



BROKERS • COLONIAL • DONAHOE

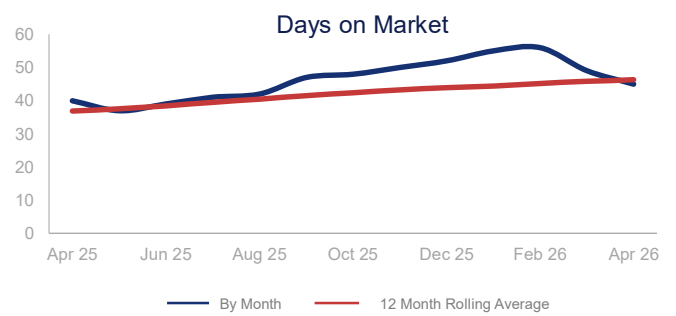
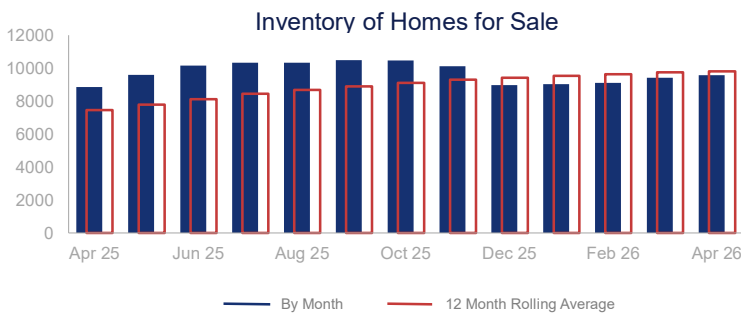
Market Report | April 2026

LAS VEGAS

Highlights:

- Median Sales Price is up 0.1% over a 12 month rolling average but down 1.6% from the same month last year.
- Inventory of Homes for Sale is up 31.3% over a 12 month rolling average and up 8.0% from the same month last year.
- Closed Sales are down 6.4% over a 12 month rolling average and down 3.0% from the same month last year.

	Change in New Listings	Change in Closed Sales	Change in Inventory
Last Month	4.7%	-5.6%	1.5%
Same Month Last Year	-2.4%	-3.0%	8.0%



	April 2025		April 2026	+ / -	12 Month Avg	+ / -
New Listings	4759		4645	-2.4%	4040	4.8%
Pending Sales	2892		2992	3.5%	2523	-3.0%
Closed Sales	2691		2610	-3.0%	2311	-6.4%
Median Sales Price	\$447,325		\$440,000	-1.6%	\$442,810	0.1%
Average Sales Price	\$551,290		\$557,899	1.2%	\$558,145	2.3%
List to Sale Price Ratio	98.6%		98.3%	-0.3%	98.1%	-1.4%
Days on Market	40		45	12.5%	46	25.7%
Inventory of Homes for Sale	8853		9565	8.0%	9794	31.3%
Months Supply of Inventory	3.3		3.7	12.1%	4.3	44.1%

% Change in Median Price

