



Las Vegas MarketWatch Report

	May-22	May-23	Yr to Yr Change
Available Inventory			
Single Family Residences	3,852	3,508	-8.93%
Condos & Townhouses	928	913	-1.62%
Totals (Combined SFR & C/THs)	4,780	4,421	-7.51%
New Listings Added In The Month			
Single Family Residences	4,061	2,522	-37.90%
Condos & Townhouses	1,111	719	-35.28%
Totals (Combined SFR & C/THs)	5,172	3,241	-37.34%
Under Contract			
Single Family Residences	3,062	2,615	-14.60%
Condos & Townhouses	883	790	-10.53%
Totals (Combined SFR & C/THs)	3,945	3,405	-13.69%
New Escrows Added In The Month			
Single Family Residences	2,792	2,296	-17.77%
Condos & Townhouses	816	696	-14.71%
Totals (Combined SFR & C/THs)	3,608	2,992	-17.07%
Closed			
Single Family Residences	2,774	2,215	-20.15%
Condos & Townhouses	830	675	-18.67%
Totals (Combined SFR & C/THs)	3,604	2,890	-19.81%
Months of Supply			
Single Family Residences	1.39	1.58	13.94%
Condos & Townhouses	1.12	1.35	20.77%
Totals (Combined SFR & C/THs)	1.33	1.53	15.02%
Average Days on Market			
Single Family Residences	15	42	180.00%
Condos & Townhouses	12	39	225.00%
Totals (Combined SFR & C/THs)	14	42	200.00%
Median List Price			
Single Family Residences	\$580,000	\$550,000	-5.17%
Condos & Townhouses	\$299,000	\$299,000	0.00%
Totals (Combined SFR & C/THs)	\$526,000	\$499,000	-5.13%
Median List Price of Sold Properties			
Single Family Residences	\$478,000	\$450,000	-5.86%
Condos & Townhouses	\$280,000	\$275,000	-1.79%
Totals (Combined SFR & C/THs)	\$441,000	\$415,000	-5.90%
Median Sales Price			
Single Family Residences	\$485,000	\$445,000	-8.25%
Condos & Townhouses	\$285,000	\$275,000	-3.51%
Totals (Combined SFR & C/THs)	\$451,000	\$410,000	-9.09%
LP to SP Ratio of Sold Properties			
Single Family Residences	101.5%	98.89%	-2.57%
Condos & Townhouses	101.8%	100.00%	-1.77%
Totals (Combined SFR & C/THs)	102.3%	98.80%	-3.43%

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