



EQUITY TITLE OF NEVADA

Las Vegas Market Update - March 2022

February 2022 Production Snapshot

	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	3,095	2,243	3,799	2,528	550,000	972,822	450,000	534,055	0.9	112.7%	24
CON/TWH	864	448	1,009	669	269,950	354,194	260,000	283,388	0.7	149.3%	20
Total Residential	3,959	2,691	4,808	3,197	500,000	869,951	422,500	481,601	0.8	118.8%	23
Hi-Rise	154	280	147	111	460,000	959,389	340,000	481,504	2.5	39.6%	47
Multiple Dwelling	50	45	66	33	500,000	531,655	464,500	460,097	1.4	73.3%	16
Vacant Land	364	2,256	298	167	59,900	350,709	55,000	237,298	13.5	7.4%	249
Luxury Sales (RES & VER) \$1M+	269	451	282	212	1,999,000	3,076,422	1,300,000	1,729,992	5.0	6.7%	47

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

January 2022 Production Snapshot

	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	3,061	2,277	3,599	2,565	550,000	952,048	435,000	527,491	0.9	112.6%	27
CON/TWH	754	457	901	711	262,000	335,704	243,000	257,520	0.6	155.6%	22
Total Residential	3,815	2,734	4,500	3,276	499,945	849,023	402,000	468,899	0.8	119.8%	26
Hi-Rise	168	281	161	84	469,900	991,072	397,000	612,925	3.3	29.9%	60
Multiple Dwelling	49	48	68	33	500,000	566,481	450,000	444,879	1.5	68.8%	27
Vacant Land	282	2,247	280	168	60,000	358,138	37,500	170,939	13.4	7.5%	207
Luxury Sales (RES & VER) \$1M+	216	441	221	122	1,950,000	3,090,559	1,472,500	1,946,745	5.0	4.0%	50

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



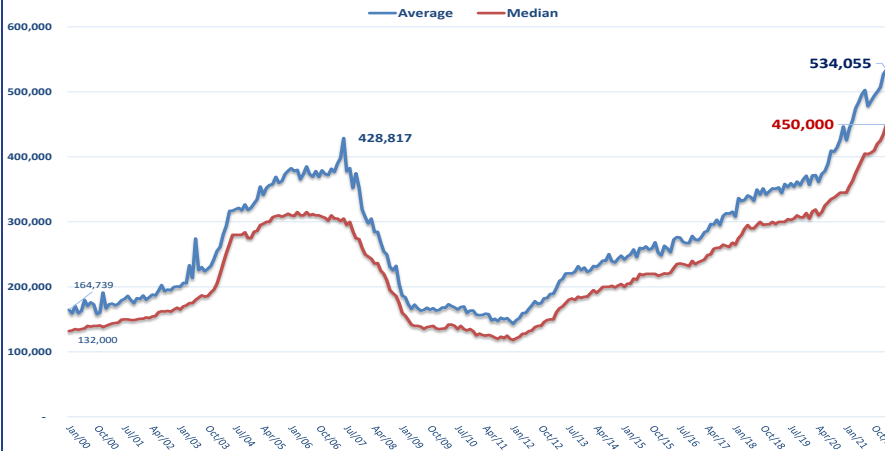
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Las Vegas Market Update - March 2022

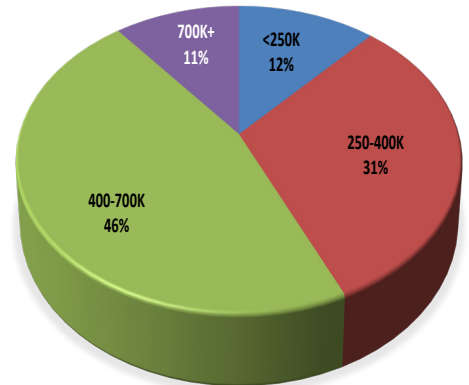
Greater Las Vegas
SFR Average List vs Closed Sale Prices



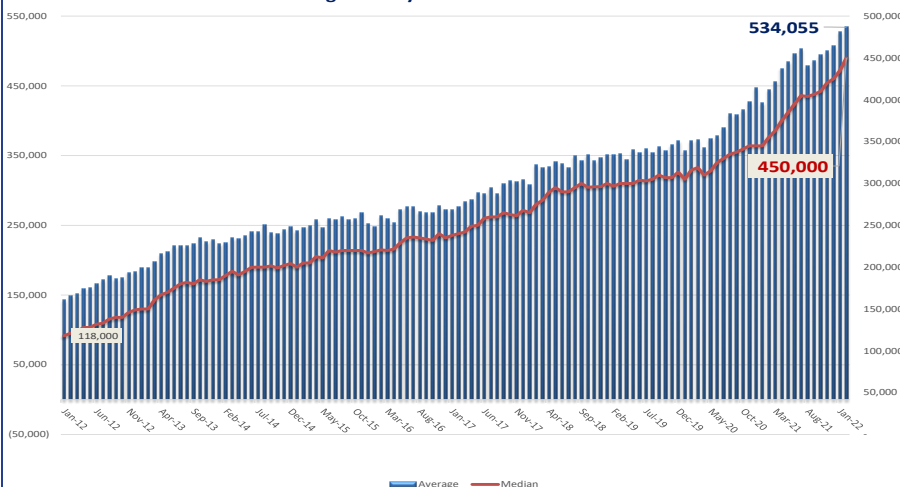
SFR Market Prices



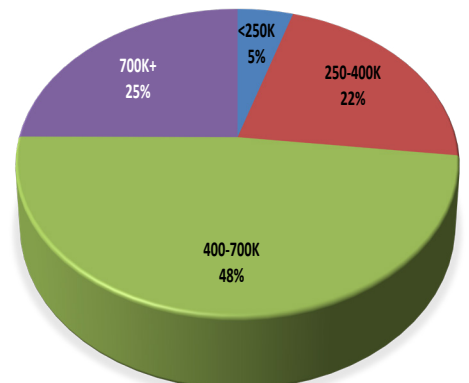
Closed Units by Price Point



Single Family Residential Price Trend



Closed Volume by Price Point



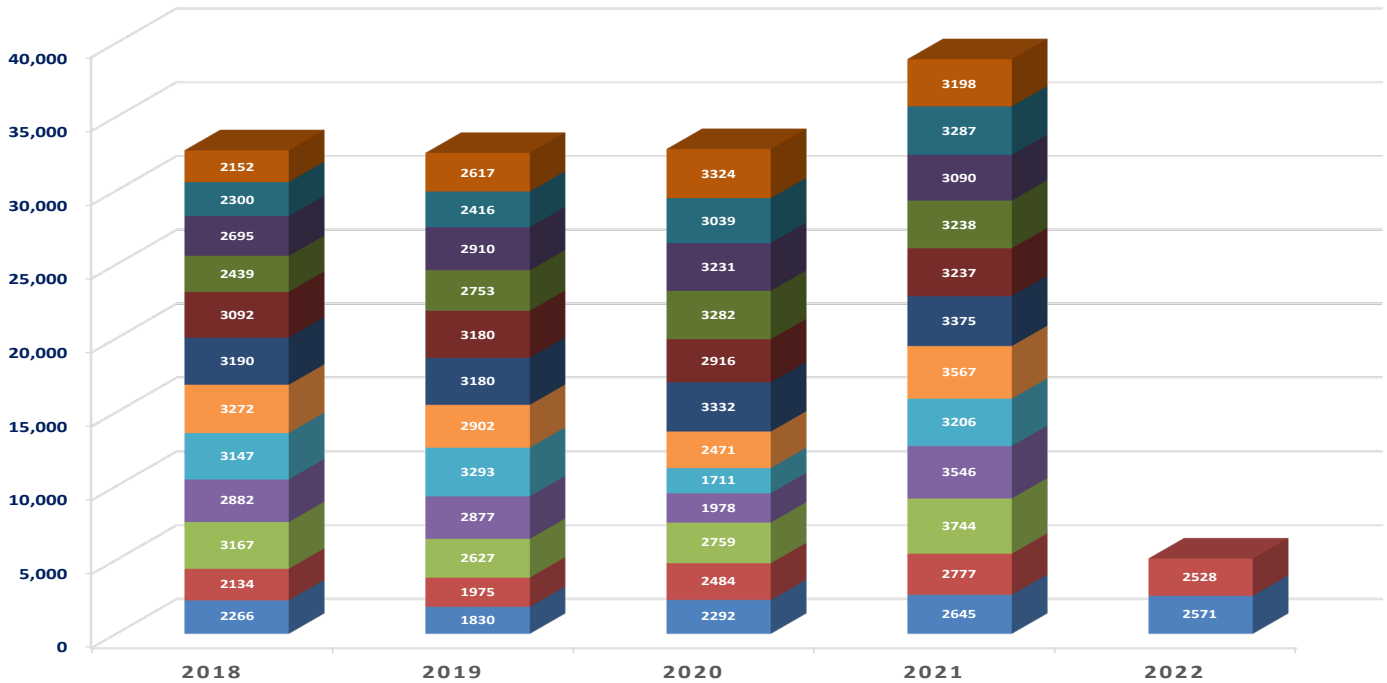


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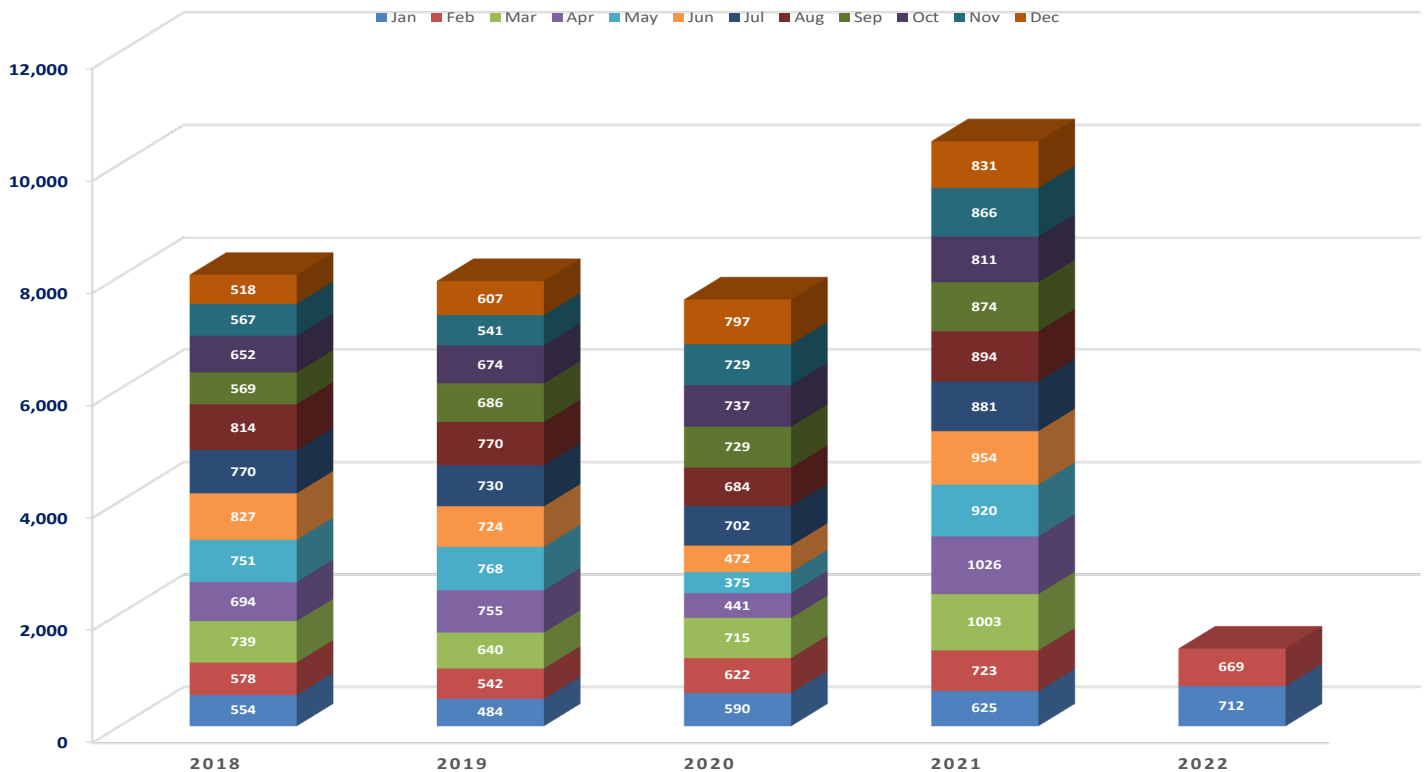
SINGLE FAMILY RESIDENTIAL CLOSINGS

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



CONDO / TOWNHOME CLOSINGS

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

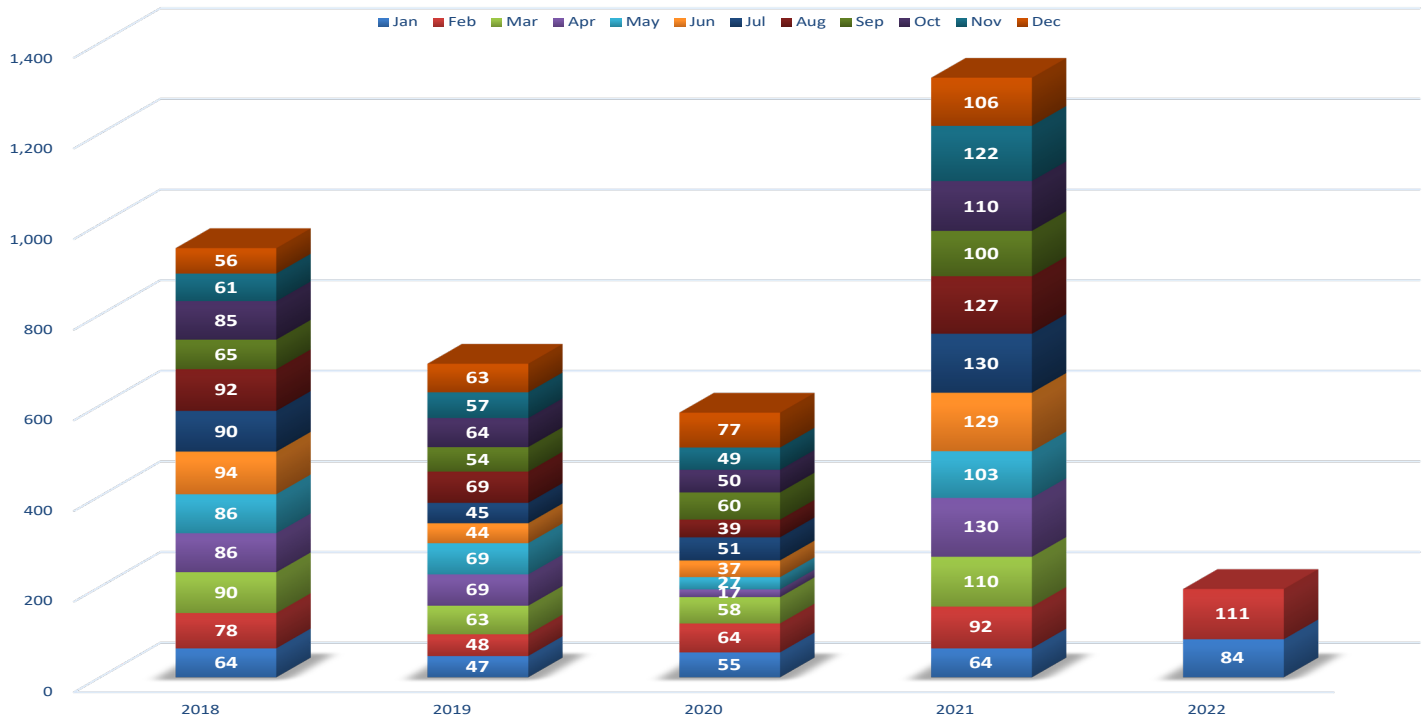




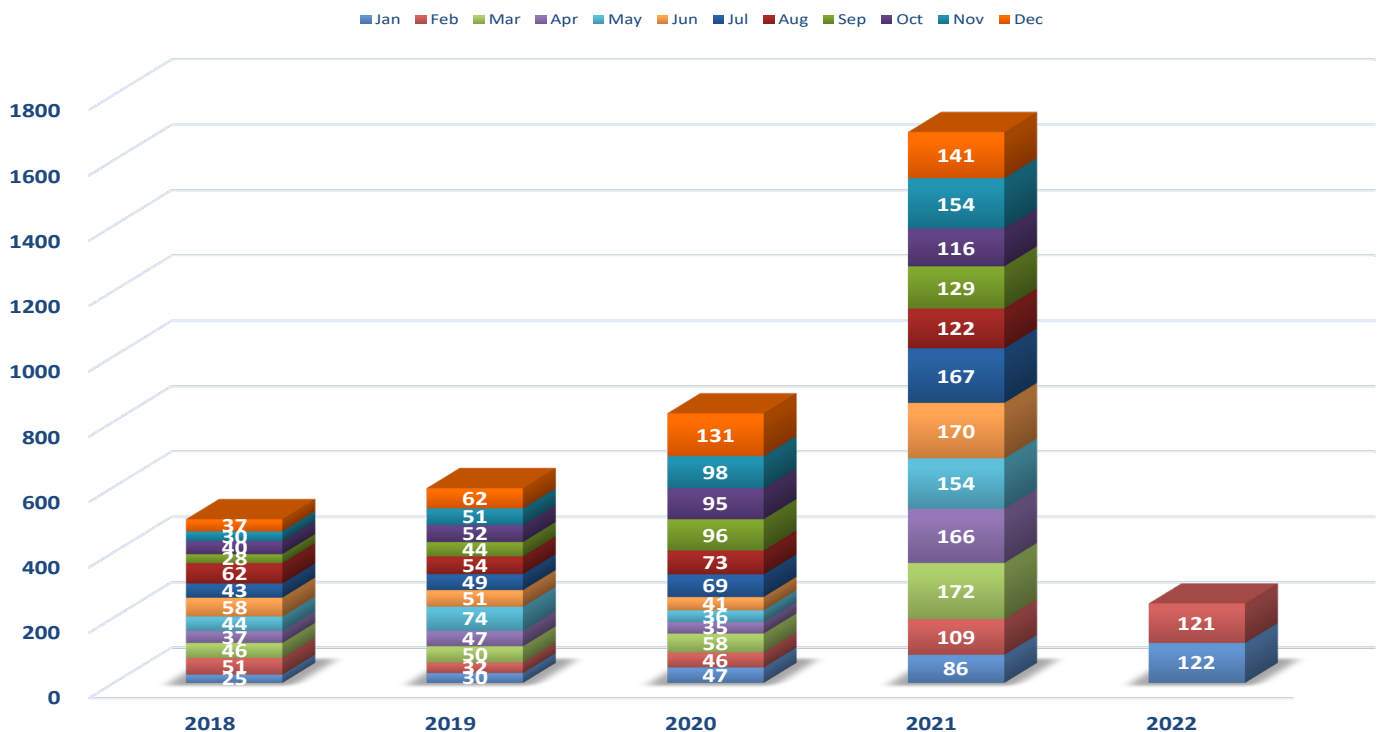
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Las Vegas Market Update - March 2022

Vertical / Hi-Rise Closings



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

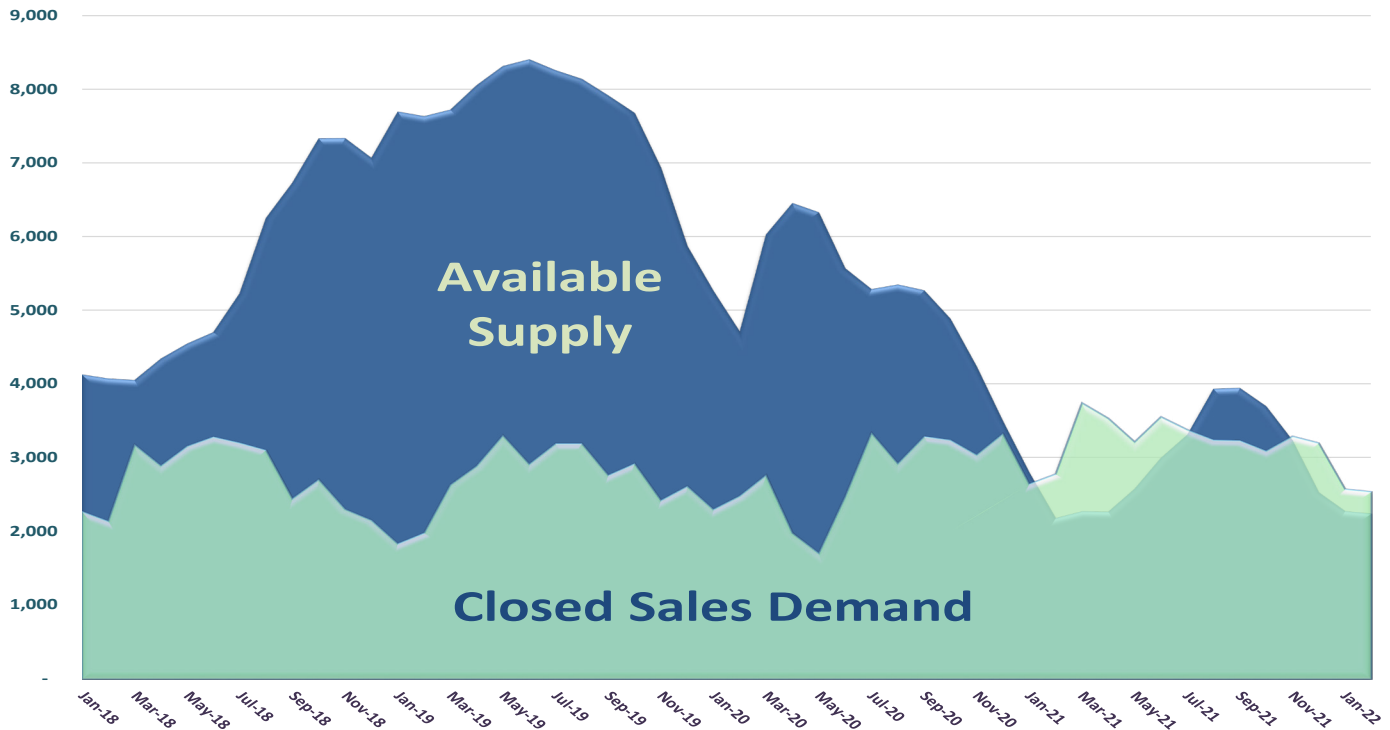




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Las Vegas Market Update - March 2022

Supply vs Demand - Single Family Residential



Single Family Residential Homes Months of Inventory





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Las Vegas Market Update - March 2022

SFR Closed Sales in Selected Communities - Last Six Months

	Sep	Oct	Nov	Dec	2022 Jan	Feb	Sparklines	Months of Inventory	Ave SP Last 6 Months	Ave Days to Sell
Aliante	25	17	32	31	20	15	■ ■ ■ ■ ■	1	499,512	25
Anthem	10	6	12	8	7	9	■ ■ ■ ■ ■	1	604,443	6
Cadence	18	18	22	26	19	19	■ ■ ■ ■ ■	2	503,523	21
Centennial Hills	34	28	32	36	25	28	■ ■ ■ ■ ■	1	524,328	15
Desert/South Shores	22	16	25	15	13	14	■ ■ ■ ■ ■	1	550,682	27
Green Valley	14	43	41	46	31	29	■ ■ ■ ■ ■	1	514,133	21
Green Valley Ranch	22	19	18	22	14	9	■ ■ ■ ■ ■	1	576,392	21
Inspirada	31	33	34	28	27	24	■ ■ ■ ■ ■	1	608,531	18
Iron Mountain Ranch	11	7	10	10	8	11	■ ■ ■ ■ ■	1	533,824	35
Lake Las Vegas	7	11	8	22	15	19	■ ■ ■ ■ ■	2	1,071,207	36
Lone Mountain	18	12	7	12	14	10	■ ■ ■ ■ ■	2	592,704	6
MacDonald Highlands	4	2	1	3	6	2	■ ■ ■ ■ ■	14	2,991,293	28
Mountains Edge	67	66	68	63	58	58	■ ■ ■ ■ ■	1	475,742	22
Peccole Ranch	8	11	9	16	12	13	■ ■ ■ ■ ■	1	490,167	9
Providence	44	28	50	39	31	26	■ ■ ■ ■ ■	1	478,099	9
Red Rock Cntry Club	9	6	7	6	5	5	■ ■ ■ ■ ■	3	1,712,237	33
Rhodes Ranch	24	26	22	27	26	16	■ ■ ■ ■ ■	2	535,924	19
Seven Hills	22	22	14	14	16	18	■ ■ ■ ■ ■	1	889,356	44
Siena (SFR & TWH)	7	18	17	9	9	7	■ ■ ■ ■ ■	1	631,933	21
Silverado Ranch	37	37	38	41	24	36	■ ■ ■ ■ ■	1	472,129	29
Silverstone Ranch	8	8	10	12	13	7	■ ■ ■ ■ ■	1	540,745	31
Skye Canyon	9	17	18	19	15	7	■ ■ ■ ■ ■	3	570,733	8
Southern Highlands	52	43	49	54	44	53	■ ■ ■ ■ ■	1	716,781	35
Spring Valley	19	26	33	25	10	16	■ ■ ■ ■ ■	1	460,670	18
Summerlin	68	57	63	56	38	52	■ ■ ■ ■ ■	1	863,441	23
Sun City Anthem	33	27	54	36	35	30	■ ■ ■ ■ ■	2	616,852	32
Sun City Summerlin	42	42	43	52	34	36	■ ■ ■ ■ ■	1	518,119	28
The Lakes	22	19	21	9	22	16	■ ■ ■ ■ ■	2	559,906	15
The Ridges	8	9	4	8	4	3	■ ■ ■ ■ ■	8	4,018,819	269
Tuscany	17	14	8	20	14	8	■ ■ ■ ■ ■	2	582,523	44
Other Groups										
Clark County	3,154	3,017	3,206	3,087	2,508	2,470	■ ■ ■ ■ ■	1	510,897	23
Boulder City	18	21	20	25	9	16	■ ■ ■ ■ ■	3	551,050	24
Pahrump	66	58	66	92	55	46	■ ■ ■ ■ ■	3	373,492	41
High Rise Sales	100	107	121	104	84	111	■ ■ ■ ■ ■	3	519,285	47
Luxury Sales (\$1M+)	133	116	154	141	122	121	■ ■ ■ ■ ■	5	1,803,664	47

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

	September	October	November	December	2022 January	February	Price Movement
Aliante	505,368	510,147	515,359	461,786	482,163	544,993	■ ■ ■ ■ ■
Anthem	553,450	484,833	673,954	655,350	549,471	645,667	■ ■ ■ ■ ■
Cadence	510,317	476,439	486,343	523,687	515,047	503,521	■ ■ ■ ■ ■
Centennial Hills	533,894	481,569	597,343	524,035	457,756	531,840	■ ■ ■ ■ ■
Desert/South Shores	527,139	464,900	603,584	498,433	694,931	513,279	■ ■ ■ ■ ■
Green Valley	537,286	590,151	603,547	258,318	579,295	599,945	■ ■ ■ ■ ■
Green Valley Ranch	611,124	509,460	548,533	599,359	597,179	600,028	■ ■ ■ ■ ■
Inspirada	599,611	593,936	605,335	607,225	636,830	614,333	■ ■ ■ ■ ■
Iron Mountain Ranch	531,864	491,429	533,180	580,800	479,419	560,209	■ ■ ■ ■ ■
Lake Las Vegas	809,143	1,208,095	1,523,750	986,893	1,013,249	1,041,345	■ ■ ■ ■ ■
Lone Mountain	614,139	453,325	731,857	471,042	773,607	516,700	■ ■ ■ ■ ■
MacDonald Highlands	2,312,500	2,120,000	995,000	2,038,333	4,254,167	3,859,135	■ ■ ■ ■ ■
Mountains Edge	480,864	464,505	448,302	461,521	485,249	520,725	■ ■ ■ ■ ■
Peccole Ranch	453,163	491,273	424,111	496,993	516,904	524,654	■ ■ ■ ■ ■
Providence	449,013	441,754	440,848	523,715	504,468	538,231	■ ■ ■ ■ ■
Red Rock Country Club	1,844,333	2,013,333	1,424,000	1,650,833	1,603,800	1,698,800	■ ■ ■ ■ ■
Rhodes Ranch	513,458	521,368	537,012	509,519	542,923	624,969	■ ■ ■ ■ ■
Seven Hills	1,164,045	615,136	996,750	1,055,936	670,588	870,152	■ ■ ■ ■ ■
Siena (SFR & TWH)	704,671	664,356	586,029	556,111	566,222	769,271	■ ■ ■ ■ ■
Silverado Ranch	430,447	421,461	519,777	449,549	492,333	528,997	■ ■ ■ ■ ■
Silverstone Ranch	548,938	475,825	529,830	600,633	488,400	615,714	■ ■ ■ ■ ■
Skye Canyon	559,088	547,438	576,972	568,096	593,433	584,756	■ ■ ■ ■ ■
Southern Highlands	755,738	557,591	791,010	566,498	787,852	833,202	■ ■ ■ ■ ■
Spring Valley	396,632	464,548	520,448	431,440	442,400	464,213	■ ■ ■ ■ ■
Summerlin	772,765	853,914	856,693	849,608	723,210	1,118,009	■ ■ ■ ■ ■
Sun City Anthem	576,473	615,677	674,713	583,111	597,449	621,300	■ ■ ■ ■ ■
Sun City Summerlin	494,191	482,625	538,661	493,072	548,544	570,350	■ ■ ■ ■ ■
The Lakes	531,270	465,568	706,700	561,889	487,786	616,687	■ ■ ■ ■ ■
The Ridges	3,418,750	3,869,889	5,020,375	3,965,625	5,216,750	3,275,000	■ ■ ■ ■ ■
Tuscany	533,746	608,714	504,888	624,050	604,071	576,444	■ ■ ■ ■ ■
Other Groups							
Clark County	490,896	497,873	504,369	512,921	531,446	537,423	■ ■ ■ ■ ■
Boulder City	519,133	720,738	487,920	550,452	476,889	485,806	■ ■ ■ ■ ■
Pahrump	354,045	364,588	378,726	367,542	384,349	404,026	■ ■ ■ ■ ■
High Rise Sales	492,303	504,303	566,875	469,967	612,925	481,504	■ ■ ■ ■ ■
Luxury Sales (\$1M+)	1,807,610	1,974,436	1,669,479	1,745,425	1,946,745	1,729,992	■ ■ ■ ■ ■