



EQUITY TITLE OF NEVADA MARKET UPDATE

August-09

LAS VEGAS VALLEY

SINGLE FAMILY RESIDENCE

AREA	LISTED (SUPPLY)	SOLDS MONTH (DEMAND)	FAIL MONTH	PERCENT SELLING	MONTHS SUPPLY	MARKET TIME (DAYS)	MEDIAN LIST PRICE	MEDIAN CLOSE PRICE
NORTH	1832	836	572	46.00%	2.2	167	140,000	126,000
EAST	1032	534	358	51.00%	1.9	165	93,000	75,000
SOUTH	819	333	229	40.00%	2.4	161	169,000	130,000
NORTHWEST	1618	600	448	37.00%	2.7	182	185,000	136,000
SOUTHWEST	2098	784	652	37.00%	2.7	164	225,000	168,000
HENDERSON	1489	482	398	32.00%	3.1	168	299,000	199,000
BOULDER CITY	92	10	22	11.00%	8.3	166	459,000	234,000
TOTAL	8,980	2046	2679	36.29%	7.7	162	189,000	175,000
YTD AVERAGE	12,418	2147	2090	24.61%	6.5	163	187,799	161,988

	SFR	CONDO
LISTED	8,980	2,799
SOLD MONTH	2,046	255
FAILED MONTH	2,679	443
PEND-CONT last 30 days	4,700	658
%SELLING	53%	10%
MONTHS SUPPLY	7.7	11
MARKET TIME	162	118
MARKET SPEED	43	47
60 DAY ABSORB	43%	47%
MEDIAN LIST	\$189,000	\$71,907
CLOSE PRICE	\$175,000	\$71,607

60 DAY MARKET PERFORMANCE (ALL CLARK)

Price Class	Listed	In Escrow	Closed
\$25,000,000	0	0	0
\$20,000,000	0	0	0
\$15,000,000	2	0	0
\$10,000,000	4	0	0
\$5,000,000	90	5	1
\$1,000,000	24	0	1
\$900,000	32	5	1
\$800,000	30	9	0
\$700,000	47	16	2
\$600,000	92	42	10
\$500,000	132	76	18
\$400,000	282	250	75
\$300,000	670	909	230
\$200,000	1898	3,116	706
\$100,000	1348	2,325	959
TOTAL	4651	6,753	2,003

Closed 08	Closed 09	Change	% Change
14,236	17,775	3,539	25%

CONDO - TOWNHOME

4651

AREA	LISTED (SUPPLY)	SOLDS MONTH (DEMAND)	FAIL MONTH	PERCENT SELLING	MONTHS SUPPLY	MARKET TIME (DAYS)	MEDIAN LIST PRICE	MEDIAN CLOSE PRICE
NORTH	133	21	18	15.79%	6	119	71,450	71,450
EAST	222	28	45	12.61%	8	86	37,900	36,000
SOUTH	922	66	146	7.16%	14	106	74,950	80,500
NORTHWEST	543	53	85	9.76%	10	110	62,900	62,500
SOUTHWEST	624	61	90	9.78%	10	107	62,200	66,300
HENDERSON	323	25	54	7.74%	13	135	89,900	85,000
BOULDER CITY	32	1	5	3.13%	32	168	104,050	99,500
TOTAL	2,799	255	443	10.00%	11	118	71,907	71,607
YTD AVERAGE	3,805	605	543	17%	7.9	154	105,908	75,402

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www.equitynv.com

Information believed to be accurate, but not guaranteed. Resale market only.