



## Las Vegas MarketWatch Report

	Jan-22	Jan-23	Yr to Yr Change
<b>Available Inventory</b>			
Single Family Residences	1,963	5,322	171.12%
Condos & Townhouses	418	1,259	201.20%
Totals (Combined SFR & C/THs)	2,381	6,581	176.40%
<b>New Listings Added In The Month</b>			
Single Family Residences	2,870	2,432	-15.26%
Condos & Townhouses	717	627	-12.55%
Totals (Combined SFR & C/THs)	3,587	3,059	-14.72%
<b>Under Contract</b>			
Single Family Residences	3,524	2,346	-33.43%
Condos & Townhouses	886	613	-30.81%
Totals (Combined SFR & C/THs)	4,410	2,959	-32.90%
<b>New Escrows Added In The Month</b>			
Single Family Residences	2,948	1,961	-33.48%
Condos & Townhouses	739	536	-27.47%
Totals (Combined SFR & C/THs)	3,687	2,497	-32.28%
<b>Closed</b>			
Single Family Residences	2,468	1,263	-48.82%
Condos & Townhouses	684	389	-43.13%
Totals (Combined SFR & C/THs)	3,152	1,652	-47.59%
<b>Months of Supply</b>			
Single Family Residences	0.80	3.82	380.27%
Condos & Townhouses	0.61	2.94	381.09%
Totals (Combined SFR & C/THs)	0.76	3.98	427.36%
<b>Average Days on Market</b>			
Single Family Residences	26	57	119.23%
Condos & Townhouses	22	54	145.45%
Totals (Combined SFR & C/THs)	25	56	124.00%
<b>Median List Price</b>			
Single Family Residences	\$569,000	\$485,000	-14.76%
Condos & Townhouses	\$260,000	\$285,000	9.62%
Totals (Combined SFR & C/THs)	\$513,500	\$450,000	-12.37%
<b>Median List Price of Sold Properties</b>			
Single Family Residences	\$435,000	\$440,000	1.15%
Condos & Townhouses	\$242,500	\$265,000	9.28%
Totals (Combined SFR & C/THs)	\$400,000	\$400,000	0.00%
<b>Median Sales Price</b>			
Single Family Residences	\$435,000	\$425,000	-2.30%
Condos & Townhouses	\$245,000	\$255,000	4.08%
Totals (Combined SFR & C/THs)	\$405,000	\$393,000	-2.96%
<b>LP to SP Ratio of Sold Properties</b>			
Single Family Residences	100.0%	96.59%	-3.41%
Condos & Townhouses	101.0%	96.23%	-4.76%
Totals (Combined SFR & C/THs)	101.3%	98.25%	-2.96%

This Report only uses GLVAR data from the Greater Las Vegas/Henderson area.  
It does not include Pahrump, Boulder City, Mesquite, Mt Charleston, Moapa, Overton, etc

**For more info, contact David Brownell, Real Broker, LLC, 702-220-9696**