

Las Vegas Market Watch Trend Analysis Report



	Oct-21	Nov-21	Dec-21	Jan-22	Feb-22	Mar-22	Apr-22	May-22	Jun-22	Jul-22	Aug-22	Sep-22	Oct-21
Available Inventory													
Single Family Residences	3,313	2,831	2,152	1,963	1,972	2,022	2,657	3,852	5,795	7,511	7,912	7,965	3,313
Condos & Townhouses	620	543	383	418	395	471	610	928	1,396	1,715	1,846	1,833	620
Totals (Combined SFR & C/THs)	3,933	3,374	2,535	2,381	2,367	2,493	3,267	4,780	7,191	9,226	9,758	9,798	3,933
New Listings Added in the Month													
Single Family Residences	3,556	2,806	2,185	2,870	2,878	3,473	3,607	4,061	4,669	4,447	4,024	3,385	3,556
Condos & Townhouses	870	701	611	717	831	920	1,035	1,111	1,233	1,101	1,002	765	870
Totals (Combined SFR & C/THs)	4,426	3,507	2,796	3,587	3,709	4,393	4,642	5,172	5,902	5,548	5,026	4,150	4,426
Under Contract													
Single Family Residences	3,976	3,712	3,115	3,524	3,568	3,519	3,444	3,062	2,523	2,208	2,350	2,104	3,976
Condos & Townhouses	1,067	980	861	886	983	889	980	883	737	681	653	600	1,067
Totals (Combined SFR & C/THs)	5,043	4,692	3,976	4,410	4,551	4,408	4,424	3,945	3,260	2,889	3,003	2,704	5,043
New Escrows Added in the Month													
Single Family Residences	3,366	3,093	2,624	2,948	2,812	3,260	2,925	2,792	2,246	1,868	2,219	1,905	3,366
Condos & Townhouses	900	819	767	739	811	897	894	816	678	583	607	525	900
Totals (Combined SFR & C/THs)	4,266	3,912	3,391	3,687	3,623	4,157	3,819	3,608	2,924	2,451	2,826	2,430	4,266
Closed													
Single Family Residences	2,965	3,146	3,014	2,468	2,426	3,104	2,861	2,774	2,551	1,965	1,895	1,941	2,965
Condos & Townhouses	783	838	806	684	652	890	736	830	714	583	595	511	783
Totals (Combined SFR & C/THs)	3,748	3,984	3,820	3,152	3,078	3,994	3,597	3,604	3,265	2,548	2,490	2,452	3,748
Months of Supply													
Single Family Residences	1.12	0.90	0.71	0.80	0.81	0.65	0.93	1.39	2.27	3.82	3.82	3.82	1.12
Condos & Townhouses	0.79	0.65	0.48	0.61	0.61	0.53	0.83	1.12	1.96	2.94	2.94	2.94	0.79
Totals (Combined SFR & C/THs)	1.05	0.85	0.66	0.76	0.77	0.62	0.91	1.33	2.20	3.62	3.92	4.00	1.05
Average Days On Market													
Single Family Residences	21	22	24	26	23	21	17	15	17	18	24	34	21
Condos & Townhouses	23	23	25	22	20	16	12	12	16	22	23	29	23
Totals (Combined SFR & C/THs)	21	22	24	25	22	20	16	14	17	18	24	33	21
Median Sales Price													
Single Family Residences	\$410,000	\$422,000	\$430,000	\$435,000	\$450,000	\$465,000	\$479,000	\$485,000	\$485,000	\$470,000	\$450,000	\$450,000	\$445,000
Condos & Townhouses	\$236,000	\$241,000	\$245,000	\$245,000	\$265,000	\$275,000	\$278,000	\$285,000	\$285,000	\$275,000	\$265,000	\$272,000	\$267,000
Totals (Combined SFR & C/THs)	\$385,000	\$395,000	\$400,000	\$405,000	\$425,000	\$430,000	\$445,000	\$451,000	\$450,000	\$435,000	\$418,500	\$425,500	\$410,000

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