



BROKERS • COLONIAL • DONAHOE

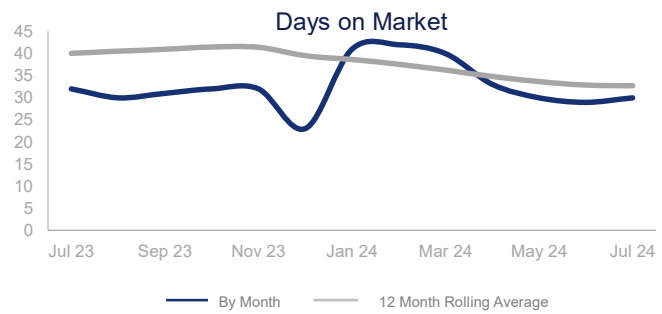
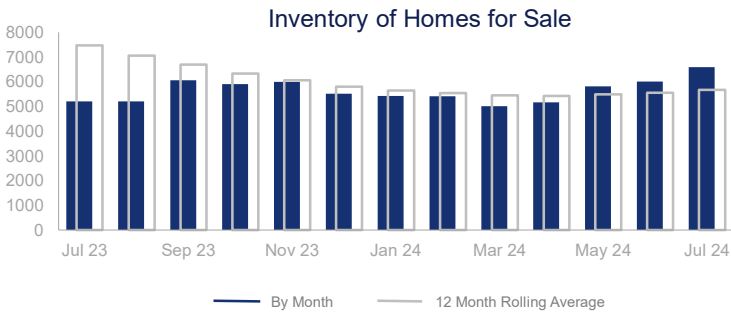
Market Report | July 2024

LAS VEGAS

Highlights:

- Median Sales Price is up 4.9% over a 12 month rolling average and up 6.0% from the same month last year.
- Inventory of Homes for Sale is down 24.1% over a 12 month rolling average but up 26.7% from the same month last year.
- Days on Market is down 18.4% over a 12 month rolling average and down 6.3% from the same month last year.

	Change in New Listings	Change in Closed Sales	Change in Inventory
Last Month	6.4%	3.9%	9.6%
Same Month Last Year	23.8%	4.6%	26.7%



	July 2023		July 2024	+ / -	12 Month Avg	+ / -
New Listings	3173		3928	23.8%	3413	0.9%
Pending Sales	2631		2679	1.8%	2605	-0.3%
Closed Sales	2612		2732	4.6%	2446	2.5%
Median Sales Price	\$420,000		\$445,000	6.0%	\$427,520	4.9%
Average Sales Price	\$512,109		\$556,197	8.6%	\$526,710	8.8%
List to Sale Price Ratio	98.8%		98.7%	-0.1%	98.6%	-2.0%
Days on Market	32		30	-6.3%	33	-18.4%
Inventory of Homes for Sale	5200		6586	26.7%	5672	-24.1%
Months Supply of Inventory	2.1		2.7	28.6%	2.3	-12.6%
Single Family Permits	773		673	-12.9%	562	6.1%

% Change in Median Price

