

Las Vegas Market Watch Trend Analysis Report



	Nov-21	Dec-21	Jan-22	Feb-22	Mar-22	Apr-22	May-22	Jun-22	Jul-22	Aug-22	Sep-22	Oct-22	Nov-22
Available Inventory													
Single Family Residences	2,831	2,152	1,963	1,972	2,022	2,657	3,852	5,795	7,511	7,912	7,965	7,754	7,073
Condos & Townhouses	543	383	418	395	471	610	928	1,396	1,715	1,846	1,833	1,768	1,625
Totals (Combined SFR & C/THs)	3,374	2,535	2,381	2,367	2,493	3,267	4,780	7,191	9,226	9,758	9,798	9,522	8,698
New Listings Added in the Month													
Single Family Residences	2,806	2,185	2,870	2,878	3,473	3,607	4,061	4,669	4,447	4,024	3,385	2,898	2,104
Condos & Townhouses	701	611	717	831	920	1,035	1,111	1,233	1,101	1,002	765	697	504
Totals (Combined SFR & C/THs)	3,507	2,796	3,587	3,709	4,393	4,642	5,172	5,902	5,548	5,026	4,150	3,595	2,608
Under Contract													
Single Family Residences	3,712	3,115	3,524	3,568	3,519	3,444	3,062	2,523	2,208	2,350	2,104	1,854	1,762
Condos & Townhouses	980	861	886	983	889	980	883	737	681	653	600	536	453
Totals (Combined SFR & C/THs)	4,692	3,976	4,410	4,551	4,408	4,424	3,945	3,260	2,889	3,003	2,704	2,390	2,215
New Escrows Added in the Month													
Single Family Residences	3,093	2,624	2,948	2,812	3,260	2,925	2,792	2,246	1,868	2,219	1,905	1,592	1,518
Condos & Townhouses	819	767	739	811	897	894	816	678	583	607	525	474	392
Totals (Combined SFR & C/THs)	3,912	3,391	3,687	3,623	4,157	3,819	3,608	2,924	2,451	2,826	2,430	2,066	1,910
Closed													
Single Family Residences	3,146	3,014	2,468	2,426	3,104	2,861	2,774	2,551	1,965	1,895	1,941	1,641	1,454
Condos & Townhouses	838	806	684	652	890	736	830	714	583	595	511	455	449
Totals (Combined SFR & C/THs)	3,984	3,820	3,152	3,078	3,994	3,597	3,604	3,265	2,548	2,490	2,452	2,096	1,903
Months of Supply													
Single Family Residences	0.90	0.71	0.80	0.81	0.65	0.93	1.39	2.27	3.82	4.18	4.10	4.73	4.86
Condos & Townhouses	0.65	0.48	0.61	0.61	0.53	0.83	1.12	1.96	2.94	3.10	3.59	3.89	3.62
Totals (Combined SFR & C/THs)	0.85	0.66	0.76	0.77	0.62	0.91	1.33	2.20	3.62	3.92	4.00	4.54	4.57
Average Days On Market													
Single Family Residences	22	24	26	23	21	17	15	17	18	24	34	38	43
Condos & Townhouses	23	25	22	20	16	12	12	16	22	23	29	35	41
Totals (Combined SFR & C/THs)	22	24	25	22	20	16	14	17	18	24	33	37	43
Median Sales Price													
Single Family Residences	\$422,000	\$430,000	\$435,000	\$450,000	\$465,000	\$479,000	\$485,000	\$485,000	\$470,000	\$450,000	\$450,000	\$445,000	\$434,500
Condos & Townhouses	\$241,000	\$245,000	\$245,000	\$265,000	\$275,000	\$278,000	\$285,000	\$285,000	\$275,000	\$265,000	\$272,000	\$267,000	\$260,000
Totals (Combined SFR & C/THs)	\$395,000	\$400,000	\$405,000	\$425,000	\$430,000	\$445,000	\$451,000	\$450,000	\$435,000	\$418,500	\$425,500	\$410,000	\$400,000

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