

Local Market Update – January 2018

This is a research tool provided by the Greater Las Vegas Association of REALTORS®.



Greater Las Vegas Area

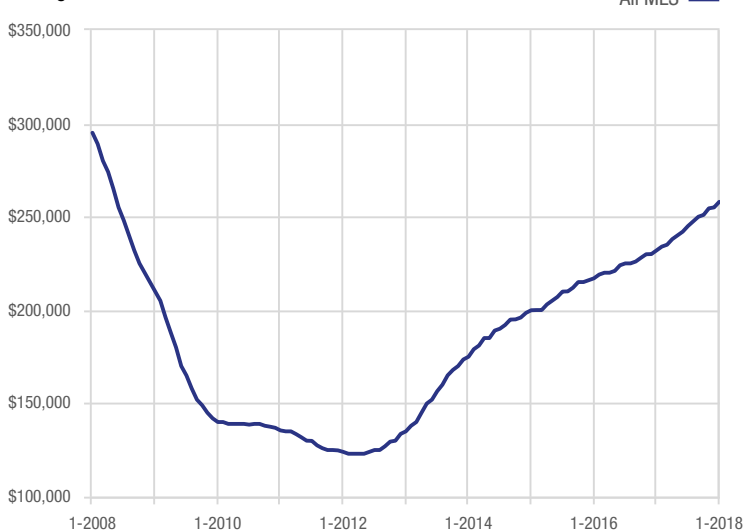
Single Family	January			Year to Date		
	2017	2018	% Change	Thru 1-2017	Thru 1-2018	% Change
Key Metrics						
New Listings	3,505	3,097	- 11.6%	3,505	3,097	- 11.6%
Pending Sales	2,545	2,974	+ 16.9%	2,545	2,974	+ 16.9%
Closed Sales	2,098	2,201	+ 4.9%	2,098	2,201	+ 4.9%
Days on Market Until Sale	51	41	- 19.6%	51	41	- 19.6%
Median Sales Price*	\$239,000	\$267,500	+ 11.9%	\$239,000	\$267,500	+ 11.9%
Average Sales Price*	\$273,389	\$308,903	+ 13.0%	\$273,389	\$308,903	+ 13.0%
Percent of List Price Received*	98.2%	98.9%	+ 0.7%	98.2%	98.9%	+ 0.7%
Inventory of Homes for Sale	8,075	4,212	- 47.8%	—	—	—
Months Supply of Inventory	3.0	1.4	- 53.3%	—	—	—

Townhouse/Condo	January			Year to Date		
	2017	2018	% Change	Thru 1-2017	Thru 1-2018	% Change
Key Metrics						
New Listings	725	791	+ 9.1%	725	791	+ 9.1%
Pending Sales	629	818	+ 30.0%	629	818	+ 30.0%
Closed Sales	522	538	+ 3.1%	522	538	+ 3.1%
Days on Market Until Sale	43	36	- 16.3%	43	36	- 16.3%
Median Sales Price*	\$113,750	\$149,888	+ 31.8%	\$113,750	\$149,888	+ 31.8%
Average Sales Price*	\$130,290	\$158,924	+ 22.0%	\$130,290	\$158,924	+ 22.0%
Percent of List Price Received*	97.6%	98.6%	+ 1.0%	97.6%	98.6%	+ 1.0%
Inventory of Homes for Sale	1,293	736	- 43.1%	—	—	—
Months Supply of Inventory	2.1	1.1	- 47.6%	—	—	—

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

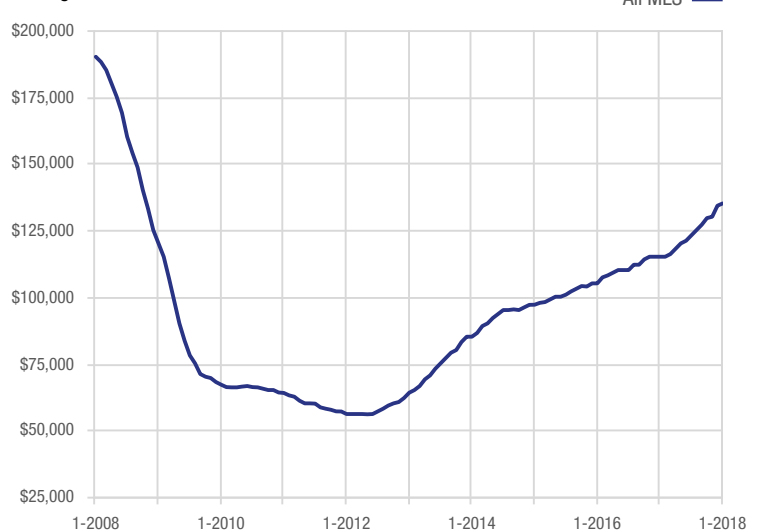
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Townhouse/Condo

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.