



Las Vegas Market Watch Trend

	Jan-21	Feb-21	Mar-21	Apr-21	May-21	Jun-21	Jul-21	Aug-21	Sep-21	Oct-21	Nov-21	Dec-21	Jan-22
Available Inventory													
Single Family Residences	2,509	1,963	1,909	1,945	2,289	2,658	3,007	3,256	3,460	3,313	2,831	2,152	1,963
Condos & Townhouses	941	778	660	577	622	666	662	687	725	620	543	383	418
Totals (Combined SFR & C/THs)	3,450	2,741	2,569	2,522	2,911	3,324	3,669	3,943	4,185	3,933	3,374	2,535	2,381
New Listings Added in the Month													
Single Family Residences	2,813	3,011	3,523	3,674	3,709	3,808	4,168	4,058	3,678	3,556	2,806	2,185	2,870
Condos & Townhouses	781	838	964	980	982	961	1,037	1,025	873	870	701	611	717
Totals (Combined SFR & C/THs)	3,594	3,849	4,487	4,654	4,691	4,769	5,205	5,083	4,551	4,426	3,507	2,796	3,587
Under Contract													
Single Family Residences	4,166	4,595	4,283	4,246	4,207	3,999	3,850	3,244	4,011	3,976	3,712	3,115	3,524
Condos & Townhouses	1,127	1,192	1,199	1,198	1,158	1,101	1,018	848	1,079	1,067	980	861	886
Totals (Combined SFR & C/THs)	5,293	5,787	5,482	5,444	5,365	5,100	4,868	4,092	5,090	5,043	4,692	3,976	4,410
New Escrows Added in the Month													
Single Family Residences	3,235	3,446	3,629	3,522	3,423	3,552	3,027	3,326	3,238	3,366	3,093	2,624	2,948
Condos & Townhouses	861	947	1,073	1,040	983	966	849	871	895	900	819	767	739
Totals (Combined SFR & C/THs)	4,096	4,393	4,702	4,562	4,406	4,518	3,876	4,197	4,133	4,266	3,912	3,391	3,687
Closed													
Single Family Residences	2,550	2,661	3,604	3,389	3,053	3,404	3,238	3,094	3,091	2,965	3,146	3,014	2,468
Condos & Townhouses	599	706	965	996	889	910	845	851	836	783	838	806	684
Totals (Combined SFR & C/THs)	3,149	3,367	4,569	4,385	3,942	4,314	4,083	3,945	3,927	3,748	3,984	3,820	3,152
Months of Supply													
Single Family Residences	0.98	0.74	0.53	0.57	0.75	0.78	0.93	1.05	1.12	1.12	0.90	0.71	0.80
Condos & Townhouses	1.57	1.10	0.68	0.58	0.70	0.73	0.78	0.81	0.87	0.79	0.65	0.48	0.61
Totals (Combined SFR & C/THs)	1.10	0.81	0.56	0.58	0.74	0.77	0.90	1.00	1.07	1.05	0.85	0.66	0.76
Average Days On Market													
Single Family Residences	37	37	37	29	18	16	16	15	18	21	22	24	26
Condos & Townhouses	45	42	42	31	29	22	20	19	22	23	23	25	22
Totals (Combined SFR & C/THs)	39	38	38	29	21	17	17	16	19	21	22	24	25
Median Sales Price													
Single Family Residences	\$345,000	\$355,000	\$365,000	\$376,500	\$386,000	\$398,000	\$405,000	\$406,000	\$410,000	\$410,000	\$422,000	\$430,000	\$435,000
Condos & Townhouses	\$190,000	\$198,000	\$195,000	\$202,000	\$205,000	\$217,000	\$225,000	\$230,000	\$230,000	\$236,000	\$241,000	\$245,000	\$245,000
Totals (Combined SFR & C/THs)	\$321,000	\$331,000	\$335,000	\$343,000	\$355,000	\$365,000	\$378,000	\$376,000	\$380,000	\$385,000	\$395,000	\$400,000	\$405,000

David Brownell
Brownell Team REALTORS®
Real Broker, LLC
www.BrownellTeamRealtors.com