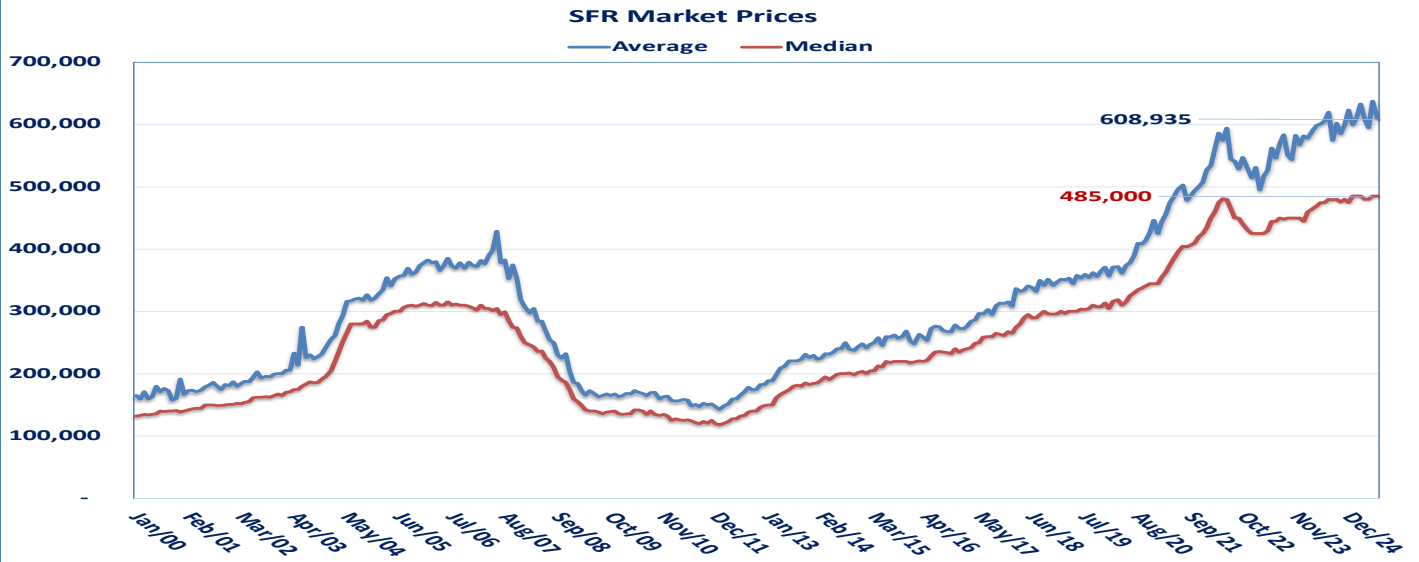


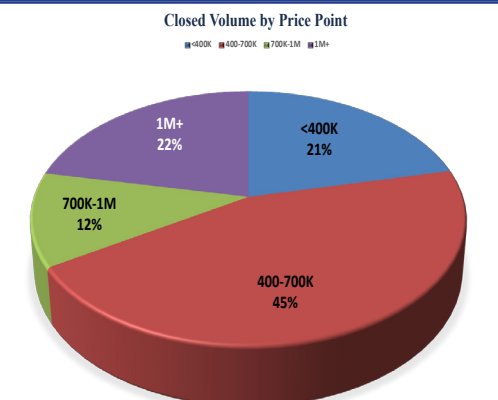
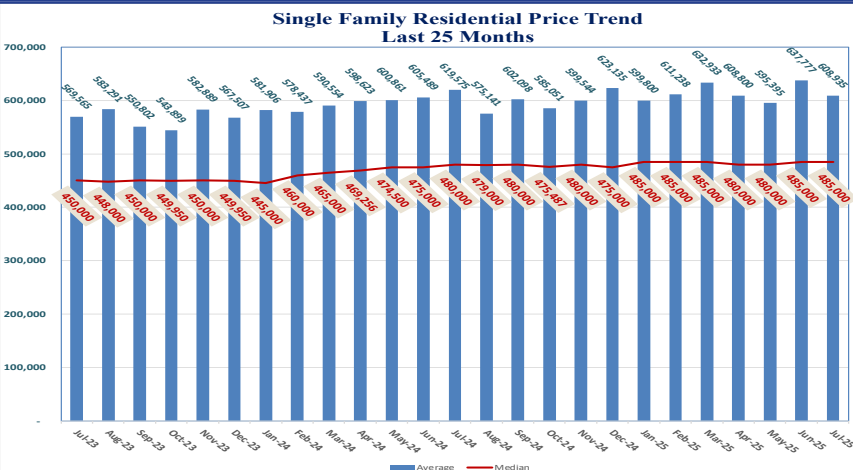
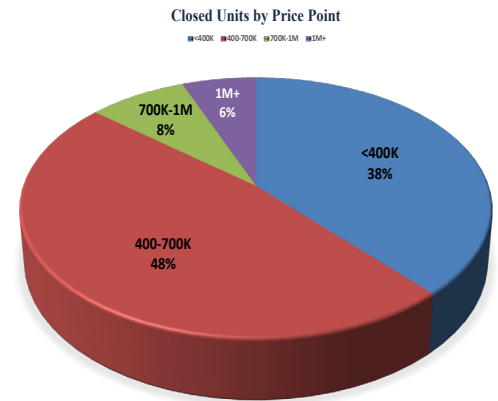
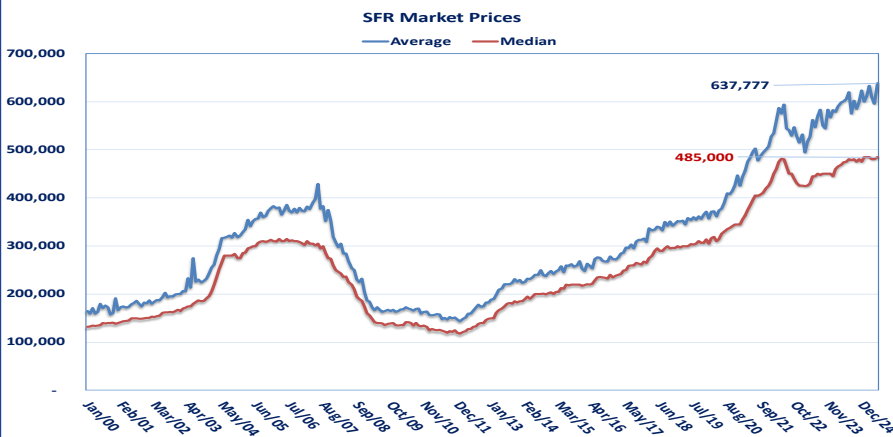


EQUITY TITLE OF NEVADA

Las Vegas Market Update - August 2025



	Closed 2024	Closed 2025	Change	% Change
Units	20,279	18,820	(1,459)	-7.2%
Volume (000)	\$ 10,771,938	\$ 10,309,301	\$ (462,637)	-4.3%





EQUITY TITLE OF NEVADA

Las Vegas Market Update - August 2025

July 2025 Market Data

	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 CDOM
SFR	3,489	7,615	2,154	2,045	549,349	882,291	485,000	608,935	4.3	20.9%	49
CON/TWH	993	2,753	555	551	279,900	340,679	290,000	309,452	6.0	16.7%	58
<i>Total Residential</i>	<i>4,482</i>	<i>10,368</i>	<i>2,709</i>	<i>2,596</i>	<i>475,000</i>	<i>738,478</i>	<i>440,000</i>	<i>545,370</i>	<i>4.8</i>	<i>19.9%</i>	<i>51</i>
Hi-Rise	152	608	56	43	449,900	826,980	485,000	746,139	16.0	6.5%	85
Multiple Dwelling	42	106	32	11	630,000	641,592	705,000	688,364	12.0	8.0%	48
Vacant Land	321	2,143	131	101	79,000	602,075	83,000	456,474	220.0	4.4%	146
Luxury Sales (RES & VER) \$1M+	415	1,295	195	171	1,699,000	2,767,376	1,435,000	1,969,026	9.0	11.5%	79

June 2025 Market Data

	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 CDOM
SFR	3,479	7,515	2,268	1,961	550,000	891,827	485,000	637,777	4.6	20.0%	45
CON/TWH	975	2,703	629	514	279,999	347,224	307,495	313,562	6.2	15.4%	57
<i>Total Residential</i>	<i>4,454</i>	<i>10,218</i>	<i>2,897</i>	<i>2,475</i>	<i>480,000</i>	<i>747,761</i>	<i>445,000</i>	<i>570,445</i>	<i>4.8</i>	<i>18.9%</i>	<i>48</i>
Hi-Rise	151	612	59	38	450,000	831,294	417,500	663,289	18.0	5.7%	69
Multiple Dwelling	35	99	28	11	620,000	654,531	585,000	647,193	11.2	8.7%	34
Vacant Land	235	2,040	136	120	75,000	626,980	41,000	313,800	18.0	5.5%	113
Luxury Sales (RES & VER) \$1M+	451	1,326	208	165	1,699,000	2,742,165	1,450,000	2,190,493	9.0	10.8%	70

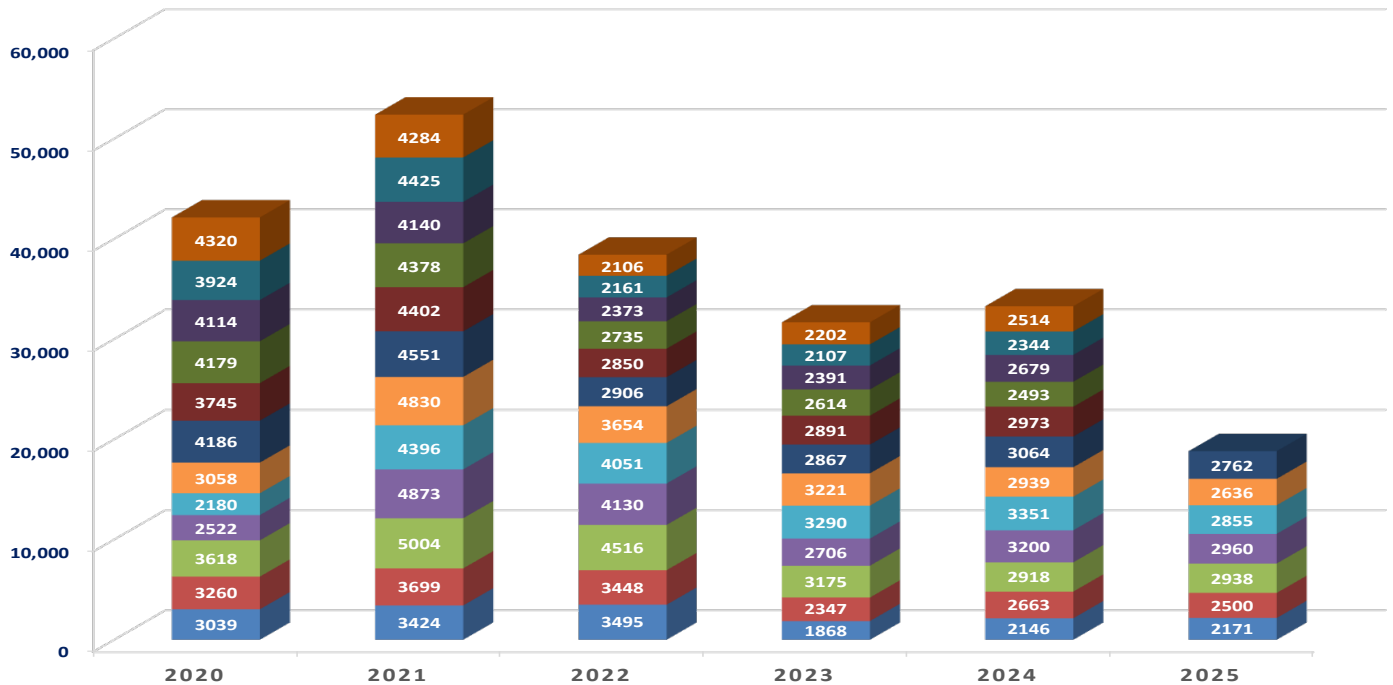


EQUITY TITLE OF NEVADA

Las Vegas Market Update - August 2025

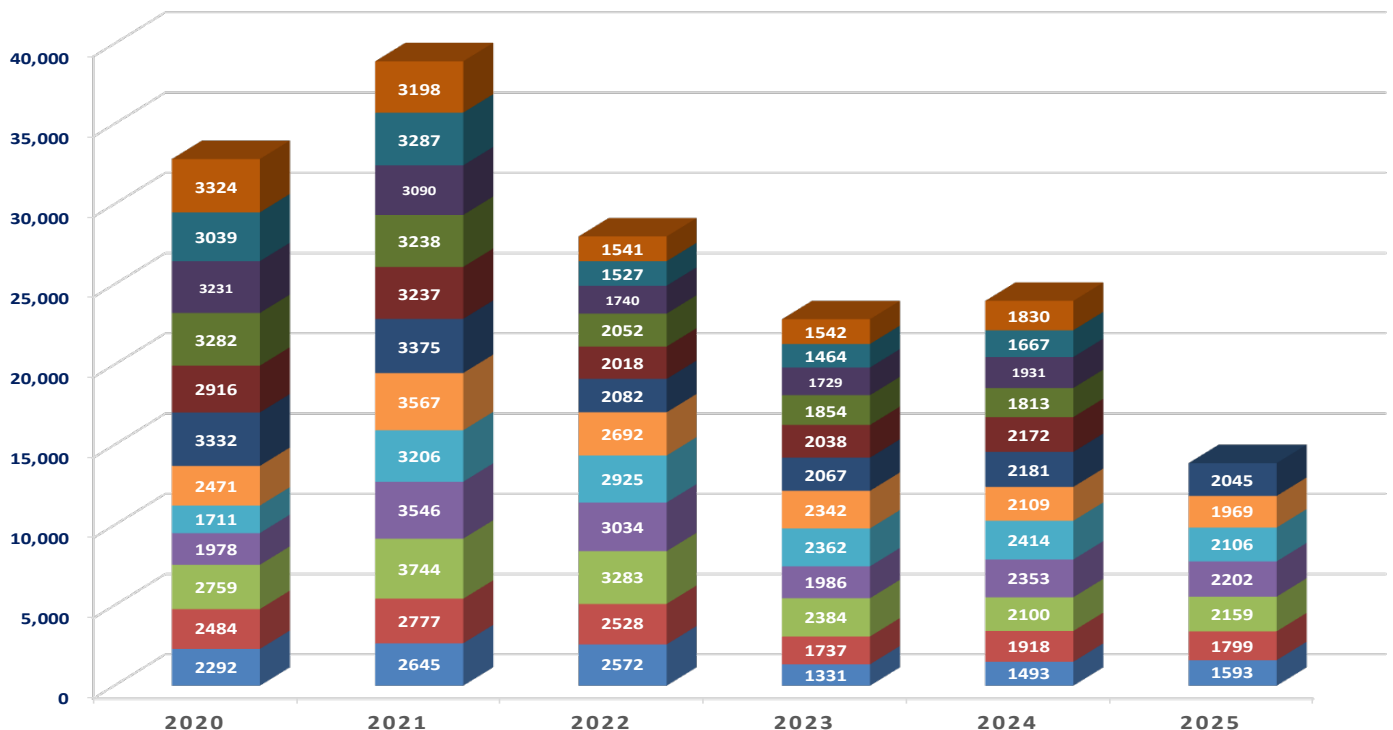
ALL RESALE CLOSINGS - RES, VER, MULTI

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



SINGLE FAMILY RESIDENTIAL CLOSINGS

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

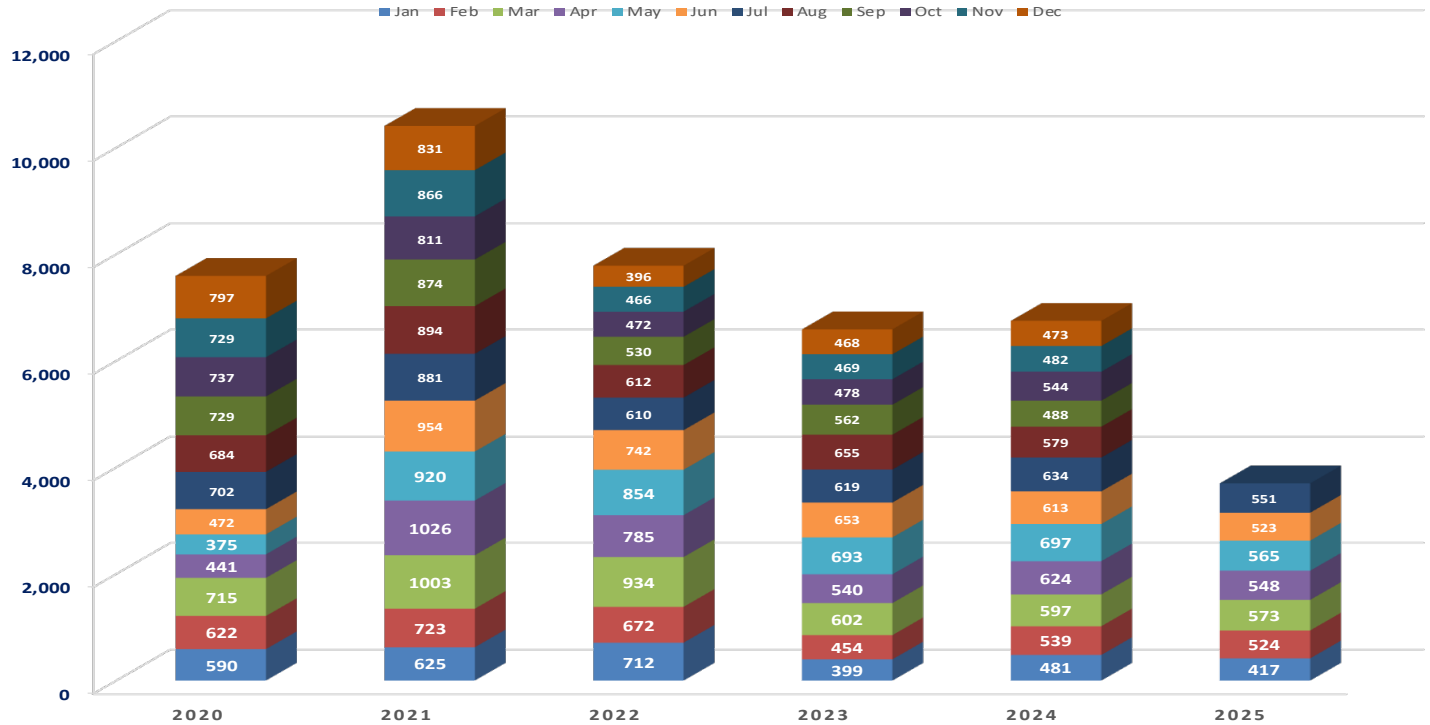




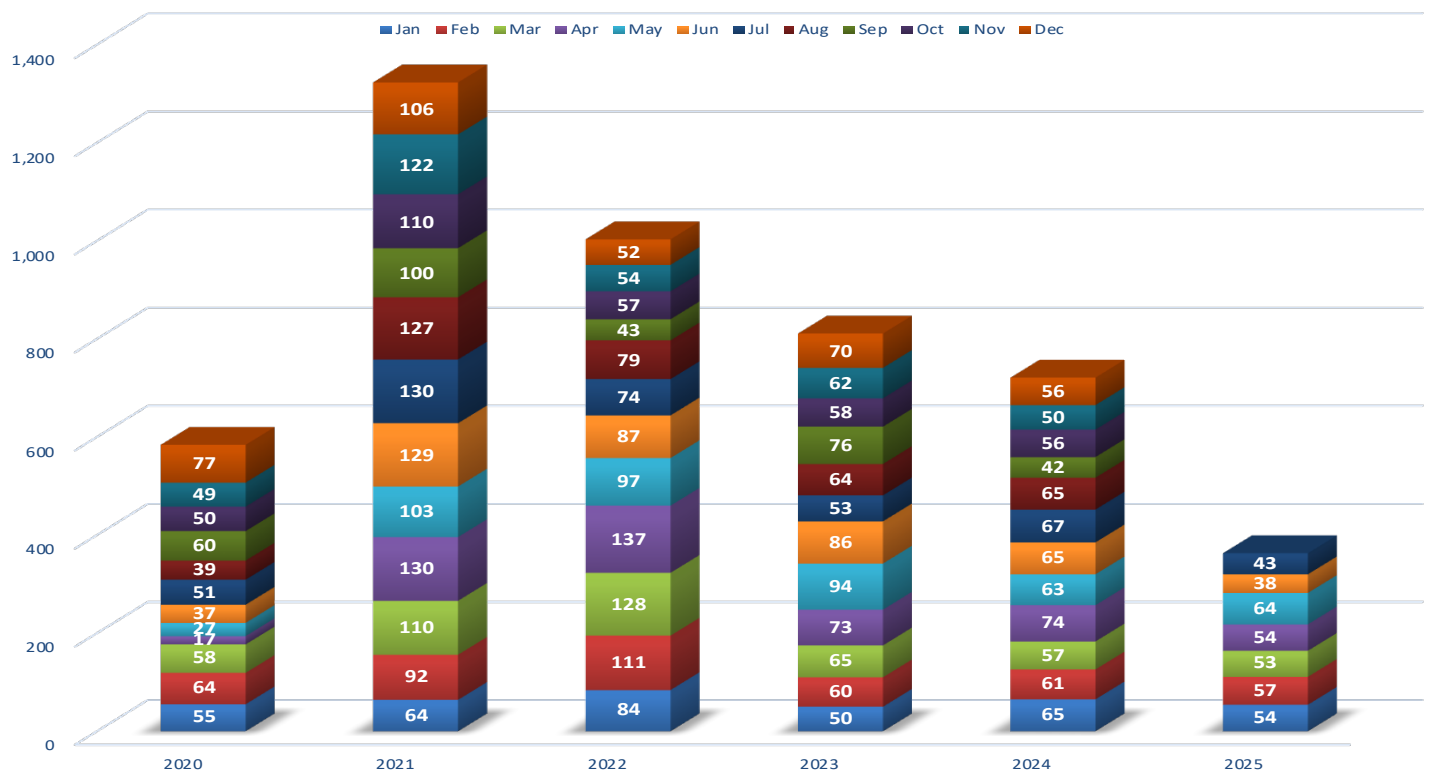
EQUITY TITLE OF NEVADA

Las Vegas Market Update - August 2025

CONDO / TOWNHOME CLOSINGS



VERTICAL / HI-RISE CLOSINGS



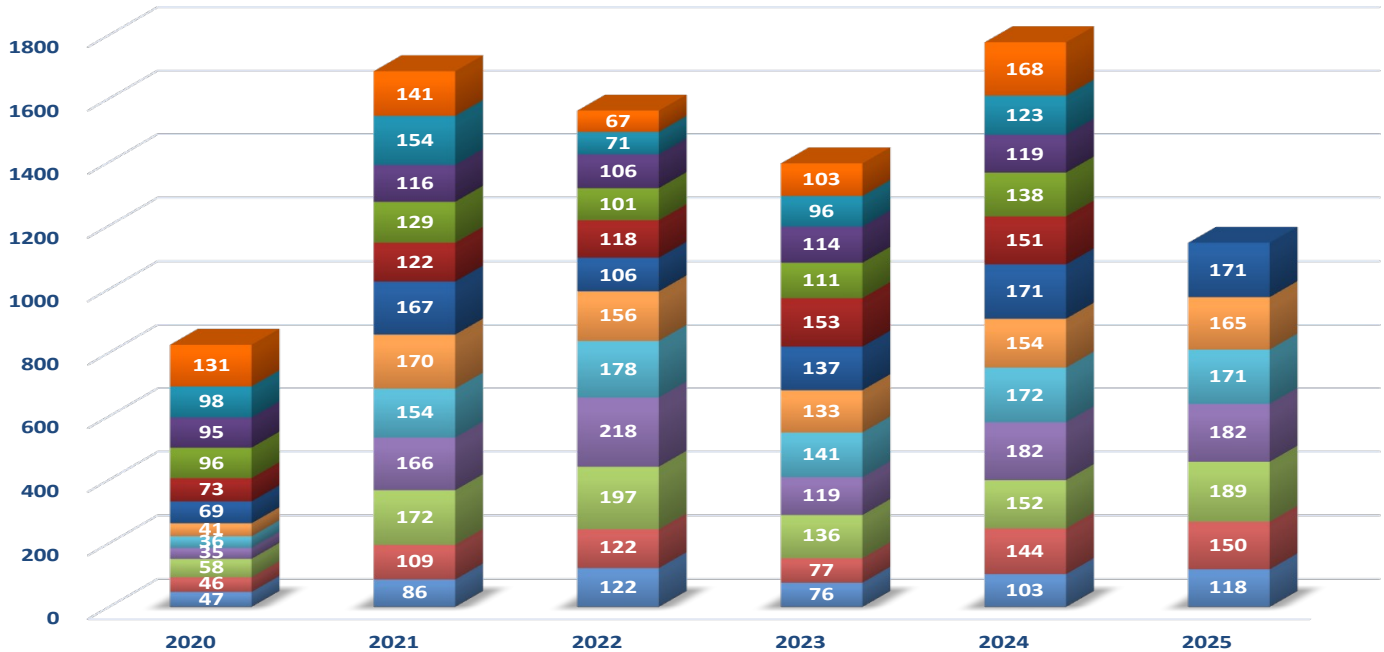


EQUITY TITLE OF NEVADA

Las Vegas Market Update - August 2025

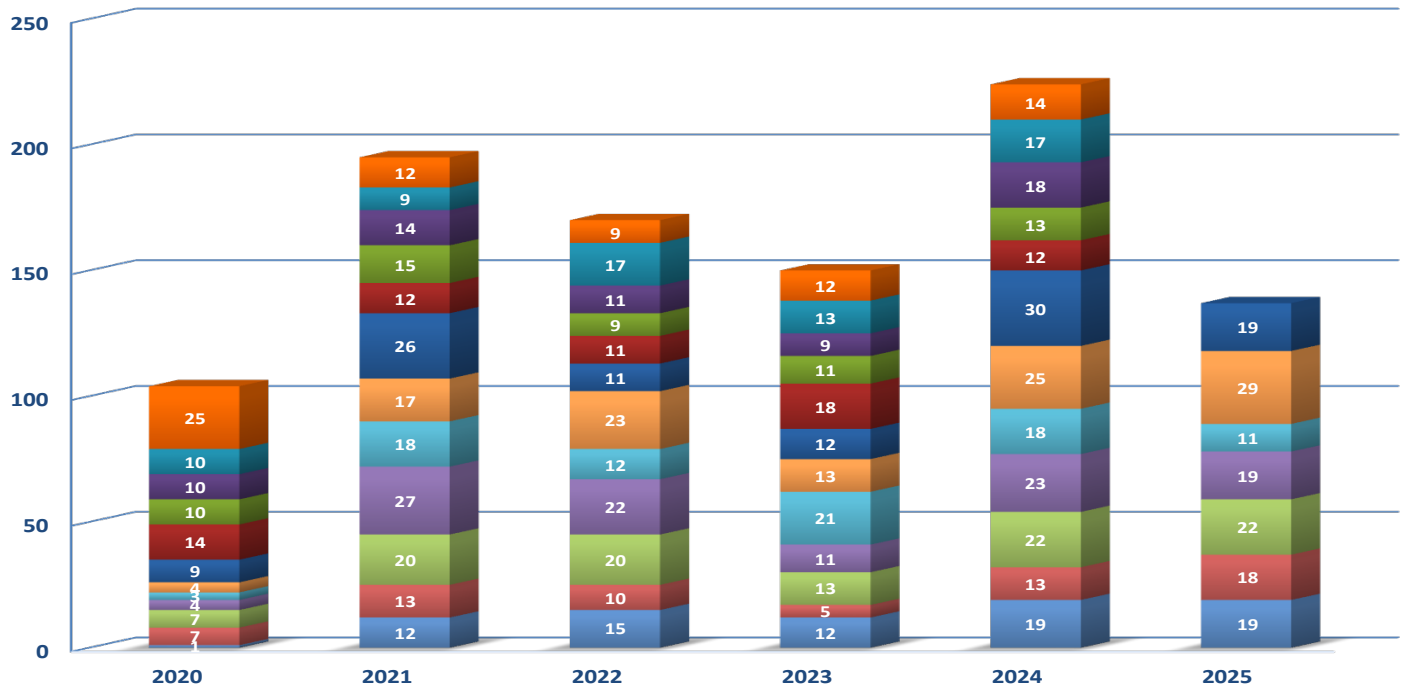
LUXURY SALES \$1,000,000 AND OVER

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



LUXURY SALES \$3,000,000 AND OVER

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

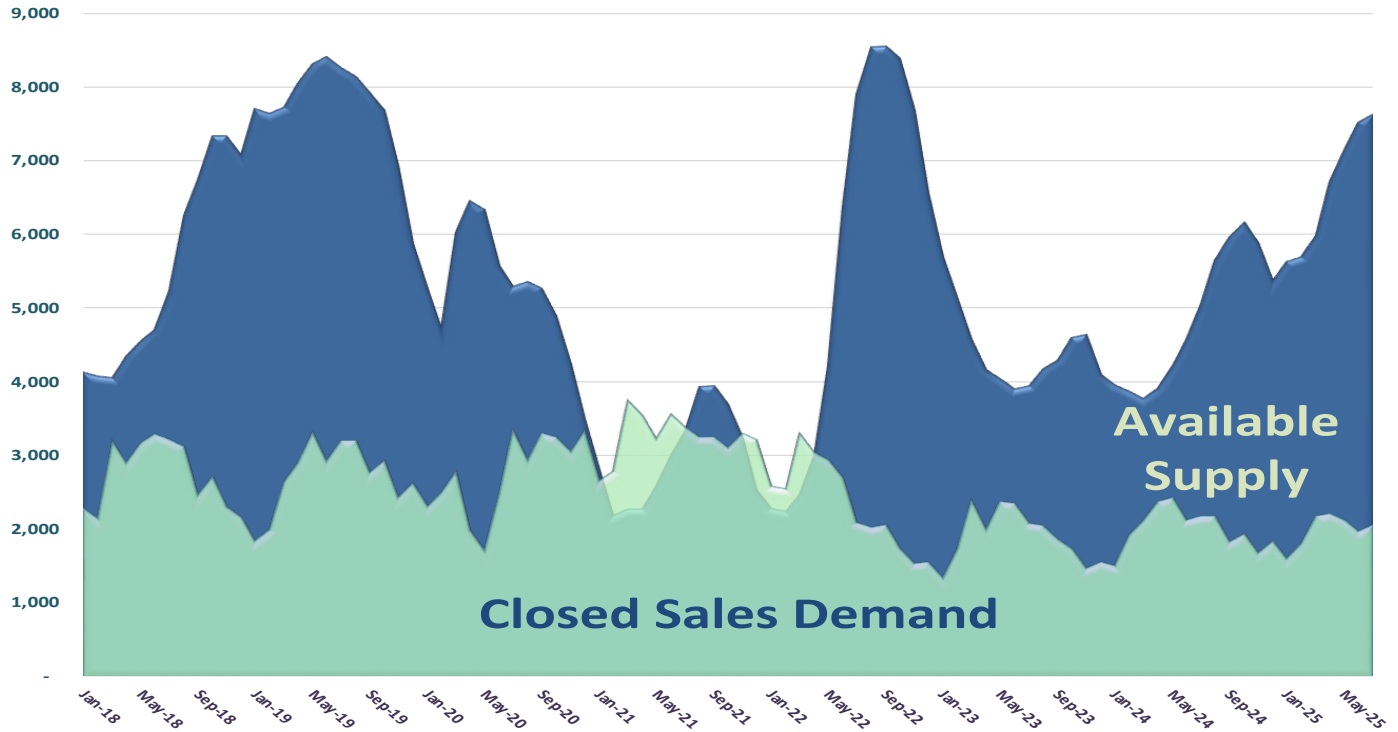




EQUITY TITLE OF NEVADA

Las Vegas Market Update - August 2025

Supply vs Demand - Single Family Residential



Single Family Residential Homes Months of Inventory





EQUITY TITLE OF NEVADA

Las Vegas Market Update - August 2025

SFR Closed Sales in Selected Communities - Last Six Months

	2025 Feb	Mar	Apr	May	Jun	July	Sparklines	Months of Inventory	Ave SP Last 6 Months	Ave Days to Sell
Aliante	6	15	13	16	11	29	-----	2	530,725	45
Anthem	7	5	7	5	4	4	-----	6	679,416	36
Anthem Cnty Club	7	13	12	2	5	8	-----	6	1,944,777	61
Cadence	48	63	59	49	66	42	-----	4	541,540	35
Centennial Hills	23	21	21	20	20	23	-----	4	653,377	45
Desert/South Shores	10	13	16	10	18	16	-----	4	679,146	51
Green Valley	29	26	26	37	20	30	-----	3	668,296	49
Green Valley Ranch	10	11	10	10	10	9	-----	3	721,844	28
Inspirada	8	20	13	19	23	21	-----	6	660,222	45
Iron Mountain Ranch	3	2	7	9	6	5	-----	8	588,781	66
Lake Las Vegas	19	26	27	14	21	24	-----	8	1,113,694	95
Lone Mountain	6	12	12	11	15	6	-----	5	635,987	35
MacDonald Highlands	2	5	5	6	8	8	-----	6	5,376,277	193
Mountains Edge	40	27	41	40	32	34	-----	5	557,065	39
Peccole Ranch	7	9	11	9	3	5	-----	6	588,396	35
Providence	16	21	23	22	16	26	-----	3	530,086	44
Red Rock Cntry Club	5	3	7	7	2	2	-----	20	2,455,692	58
Rhodes Ranch	9	8	14	13	10	9	-----	6	638,469	48
Seven Hills	9	7	10	6	8	8	-----	7	900,043	41
Siena (SFR & TWH)	8	6	10	9	10	7	-----	6	895,201	45
Silverado Ranch	20	22	32	23	25	30	-----	3	513,319	57
Silverstone Ranch	4	4	2	6	6	5	-----	4	602,476	58
Skye Canyon	29	30	30	25	25	19	-----	5	629,898	58
Southern Highlands	26	37	34	30	35	26	-----	7	1,102,570	61
Spring Valley	13	17	15	15	15	17	-----	4	491,833	45
Summerlin	17	31	34	32	38	27	-----	6	1,012,343	68
Sun City Anthem	32	34	28	37	33	31	-----	4	636,350	43
Sun City Summerlin	38	34	35	36	20	46	-----	3	574,394	65
The Lakes	6	9	7	11	5	15	-----	3	677,125	43
The Ridges	5	4	4	1	5	4	-----	8	5,081,196	24
Tuscany	5	11	6	6	7	6	-----	6	636,668	59
Other Groups										
Clark County	1,729	2,095	2,153	2,028	1,903	1,977	-----	4.3	622,729	48
Boulder City	13	19	11	13	10	11	-----	6	632,984	78
Pahrump	60	54	42	59	57	41	-----	9	422,529	54
High Rise Sales	57	53	54	64	38	43	-----	16	674,373	85
Luxury Sales (\$1M+)	150	189	182	171	165	171	-----	9	1,965,168	79

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

	2025 February	March	April	May	June	July	Price Movement
Aliante	481,566	533,660	500,564	520,838	563,854	545,786	-----
Anthem	594,214	666,980	708,129	874,000	671,250	558,750	-----
Anthem Cnty Club	2,285,857	2,116,308	1,881,375	942,500	2,071,000	1,634,375	-----
Cadence	531,875	528,173	547,586	534,748	543,369	569,193	-----
Centennial Hills	604,486	625,673	580,609	686,700	736,945	692,358	-----
Desert/South Shores	629,700	753,538	603,670	561,400	706,772	767,594	-----
Green Valley	687,279	668,192	747,804	691,031	660,540	558,260	-----
Green Valley Ranch	965,590	871,955	556,900	672,975	659,100	574,833	-----
Inspirada	553,488	703,388	658,996	600,214	678,637	694,656	-----
Iron Mountain Ranch	495,667	547,500	630,214	511,500	750,667	548,000	-----
Lake Las Vegas	1,184,447	951,693	1,140,762	1,221,048	1,069,274	1,178,973	-----
Lone Mountain	530,500	547,841	736,575	702,164	640,960	582,833	-----
MacDonald Highlands	6,312,500	5,769,800	5,586,122	4,323,300	4,312,500	6,618,625	-----
Mountains Edge	547,137	583,515	544,863	530,596	623,156	531,391	-----
Peccole Ranch	559,429	513,444	613,082	714,556	493,500	539,400	-----
Providence	531,219	505,619	536,639	540,677	511,356	545,919	-----
Red Rock Country Club	3,100,000	2,000,000	2,402,714	2,304,143	2,450,000	2,250,000	-----
Rhodes Ranch	596,667	561,500	664,446	706,115	670,580	574,889	-----
Seven Hills	716,417	1,469,984	630,950	1,011,900	1,017,625	742,813	-----
Siena (SFR & TWH)	967,500	661,667	854,490	1,115,444	835,113	873,571	-----
Silverado Ranch	495,880	485,000	536,466	504,413	496,140	542,167	-----
Silverstone Ranch	579,375	521,250	612,500	570,407	642,000	672,980	-----
Skye Canyon	597,003	615,861	638,587	691,287	582,566	670,057	-----
Southern Highlands	1,161,941	1,130,121	1,054,761	970,946	1,401,257	816,304	-----
Spring Valley	511,423	473,765	478,447	460,867	544,427	487,647	-----
Summerlin	1,106,029	1,072,144	904,853	984,287	1,142,963	869,467	-----
Sun City Anthem	650,953	652,176	655,768	601,751	623,985	640,835	-----
Sun City Summerlin	557,129	536,956	648,357	571,525	515,040	588,101	-----
The Lakes	523,900	677,944	699,518	670,527	1,120,780	584,427	-----
The Ridges	3,860,000	3,924,375	6,355,000	4,625,000	4,700,000	7,081,250	-----
Tuscany	674,200	684,682	637,000	521,483	635,000	634,167	-----
Other Groups							
Clark County	616,825	639,697	614,127	602,925	645,904	617,288	-----
Boulder City	667,485	695,316	627,991	590,462	587,615	581,036	-----
Pahrump	413,312	440,082	438,406	389,275	421,934	445,312	-----
High Rise Sales	560,797	609,845	890,007	605,385	663,289	746,139	-----
Luxury Sales (\$1M+)	1,886,257	2,076,311	1,943,092	1,713,764	2,190,493	1,969,026	-----