

Las Vegas Market Watch Trend Analysis



	Sep-21	Oct-21	Nov-21	Dec-21	Jan-22	Feb-22	Mar-22	Apr-22	May-22	Jun-22	Jul-22	Aug-22	Sep-22
Available Inventory													
Single Family Residences	3,460	3,313	2,831	2,152	1,963	1,972	2,022	2,657	3,852	5,795	7,511	7,912	7,965
Condos & Townhouses	725	620	543	383	418	395	471	610	928	1,396	1,715	1,846	1,833
Totals (Combined SFR & C/THs)	4,185	3,933	3,374	2,535	2,381	2,367	2,493	3,267	4,780	7,191	9,226	9,758	9,798
New Listings Added in the Month													
Single Family Residences	3,678	3,556	2,806	2,185	2,870	2,878	3,473	3,607	4,061	4,669	4,447	4,024	3,385
Condos & Townhouses	873	870	701	611	717	831	920	1,035	1,111	1,233	1,101	1,002	765
Totals (Combined SFR & C/THs)	4,551	4,426	3,507	2,796	3,587	3,709	4,393	4,642	5,172	5,902	5,548	5,026	4,150
Under Contract													
Single Family Residences	4,011	3,976	3,712	3,115	3,524	3,568	3,519	3,444	3,062	2,523	2,208	2,350	2,104
Condos & Townhouses	1,079	1,067	980	861	886	983	889	980	883	737	681	653	600
Totals (Combined SFR & C/THs)	5,090	5,043	4,692	3,976	4,410	4,551	4,408	4,424	3,945	3,260	2,889	3,003	2,704
New Escrows Added in the Month													
Single Family Residences	3,238	3,366	3,093	2,624	2,948	2,812	3,260	2,925	2,792	2,246	1,868	2,219	1,905
Condos & Townhouses	895	900	819	767	739	811	897	894	816	678	583	607	525
Totals (Combined SFR & C/THs)	4,133	4,266	3,912	3,391	3,687	3,623	4,157	3,819	3,608	2,924	2,451	2,826	2,430
Closed													
Single Family Residences	3,091	2,965	3,146	3,014	2,468	2,426	3,104	2,861	2,774	2,551	1,965	1,895	1,941
Condos & Townhouses	836	783	838	806	684	652	890	736	830	714	583	595	511
Totals (Combined SFR & C/THs)	3,927	3,748	3,984	3,820	3,152	3,078	3,994	3,597	3,604	3,265	2,548	2,490	2,452
Months of Supply													
Single Family Residences	1.12	1.12	0.90	0.71	0.80	0.81	0.65	0.93	1.39	2.27	3.82	3.82	3.82
Condos & Townhouses	0.87	0.79	0.65	0.48	0.61	0.61	0.53	0.83	1.12	1.96	2.94	2.94	2.94
Totals (Combined SFR & C/THs)	1.07	1.05	0.85	0.66	0.76	0.77	0.62	0.91	1.33	2.20	3.62	3.92	4.00
Average Days On Market													
Single Family Residences	18	21	22	24	26	23	21	17	15	17	18	24	34
Condos & Townhouses	22	23	23	25	22	20	16	12	12	16	22	23	29
Totals (Combined SFR & C/THs)	19	21	22	24	25	22	20	16	14	17	18	24	33
Median Sales Price													
Single Family Residences	\$410,000	\$410,000	\$422,000	\$430,000	\$435,000	\$450,000	\$465,000	\$479,000	\$485,000	\$485,000	\$470,000	\$450,000	\$450,000
Condos & Townhouses	\$230,000	\$236,000	\$241,000	\$245,000	\$245,000	\$265,000	\$275,000	\$278,000	\$285,000	\$285,000	\$275,000	\$265,000	\$272,000
Totals (Combined SFR & C/THs)	\$380,000	\$385,000	\$395,000	\$400,000	\$405,000	\$425,000	\$430,000	\$445,000	\$451,000	\$450,000	\$435,000	\$418,500	\$425,500

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