

Canyon County Single-Family Home Sales Comparing August 2010 with August 2009					
	Aug-10	Year to Date 10	Aug-09	Year to Date 09	Previous 12 months
Total Active Residential Listings	1,692		2,016		
Total Single-Family Homes Sold	233	2,000	219	1,476	3,030
Percent Change	6.39%	35.50%			
Median Price	\$85,000	\$95,000	\$110,000	\$113,000	\$98,400
Percent Change	-22.73%	-15.93%			
Average Price	\$96,205	\$107,180	\$120,861	\$127,008	\$109,611
Percent Change	-20.40%	-15.61%			
Days on Market*	76	90	88	96	90
Total Residential Dollar Volume	\$22,415,809	\$214,359,150	\$26,468,518	\$187,463,231	\$332,122,096
Percent Change	-15.31%	14.35%			

Canyon County Existing Home Sales					
	Aug-10	Year to Date 10	Aug-09	Year to Date 09	Previous 12 months
Existing Residential Listings	1,397		1,674		
Existing Homes Sold	222	1,800	191	1,257	2,684
Percent Change	16.23%	43.20%			
Median Price	\$83,000	\$91,000	\$105,000	\$108,000	\$94,000
Percent Change	-20.95%	-15.74%			
Average Price	\$94,330	\$104,370	\$118,088	\$122,486	\$106,543
Percent Change	-20.12%	-14.79%			
Days on Market	73	83	80	85	83
Total Existing Home Dollar Volume	\$20,941,278	\$187,866,108	\$22,554,761	\$153,965,118	\$285,960,737
Percent Change	-7.15%	22.02%			

Canyon County Newly Constructed Home Sales					
	Aug-10	Year to Date 10	Aug-09	Year to Date 09	Previous 12 months
Newly Constructed Residential Listings	295		342		
Newly Constructed Homes Sold	11	202	29	219	348
Percent Change	-62.07%	-7.76%			
Median Price	\$126,990	\$122,100	\$133,700	\$140,000	\$122,900
Percent Change	-5.02%	-12.79%			
Average Price	\$134,048	\$130,766	\$138,750	\$151,664	\$132,672
Percent Change	-3.39%	-13.78%			
Days on Market	124	155	141	153	150
Total New Construction Dollar Volume	\$1,474,531	\$26,414,663	\$4,023,757	\$33,214,413	\$46,169,980
Percent Change	-63.35%	-20.47%			

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Single-Family Homes Sold in Canyon County for August 2010				
MLS AREA	# Sold	Market %	Average Price	Median Price
Area 1250 NE Nampa (87) - 1250	34	14.59%	\$85,196.00	\$92,700.00
New Construction	0	0%	\$0.00	\$0.00
Existing Homes	34	15.32%	\$85,196.00	\$92,700.00
Area 1260 South Nampa (86) - 1260	63	27.04%	\$111,211.00	\$90,000.00
New Construction	1	9.09%	\$202,748.00	\$202,748.00
Existing Homes	62	27.93%	\$109,735.00	\$90,000.00
Area 1265 Melba - 1265	1	0.43%	\$190,000.00	\$190,000.00
New Construction	0	0%	\$0.00	\$0.00
Existing Homes	1	0.45%	\$190,000.00	\$190,000.00
Area 1270 NW Nampa (51) - 1270	35	15.02%	\$84,395.00	\$87,000.00
New Construction	0	0%	\$0.00	\$0.00
Existing Homes	35	15.77%	\$84,395.00	\$87,000.00
Area 1275 NW Caldwell - 1275	11	4.72%	\$78,204.00	\$95,000.00
New Construction	0	0%	\$0.00	\$0.00
Existing Homes	11	4.95%	\$78,204.00	\$95,000.00
Area 1280 SW Caldwell - 1280	56	24.03%	\$80,912.00	\$75,500.00
New Construction	6	54.55%	\$111,850.00	\$115,475.00
Existing Homes	50	22.52%	\$77,199.00	\$71,000.00
Area 1285 Middleton - 1285	18	7.73%	\$145,491.00	\$124,000.00
New Construction	3	27.27%	\$137,733.00	\$183,300.00
Existing Homes	15	6.76%	\$147,043.00	\$143,000.00
Area 1290 Canyon County Other - 1290	3	1.29%	\$104,159.00	\$187,479.00
New Construction	1	9.09%	\$187,479.00	\$187,479.00
Existing Homes	2	0.90%	\$62,500.00	\$69,000.00
Area 1292 Parma - 1292	3	1.29%	\$131,333.00	\$251,000.00
New Construction	0	0%	\$0.00	\$0.00
Existing Homes	3	1.35%	\$131,333.00	\$251,000.00
Area 1293 Wilder - 1293	6	2.58%	\$65,394.00	\$80,000.00
New Construction	0	0%	\$0.00	\$0.00
Existing Homes	6	2.70%	\$65,394.00	\$80,000.00
Area 1294 Greenleaf - 1294	3	1.29%	\$86,633.00	\$160,900.00
New Construction	0	0%	\$0.00	\$0.00
Existing Homes	3	1.35%	\$86,633.00	\$160,900.00
Canyon County Totals	233	100.00%	\$96,205.00	\$85,000.00
New Construction	11	4.72%	\$134,048.00	\$126,990.00
Existing Homes	222	95.28%	\$94,330.00	\$83,000.00

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**Comparison of Existing and Newly Constructed Single-Family Residential Units Sold in Canyon County
August 2010 by Price Class**

Sales Price Range	New	Market %	Existing	Market %
\$69,999 and under	0	0%	75	32.19%
\$70,000 - \$89,999	1	0.43%	53	22.75%
\$90,000 - \$99,999	0	0%	17	7.30%
\$100,000 - \$119,999	5	2.15%	22	9.44%
\$120,000 - \$159,999	2	0.86%	34	14.59%
\$160,000 - \$199,999	2	0.86%	11	4.72%
\$200,000 - \$249,999	1	0.43%	6	2.58%
\$250,000 - \$299,999	0	0%	2	0.86%
\$300,000 - \$399,999	0	0%	2	0.86%
\$400,000 - \$499,999	0	0%	0	0%
\$500,000 and over	0	0%	0	0%
Totals	11	4.72%	222	95.28%

**Comparison of Existing and Newly Constructed Single-Family Residential Units Sold in Canyon County
(Year-to-Date) August 2010 by Price Class**

Sales Price Range	New	Market %	Existing	Market %
\$69,999 and under	0	0%	424	21.20%
\$70,000 - \$89,999	7	0.35%	449	22.45%
\$90,000 - \$99,999	25	1.25%	195	9.75%
\$100,000 - \$119,999	63	3.15%	246	12.30%
\$120,000 - \$159,999	77	3.85%	257	12.85%
\$160,000 - \$199,999	18	0.90%	92	4.60%
\$200,000 - \$249,999	11	0.55%	69	3.45%
\$250,000 - \$299,999	3	0.15%	39	1.95%
\$300,000 - \$399,999	1	0.05%	21	1.05%
\$400,000 - \$499,999	1	0.05%	2	0.10%
\$500,000 and over	0	0%	0	0%
Totals	206	10.30%	1794	89.70%

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