

THIRD QUARTER 2018 HOUSING SUMMARY LAS VEGAS, NORTH LAS VEGAS, HENDERSON, AND BOULDER CITY

Month	# Sales	Average Sale Price	Average Sq. Ft.	Average \$/Sq. Ft.
Jan	2,773	\$279,479	1,878	\$146.42
Feb	2,661	\$298,886	1,893	\$151.59
Mar	3,825	\$301,926	1,905	\$154.66
Apr	3,515	\$301,951	1,909	\$156.40
May	3,833	\$307,874	1,919	\$158.22
June	4,015	\$306,964	1,888	\$160.76
July	3,872	\$303,508	1,865	\$162.07
Aug	3,855	\$314,834	1,875	\$162.26
Sept	2,965	\$312,750	1,891	\$164.76
Total	31,314	\$303,130	1,891	\$157.46

Price Comparison

	2017	2018	% Decrease or Increase
Jan	\$243,696	\$279,479	14.6%
Feb	\$247,205	\$298,886	17.3%
Mar	\$262,343	\$301,926	13.1%
Apr	\$259,480	\$301,951	14.1%
May	\$269,447	\$307,874	12.5%
June	\$268,814	\$306,964	12.4%
July	\$278,786	\$303,508	8.9%
Aug	\$268,693	\$314,834	17.2%
Sept	\$282,020	\$312,750	10.9%

2017 vs. 2018

Number of Sales Comparison

	2017	2018	% Increase or Decrease
Jan	2,609	2,773	6.3%
Feb	2,763	2,661	-3.7%
Mar	3,816	3,825	0.2%
Apr	3,460	3,515	1.6%
May	3,921	3,833	-2.3%
June	5,193	4,015	-22.7%
July	3,729	3,872	3.8%
Aug	3,980	3,855	-3.1%
Sept	3,517	2,965	-15.7%

2017 vs. 2018

- Home sales are down year to date 5.3% or 1,674 closings from 2017.
 - Home prices have increased year to date by 12.7%.
- Average sales price has gone from \$264,498 to \$303,130 year to date.
 - Average days on market year to date 2017 was 15 and is now 28.
- There are currently 8,040 active listings compared to last year same time there were 5,073. This is an increase of 36.9%.

This report includes information on Single Family Homes, Townhouses, and Condominiums in Las Vegas, North Las Vegas, Henderson, and Boulder City. The information is deemed accurate but not guaranteed.



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