	454,815	502,382	480,864	▲▲▲▲▲
Peccole Ranch	496,063	431,223	428,253	490,412	498,937	453,163	▲▲▲▲▲
Providence	414,520	433,229	430,233	452,459	442,343	449,013	▲▲▲▲▲
Red Rock Country Club	1,357,996	1,724,583	1,466,154	1,480,000	1,141,250	1,844,333	▲▲▲▲▲
Rhodes Ranch	469,790	483,627	503,323	576,669	550,639	513,458	▲▲▲▲▲
Seven Hills	1,097,611	1,335,477	1,194,727	701,253	875,698	1,164,045	▲▲▲▲▲
Siena (SFR & TWH)	534,733	573,075	581,994	576,409	668,656	704,671	▲▲▲▲▲
Silverado Ranch	407,210	476,256	433,648	432,795	424,722	427,404	▲▲▲▲▲
Silverstone Ranch	437,233	526,460	523,955	521,020	504,692	548,938	▲▲▲▲▲
Skye Canyon	505,841	506,313	558,759	595,590	564,364	559,088	▲▲▲▲▲
Southern Highlands	646,215	1,004,933	784,270	665,239	806,360	755,738	▲▲▲▲▲
Spring Valley	420,217	389,408	382,261	406,593	441,488	396,632	▲▲▲▲▲
Summerlin	807,787	754,354	675,706	802,184	692,225	772,765	▲▲▲▲▲
Sun City Anthem	528,960	603,677	636,961	610,921	569,482	576,473	▲▲▲▲▲
Sun City Summerlin	471,029	480,758	515,334	496,193	489,149	494,191	▲▲▲▲▲
The Lakes	541,856	440,093	459,905	585,963	468,770	531,270	▲▲▲▲▲
The Ridges	4,287,111	3,631,875	2,513,167	3,302,400	3,905,000	3,418,750	▲▲▲▲▲
Tuscany	525,719	491,145	582,529	577,710	582,792	533,746	▲▲▲▲▲
Other Groups							
Clark County	478,990	489,598	500,561	507,092	482,130	490,896	▲▲▲▲▲
Boulder City	500,039	458,442	565,939	577,748	434,447	519,133	▲▲▲▲▲
Pahrump/Nye	326,074	327,973	355,318	345,591	354,414	349,414	▲▲▲▲▲
High Rise Sales	644,185	542,633	577,242	554,572	472,242	492,303	▲▲▲▲▲
Luxury Sales (\$1M+)	2,059,323	1,957,693	2,039,643	1,901,203	1,798,819	1,807,610	▲▲▲▲▲

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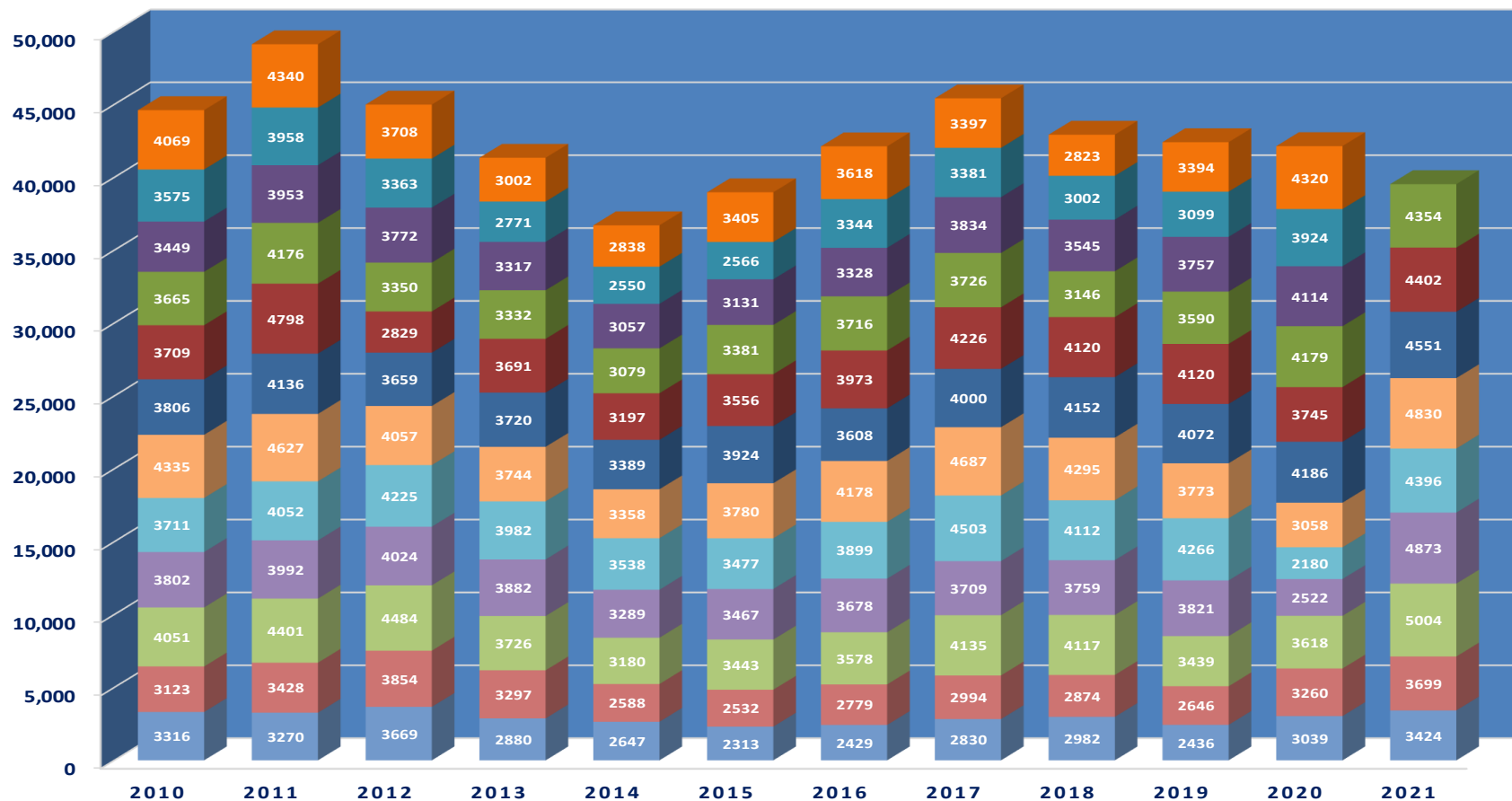


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ALL RESALE CLOSINGS - RES, VER, MULTI

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



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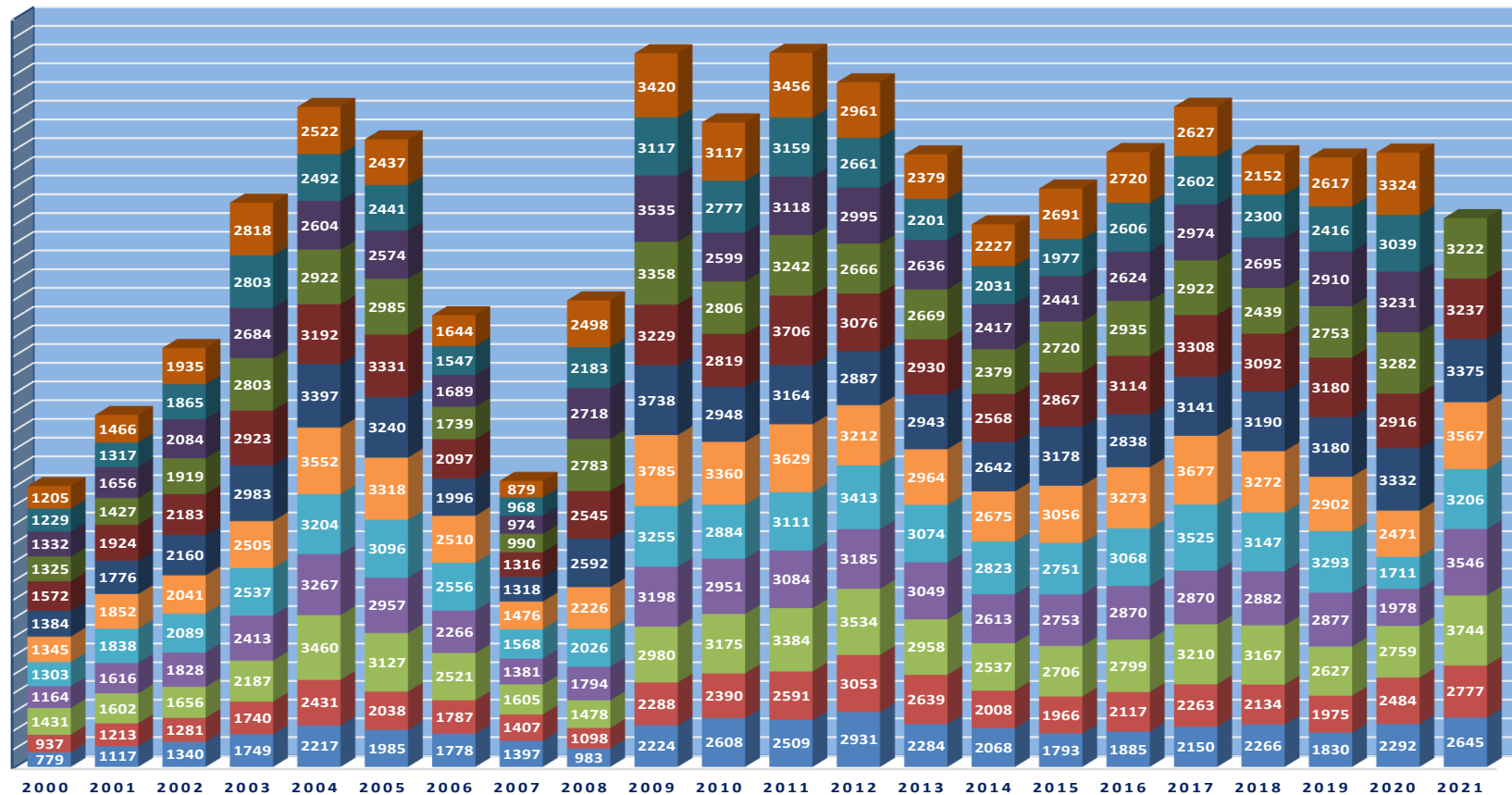


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SINGLE FAMILY RESIDENTIAL CLOSINGS

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



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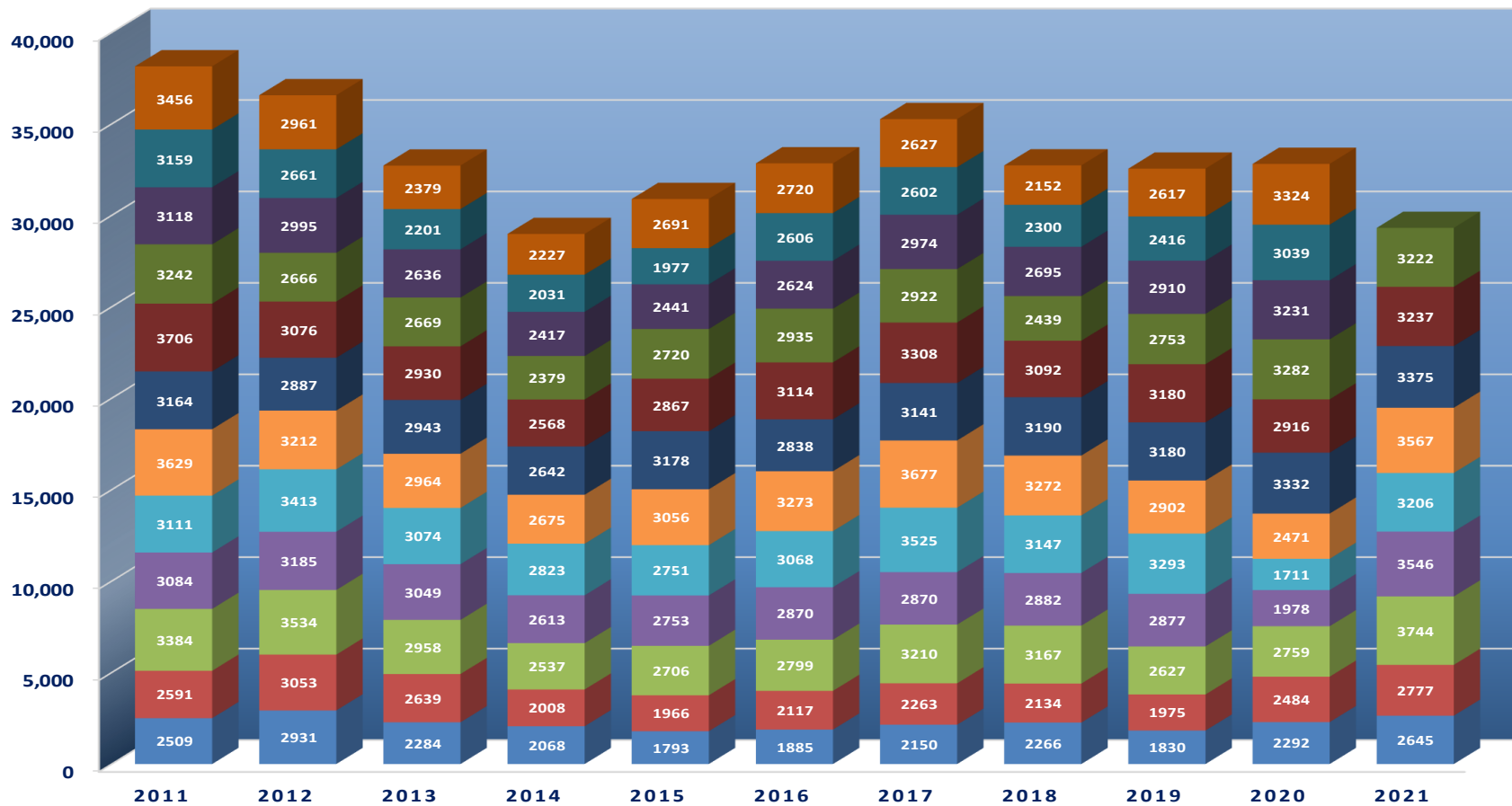


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Las Vegas Market Update - October 2021

SINGLE FAMILY RESIDENTIAL CLOSINGS

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



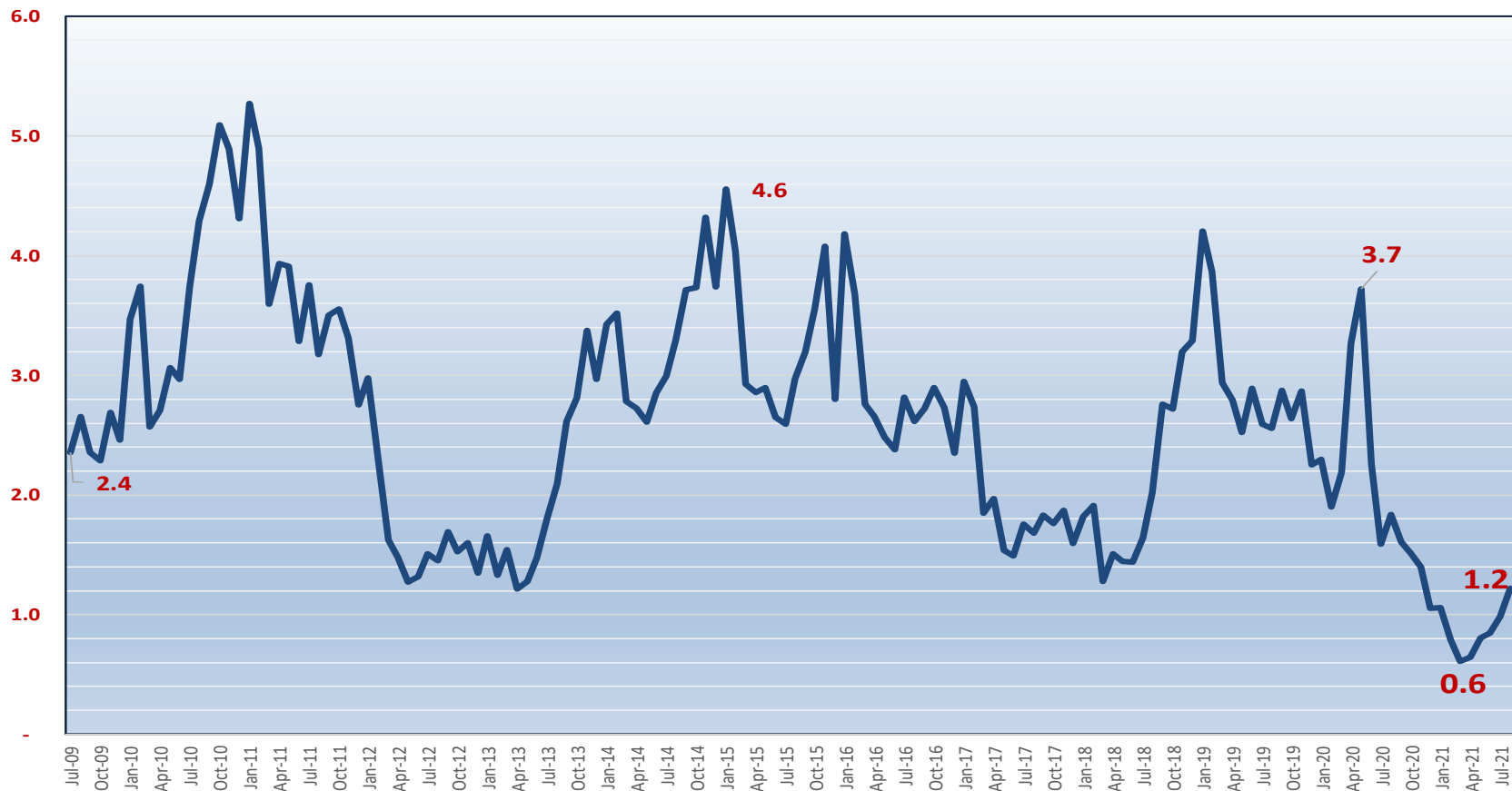
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Single Family Residential Homes Months of Inventory



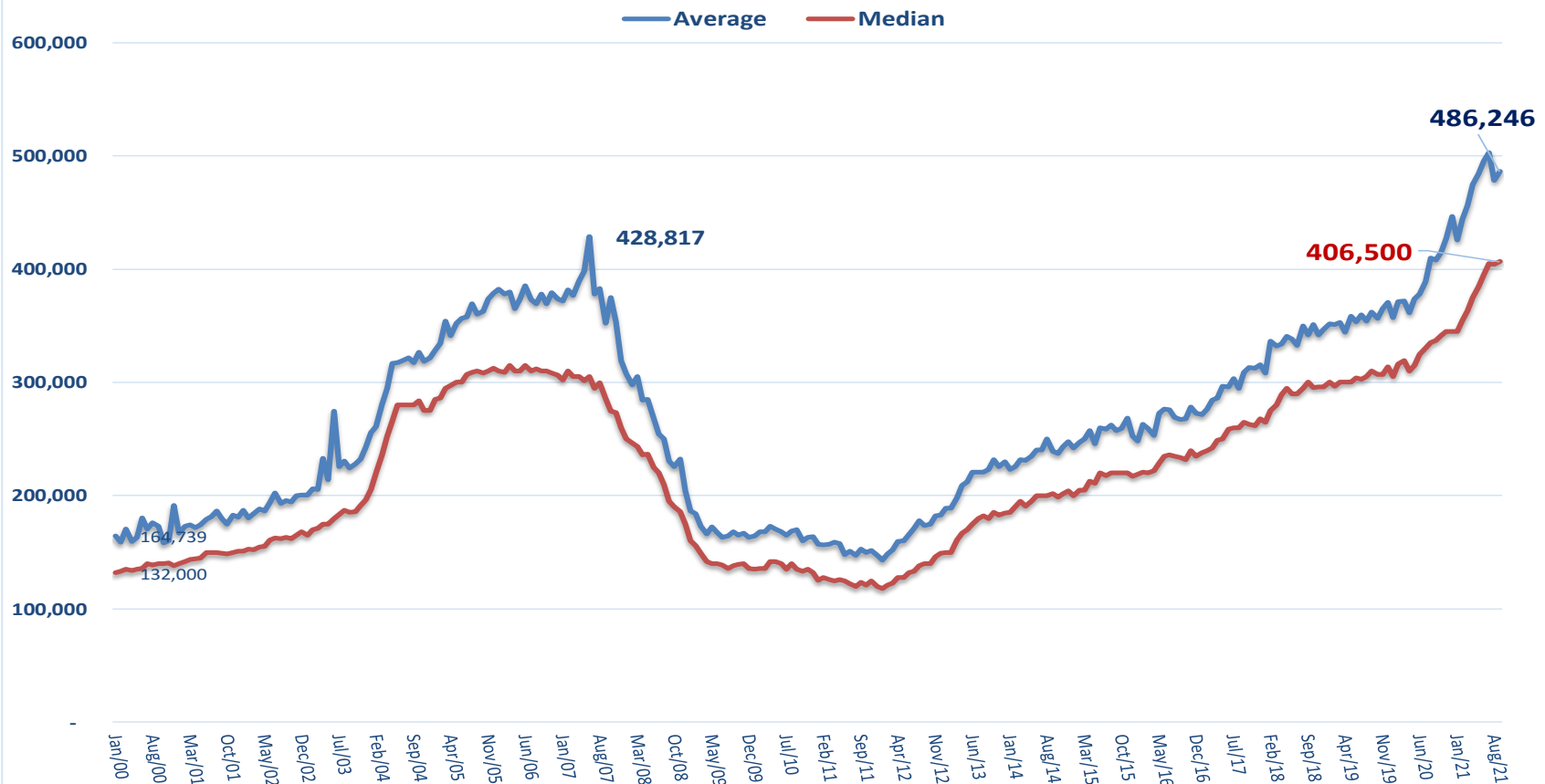
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SFR Market Prices



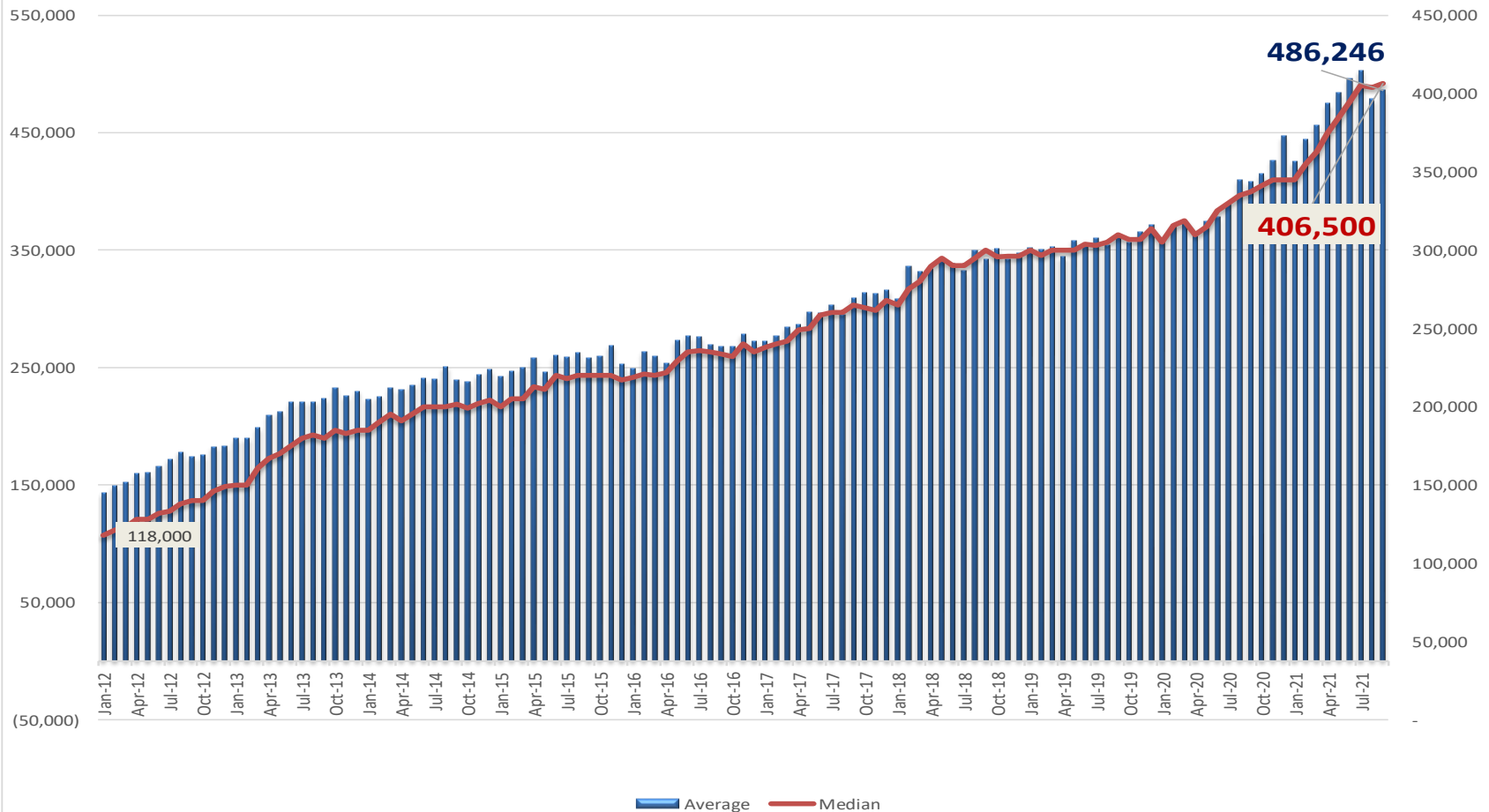
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Single Family Residential Price Trend

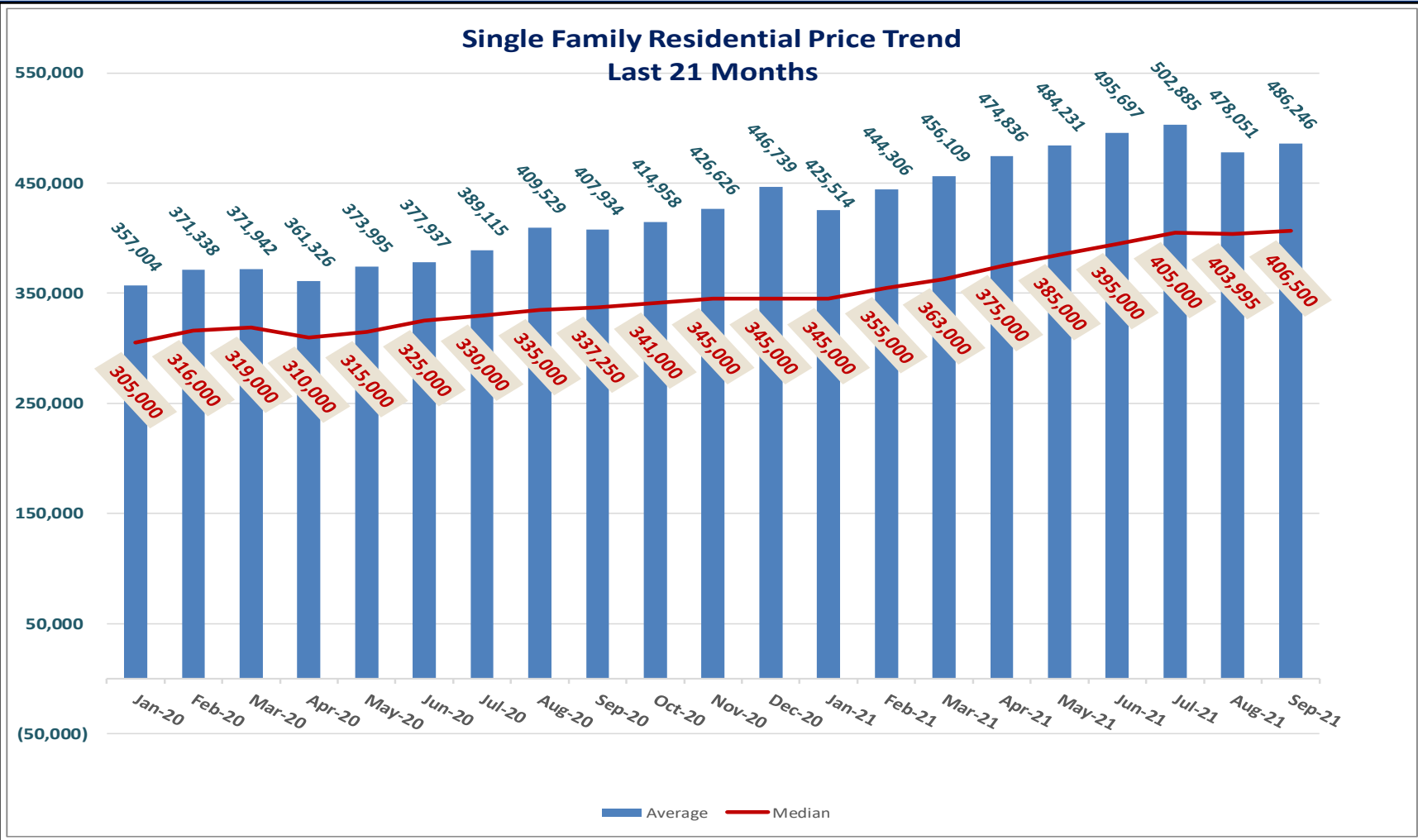


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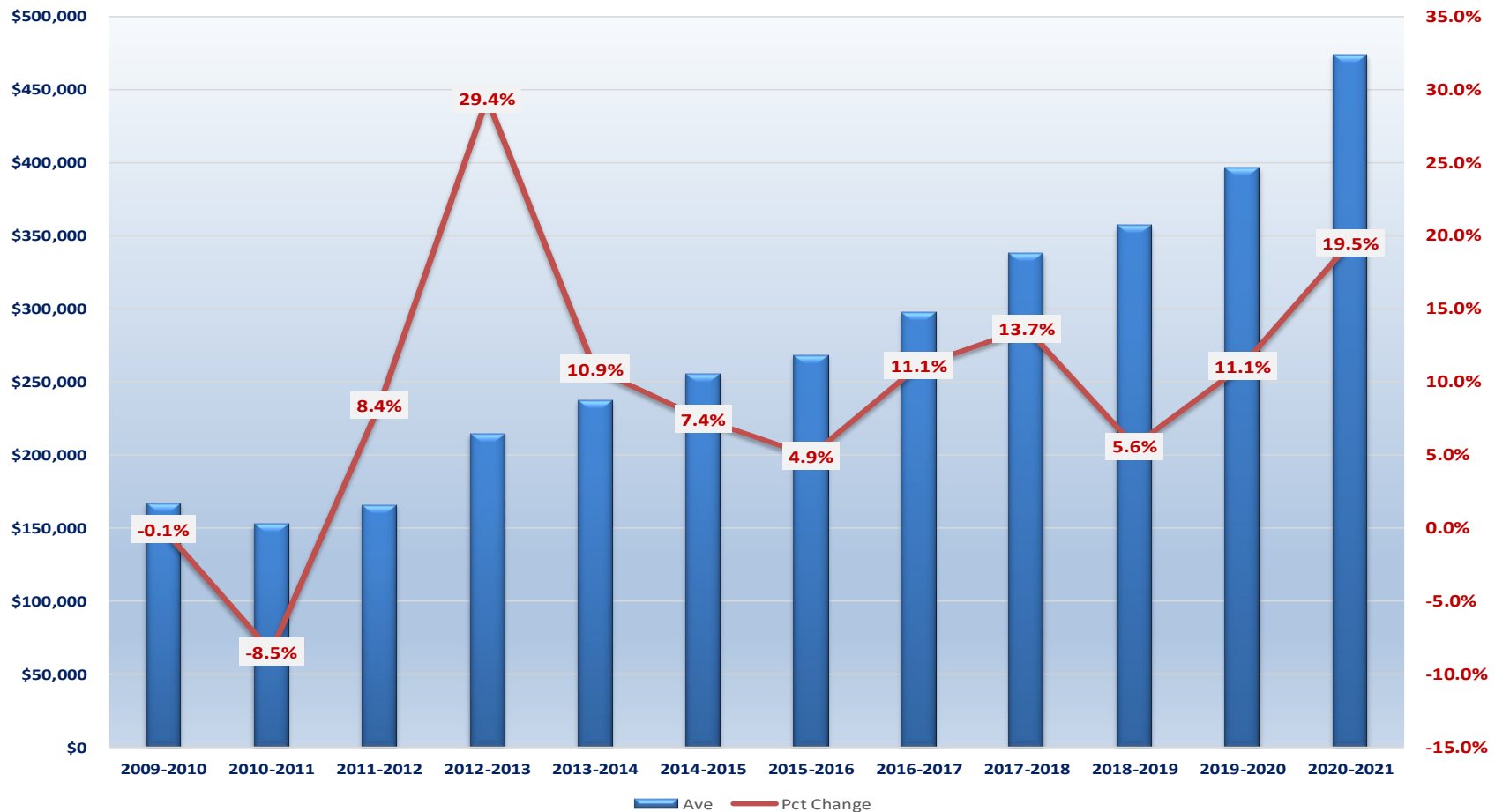
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SFR Average Price and Year Over Year Percent Change



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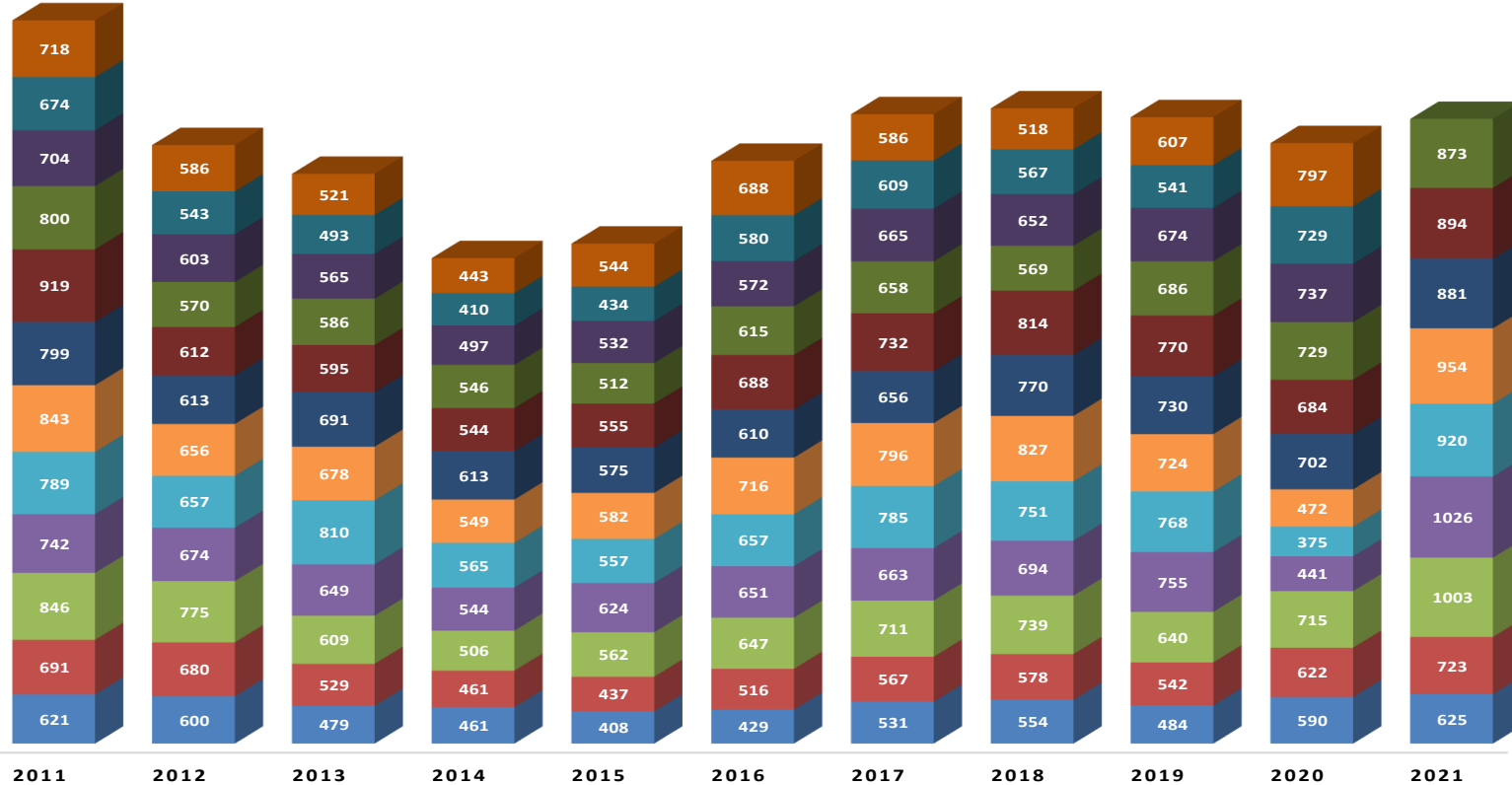


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CONDO / TOWNHOME CLOSINGS

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



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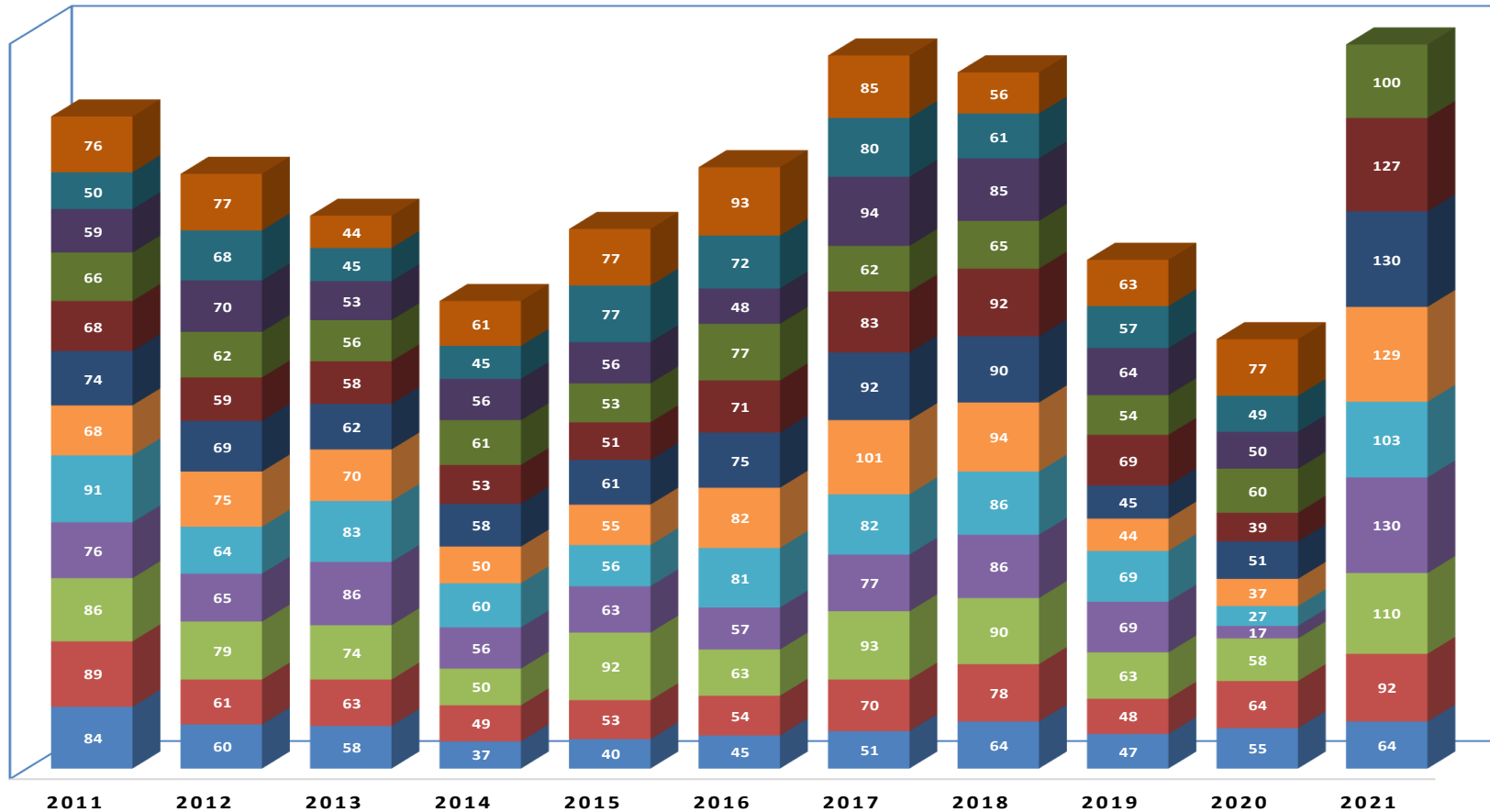


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Vertical / Hi-Rise Closings

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



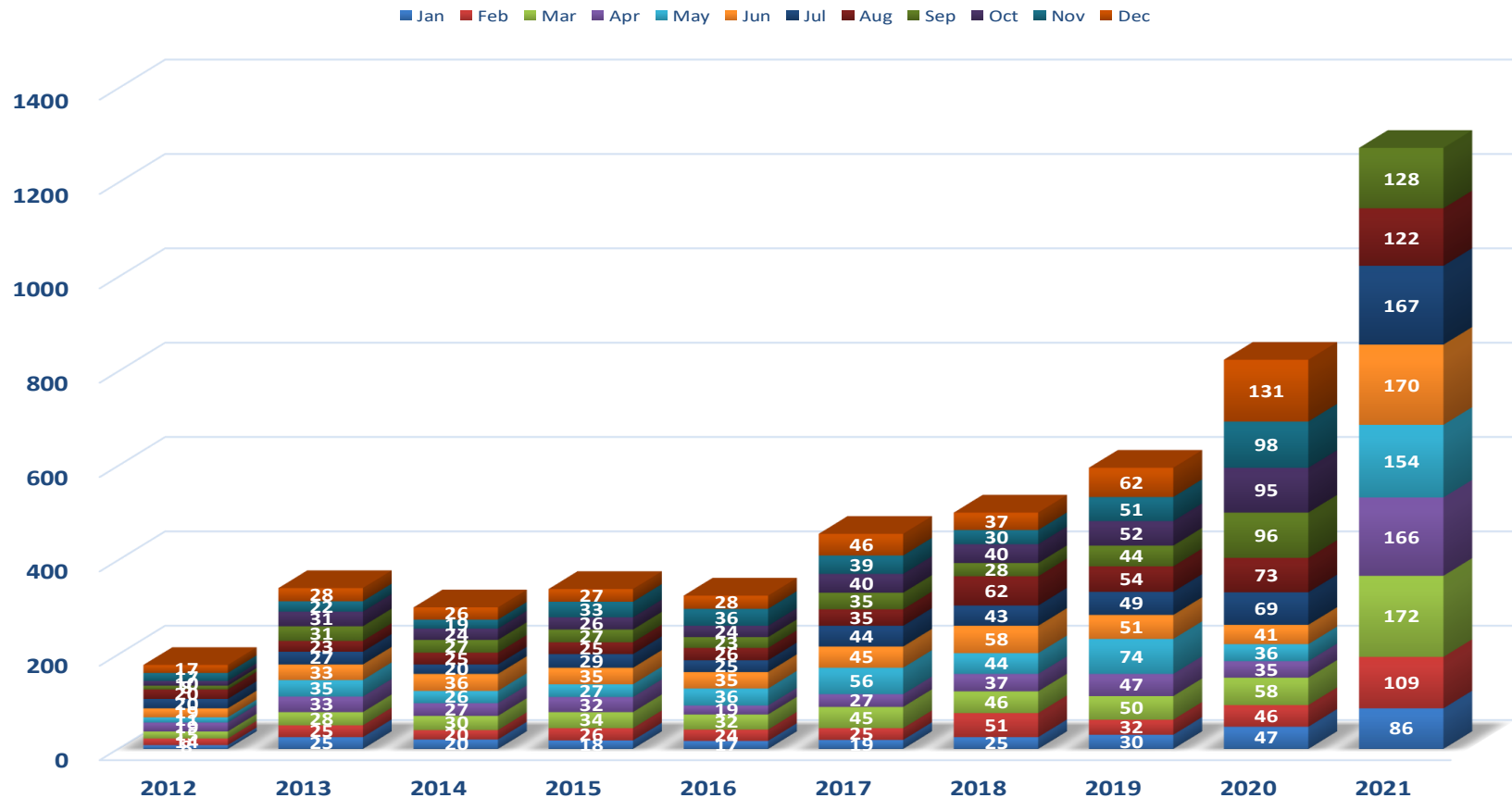
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Greater Las Vegas Luxury Sales \$1,000,000 and Over



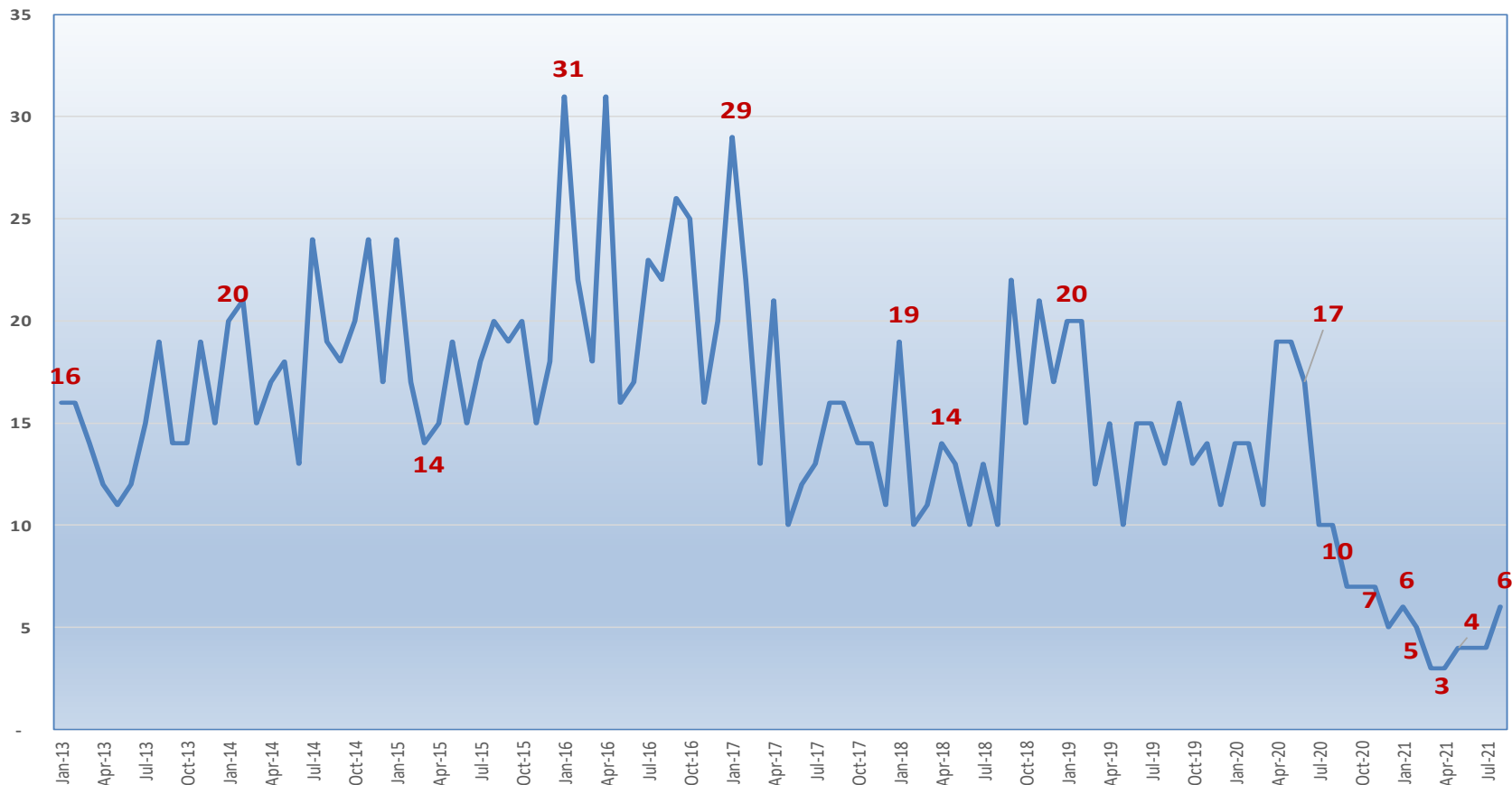
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Luxury Market - \$1,000,000 and Over Months of Inventory



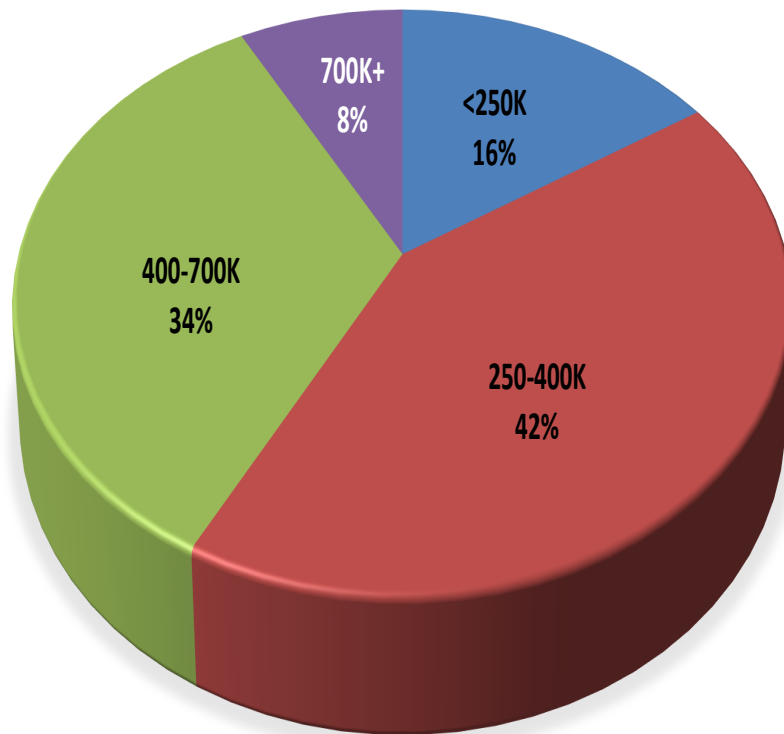
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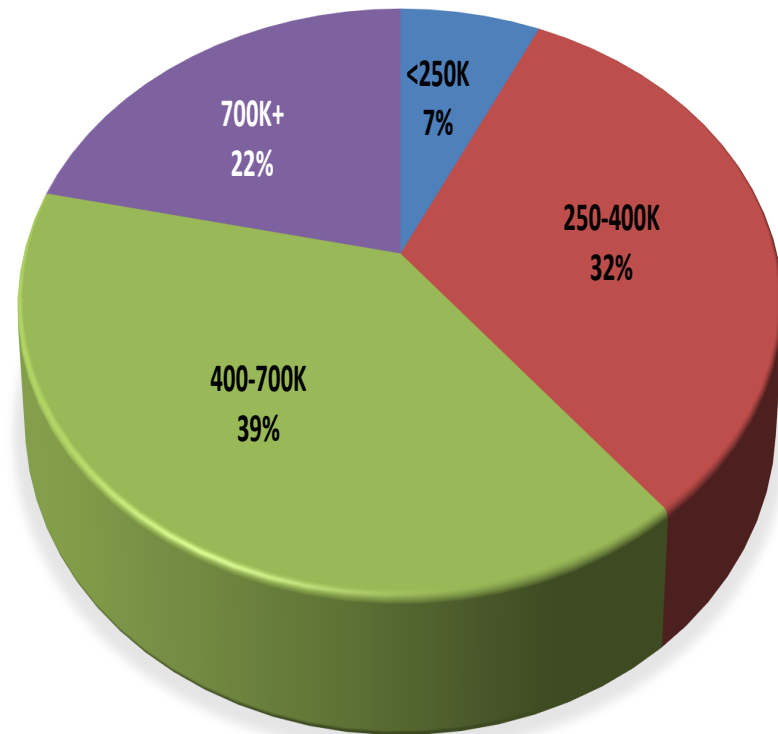
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Closed Units by Price Point



Closed Volume by Price Point

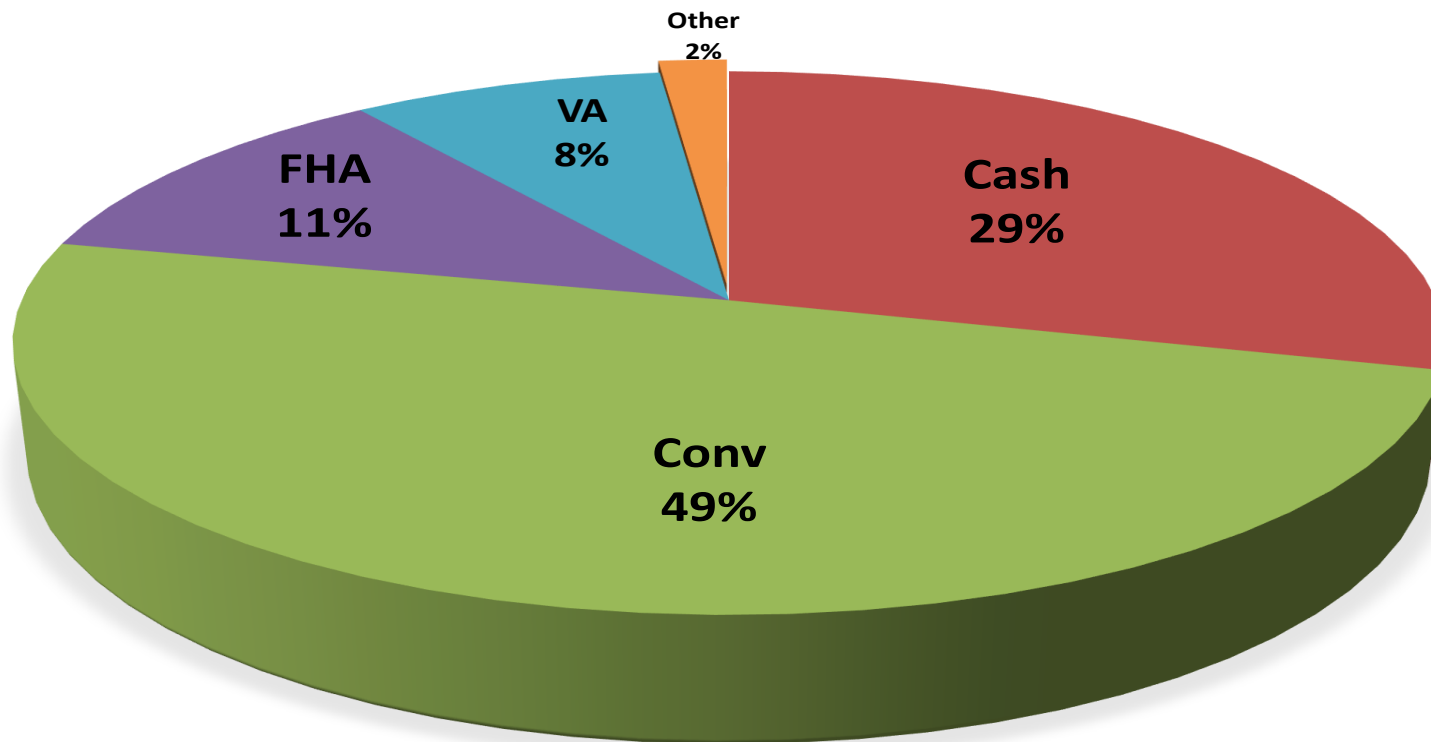




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Last Month's Closings by Sold Terms



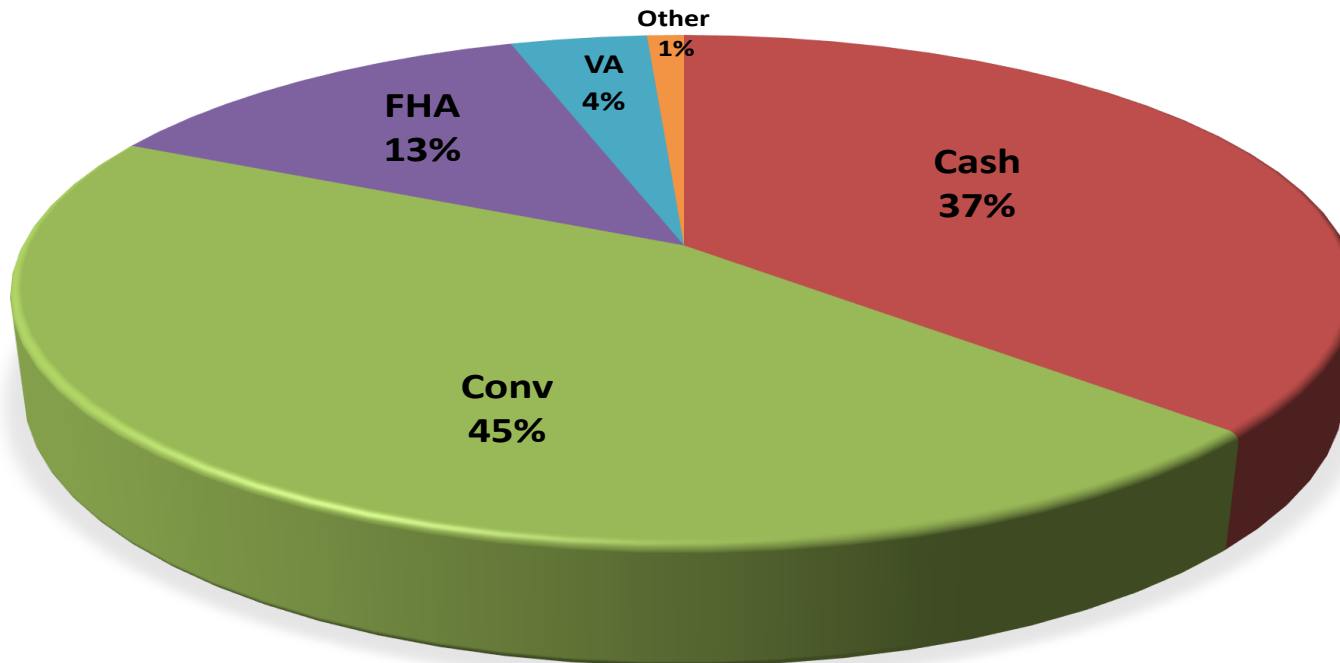
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**Closings By Sold Terms
Closings Less Than \$250,000**

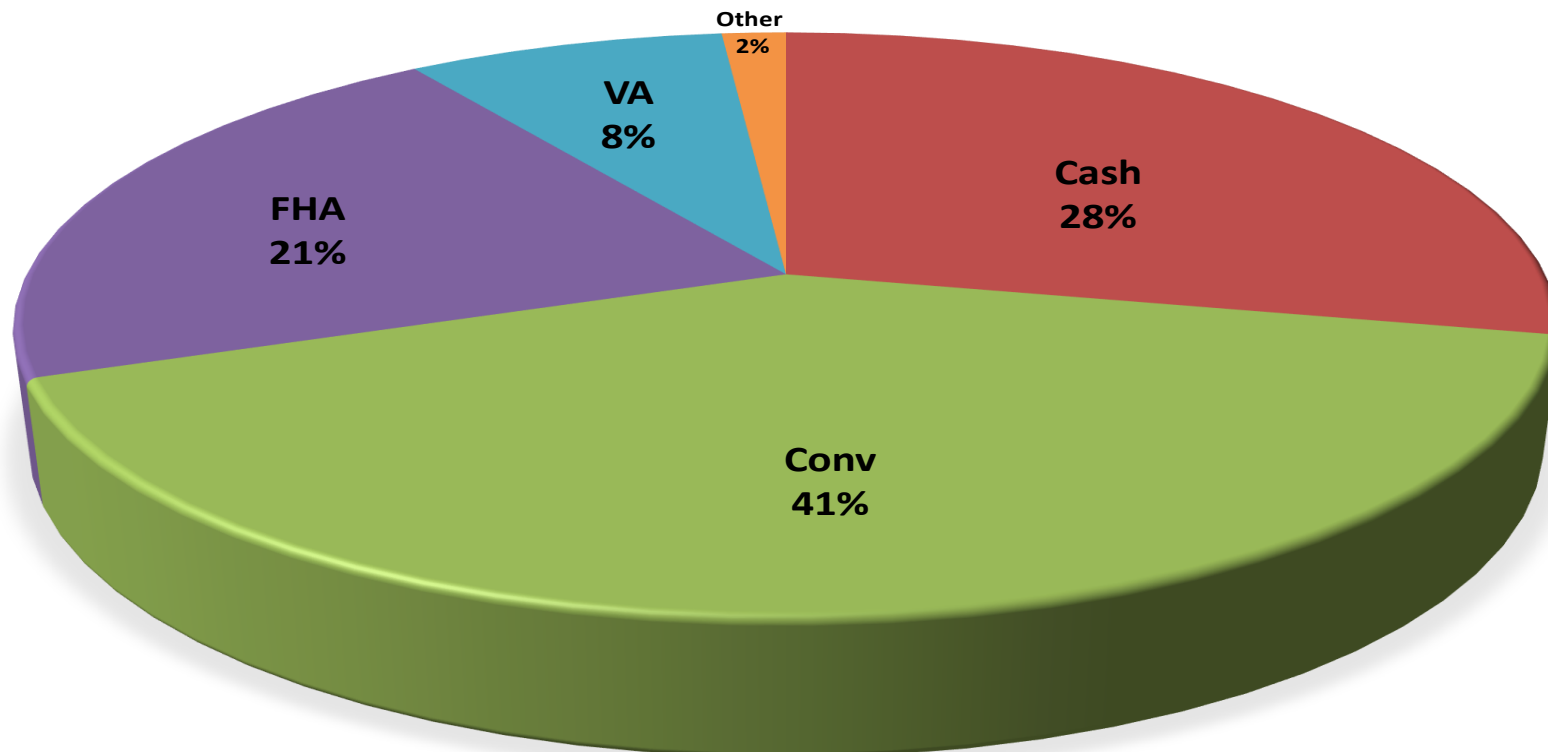




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Closings By Sold Terms
Closings Between \$250,000 and \$400,000

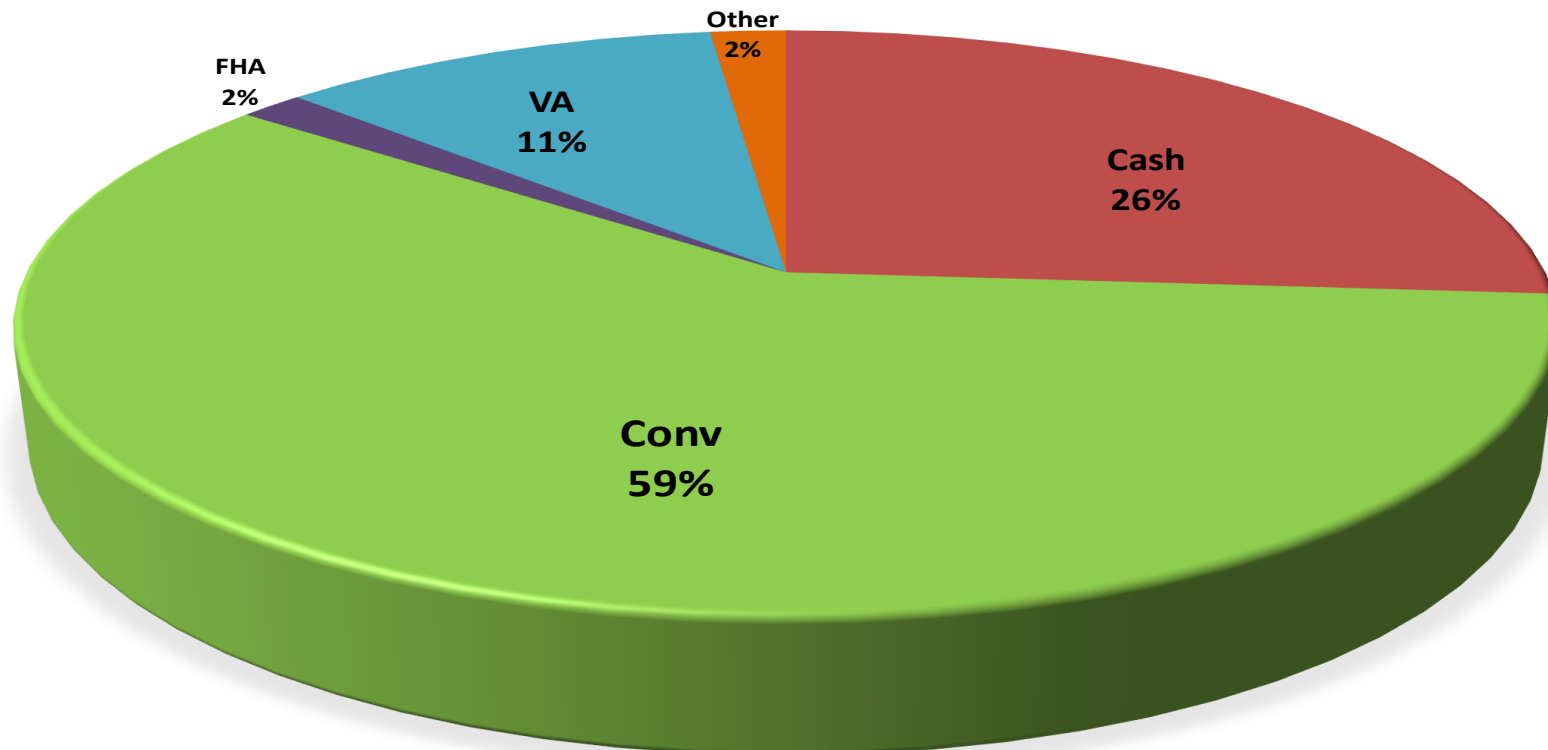




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Closings By Sold Terms
Closings Between \$400,000 and \$700,000

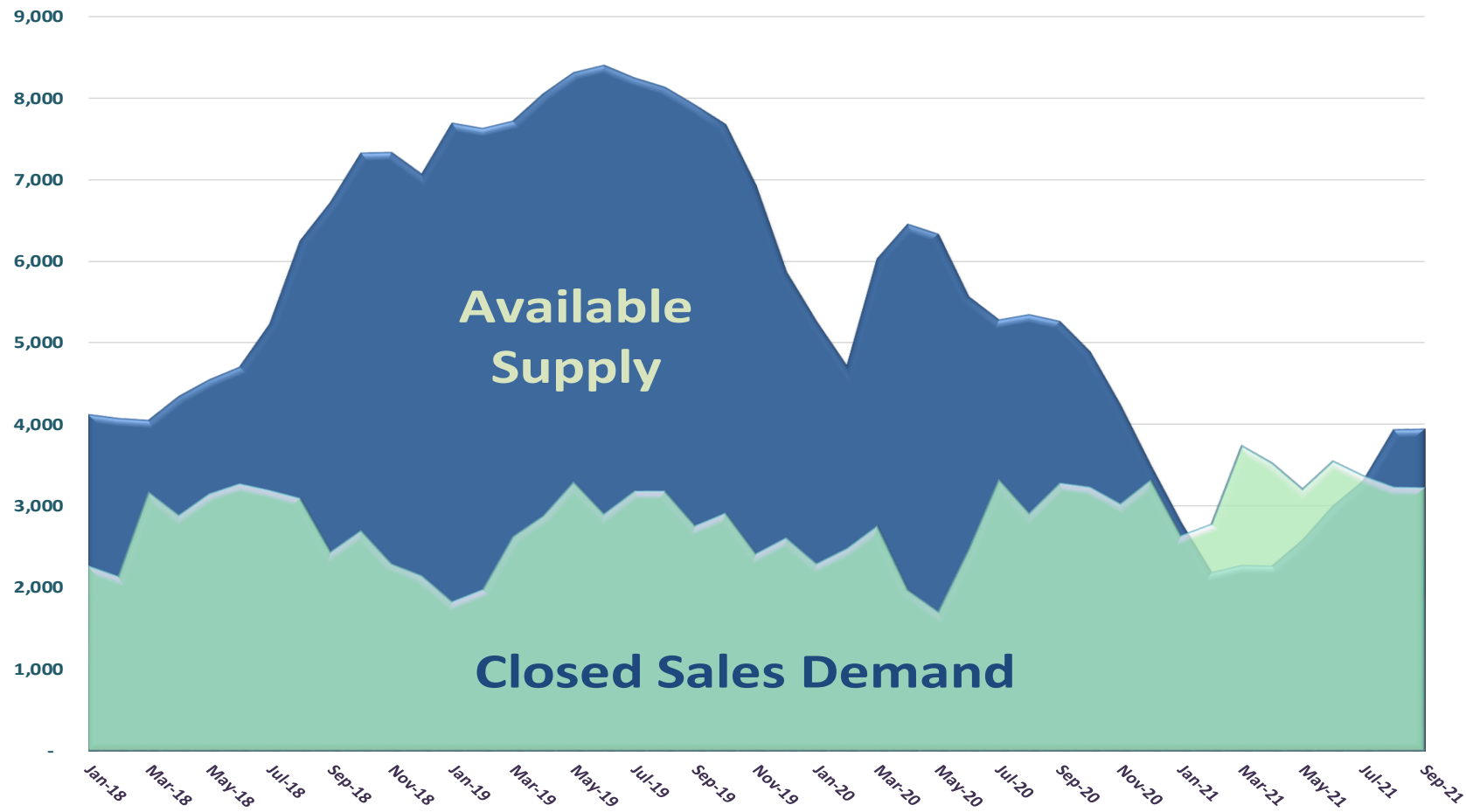




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Supply vs Demand - Single Family Residential



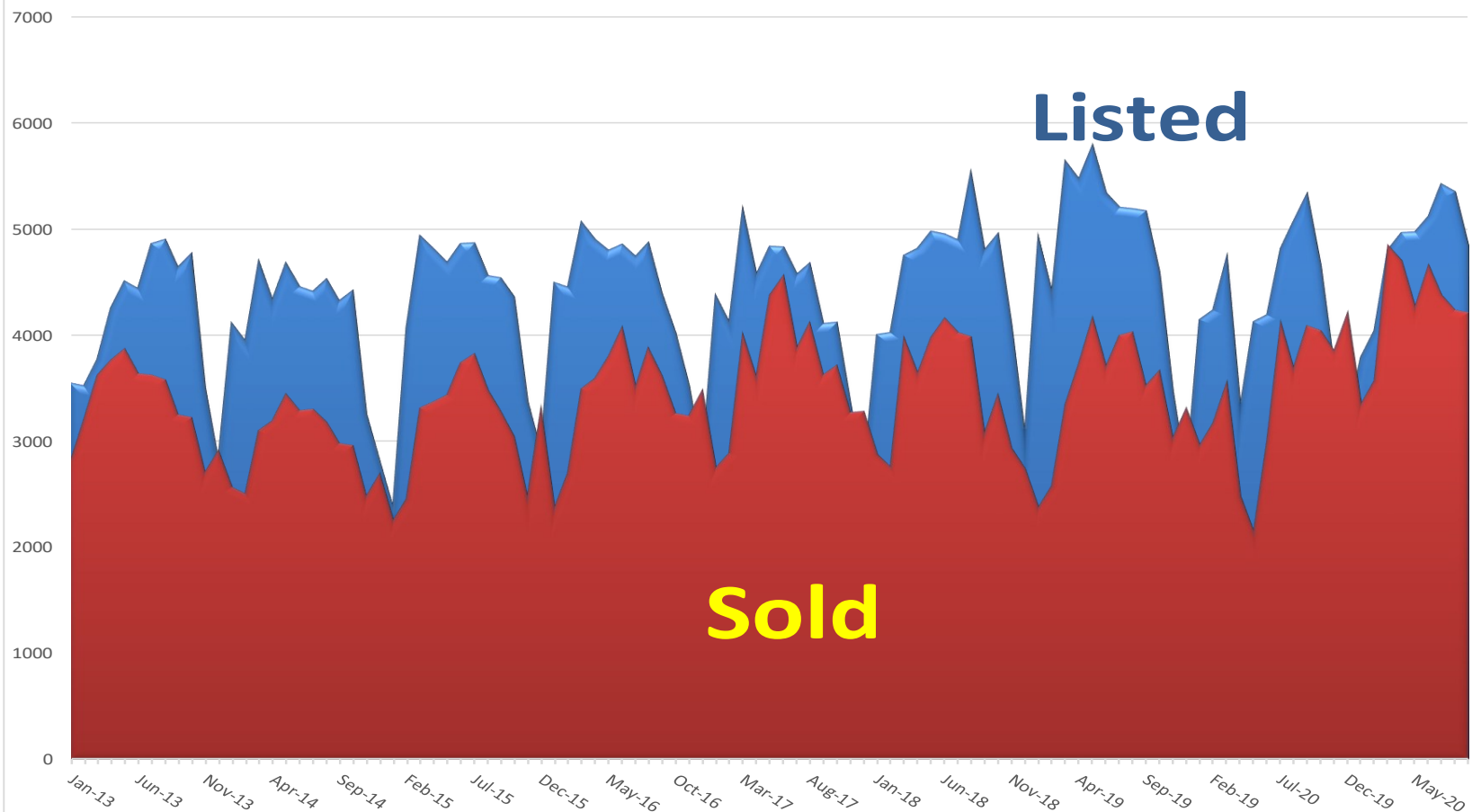
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Residential Listings Taken vs Listings Sold



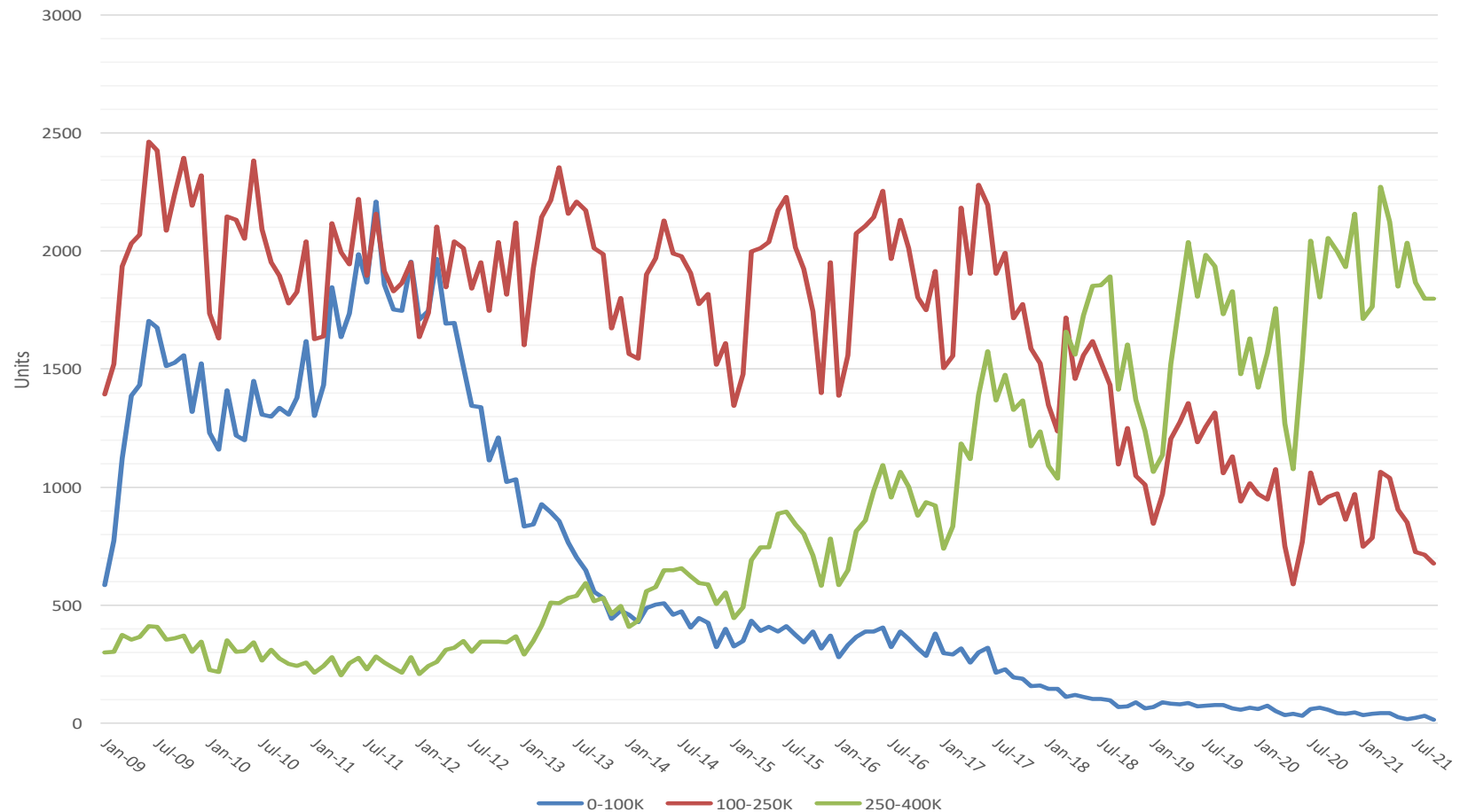
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Closed Units By Price Point - RES & VER



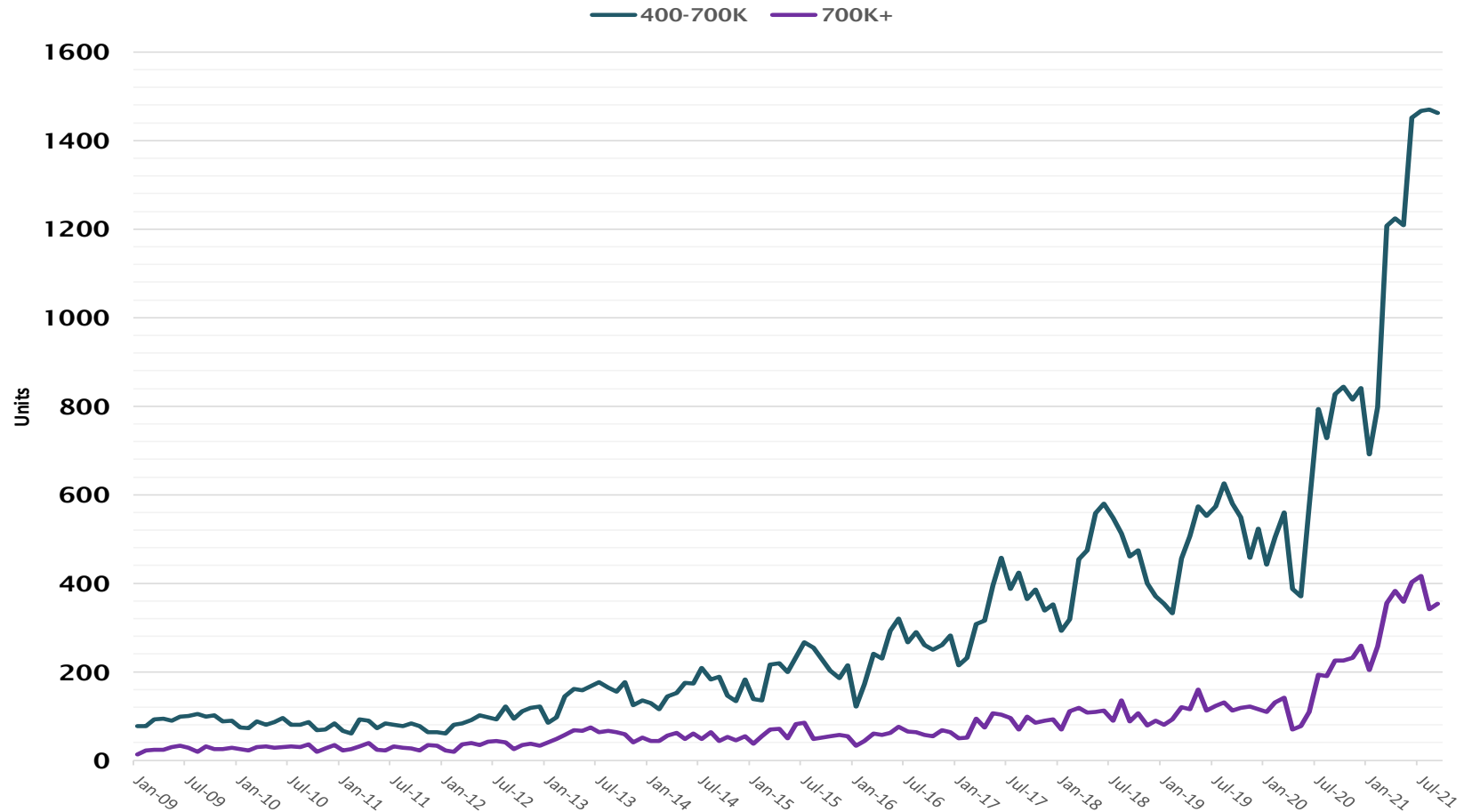
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