

January 2018

All Home Types
Single Family
Townhouse
Condo/Coop

Local Market Insight

Greater Las Vegas AOR



Presented by
George Anderson
Addicted Realty
Email: George@addictedrealty.com
Work Phone: 702-843-6733
Mobile Phone: 702-843-6733
Web: www.addictedrealty.com

January 2018

Greater Las Vegas AOR

New Listings **4,137**

▲ **62.2%** ▼ **-8.8%**
from Dec 2017: **2,550** from Jan 2017: **4,537**

YTD	2018	2017	+/-
	4,137	4,537	-8.8%

5-year Jan average: **4,456**

Closed Sales **2,846**

▼ **-3.5%** ▲ **1.5%**
from Dec 2017: **2,949** from Jan 2017: **2,803**

YTD	2018	2017	+/-
	2,846	2,803	1.5%

5-year Jan average: **2,589**

New Pendings **3,977**

▲ **30.7%** ▲ **18.0%**
from Dec 2017: **3,042** from Jan 2017: **3,369**

YTD	2018	2017	+/-
	3,977	3,369	18.0%

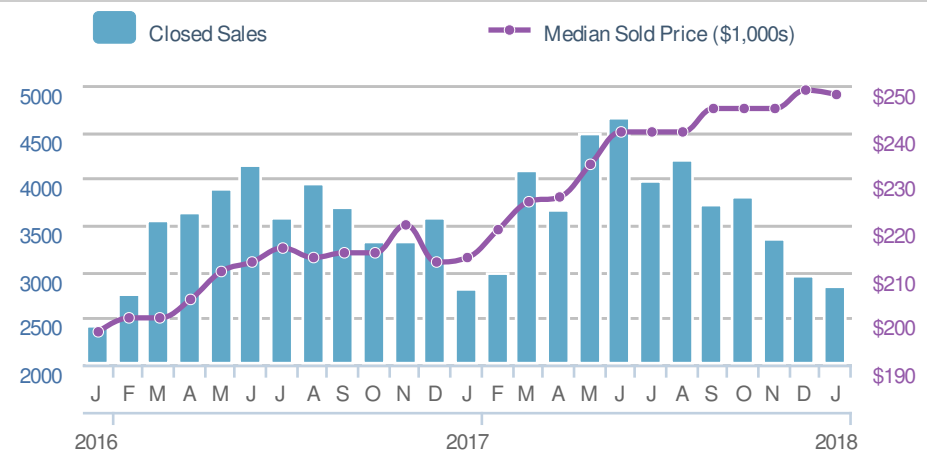
5-year Jan average: **3,250**

Median Sold Price **\$248,000**

▼ **-0.4%** ▲ **16.4%**
from Dec 2017: **\$249,000** from Jan 2017: **\$213,000**

YTD	2018	2017	+/-
	\$248,000	\$213,000	16.4%

5-year Jan average: **\$201,180**



Active Listings **5,317**

5,317
Min 5,317 Max 14,694
5-year Jan average 11,588

Dec 2017	Jan 2017
5,321	10,304

Median Days to Contract **24**

24
Min 24 Max 44
5-year Jan average 36

Dec 2017	Jan 2017	YTD
21	33	24

Avg Sold to OLP Ratio **98.5%**

98.5%
Min 95.5% Max 98.5%
5-year Jan average 96.7%

Dec 2017	Jan 2017	YTD
97.9%	96.5%	98.5%

January 2018

Greater Las Vegas AOR - Single Family

New Listings 3,204

▲ **60.0%** ▼ **-12.6%**
 from Dec 2017: **2,002** from Jan 2017: **3,664**

YTD	2018	2017	+/-
	3,204	3,664	-12.6%

5-year Jan average: **3,516**

Closed Sales 2,255

▼ **-4.3%** ▲ **1.6%**
 from Dec 2017: **2,356** from Jan 2017: **2,219**

YTD	2018	2017	+/-
	2,255	2,219	1.6%

5-year Jan average: **2,070**

New Pendings 3,059

▲ **25.9%** ▲ **15.0%**
 from Dec 2017: **2,430** from Jan 2017: **2,660**

YTD	2018	2017	+/-
	3,059	2,660	15.0%

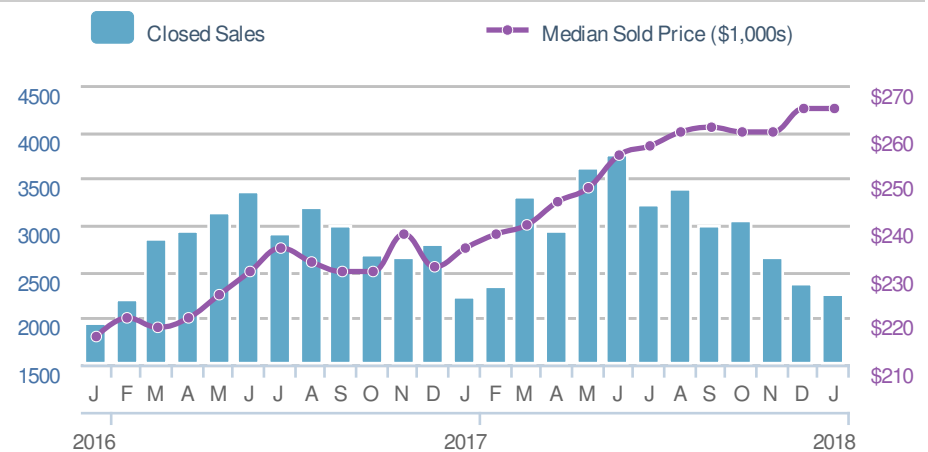
5-year Jan average: **2,582**

Median Sold Price \$265,000

↔ **0.0%** ▲ **12.8%**
 from Dec 2017: **\$265,000** from Jan 2017: **\$235,000**

YTD	2018	2017	+/-
	\$265,000	\$235,000	12.8%

5-year Jan average: **\$219,900**

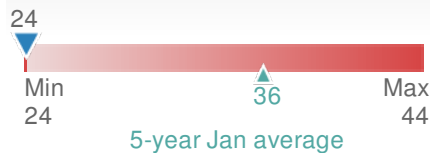


Active Listings 4,224



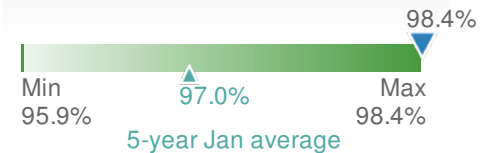
Dec 2017	Jan 2017
4,239	8,436

Median Days to Contract 24



Dec 2017	Jan 2017	YTD
21	35	24

Avg Sold to OLP Ratio 98.4%



Dec 2017	Jan 2017	YTD
97.8%	96.6%	98.4%

January 2018

Greater Las Vegas AOR - Townhouse

New Listings **320**

▲ **88.2%** ▲ **16.4%**
 from Dec 2017: **170** from Jan 2017: **275**

YTD	2018	2017	+/-
	320	275	16.4%

5-year Jan average: **310**

Closed Sales **218**

▲ **6.9%** ▲ **12.4%**
 from Dec 2017: **204** from Jan 2017: **194**

YTD	2018	2017	+/-
	218	194	12.4%

5-year Jan average: **186**

New Pendings **346**

▲ **81.2%** ▲ **49.8%**
 from Dec 2017: **191** from Jan 2017: **231**

YTD	2018	2017	+/-
	346	231	49.8%

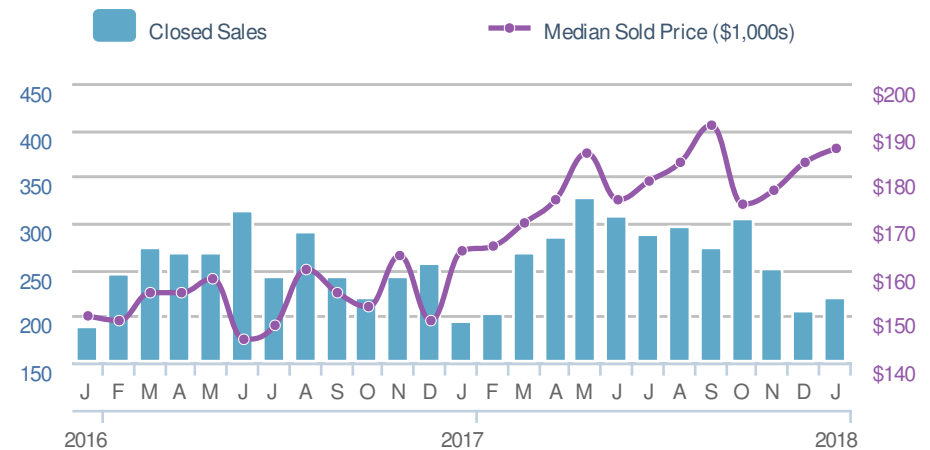
5-year Jan average: **243**

Median Sold Price **\$186,500**

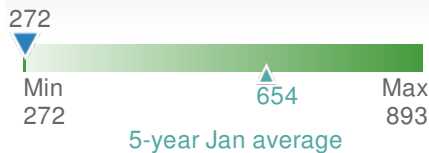
▲ **1.6%** ▲ **13.1%**
 from Dec 2017: **\$183,500** from Jan 2017: **\$164,895**

YTD	2018	2017	+/-
	\$186,500	\$164,895	13.1%

5-year Jan average: **\$152,179**

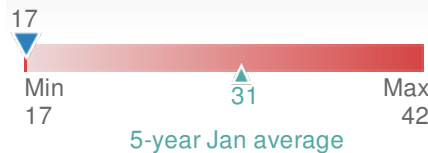


Active Listings **272**



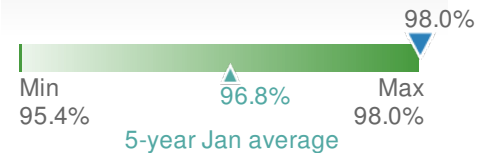
Dec 2017	Jan 2017
264	481

Median Days to Contract **17**



Dec 2017	Jan 2017	YTD
13	18	17

Avg Sold to OLP Ratio **98.0%**



Dec 2017	Jan 2017	YTD
101.9%	97.2%	98.0%

January 2018

Greater Las Vegas AOR - Condo/Coop

New Listings **613**

▲ **62.2%**
 from Dec 2017:
378

▲ **2.5%**
 from Jan 2017:
598

YTD	2018	2017	+/-
	613	598	2.5%

5-year Jan average: **630**

Closed Sales **373**

▼ **-4.1%**
 from Dec 2017:
389

▼ **-4.1%**
 from Jan 2017:
389

YTD	2018	2017	+/-
	373	389	-4.1%

5-year Jan average: **333**

New Pendings **572**

▲ **35.9%**
 from Dec 2017:
421

▲ **19.9%**
 from Jan 2017:
477

YTD	2018	2017	+/-
	572	477	19.9%

5-year Jan average: **425**

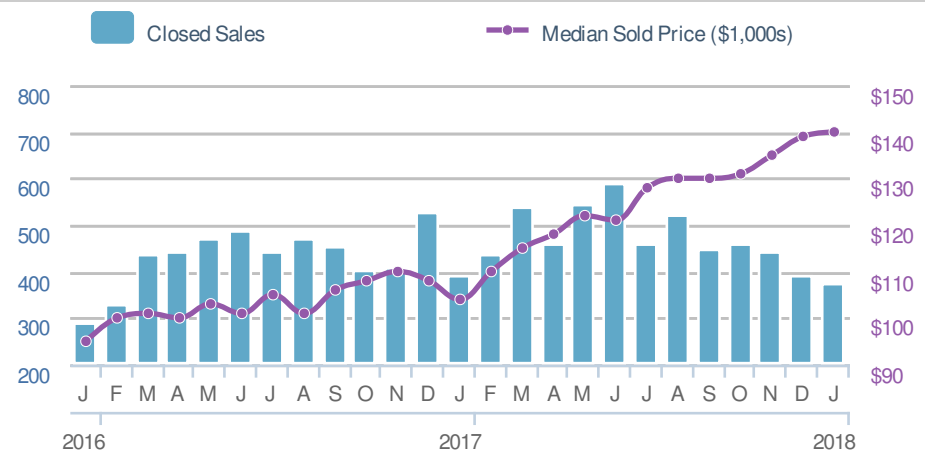
Median Sold Price **\$140,000**

▲ **0.4%**
 from Dec 2017:
\$139,500

▲ **33.5%**
 from Jan 2017:
\$104,900

YTD	2018	2017	+/-
	\$140,000	\$104,900	33.5%

5-year Jan average: **\$102,030**

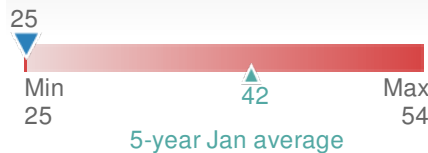


Active Listings **821**



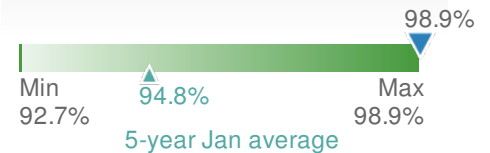
Dec 2017	Jan 2017
818	1,387

Median Days to Contract **25**



Dec 2017	Jan 2017	YTD
20	26	25

Avg Sold to OLP Ratio **98.9%**



Dec 2017	Jan 2017	YTD
96.9%	95.6%	98.9%