

Canyon County Single-Family Home Sales Comparing February 2010 with February 2009					
	Feb-10	Year to Date 10	Feb-09	Year to Date 09	Previous 12 months
Total Active Residential Listings	1,733		2,244		
Total Single-Family Homes Sold	182	336	98	198	2,647
Percent Change	85.71%	69.70%			
Median Price	\$100,000	\$99,900	\$124,000	\$123,500	\$107,500
Percent Change	-19.35%	-19.11%			
Average Price	\$113,150	\$115,187	\$139,135	\$142,111	\$119,904
Percent Change	-18.68%	-18.95%			
Days on Market*	92	94	94	100	94
Total Residential Dollar Volume	\$20,593,278	\$38,702,734	\$13,635,261	\$28,138,035	\$317,385,376
Percent Change	51.03%	37.55%			

Canyon County Existing Home Sales					
	Feb-10	Year to Date 10	Feb-09	Year to Date 09	Previous 12 months
Existing Residential Listings	1,403		1,831		
Existing Homes Sold	166	305	84	168	2,280
Percent Change	97.62%	81.55%			
Median Price	\$94,900	\$95,500	\$113,000	\$118,000	\$101,500
Percent Change	-16.02%	-19.07%			
Average Price	\$111,214	\$112,054	\$129,985	\$137,115	\$115,948
Percent Change	-14.44%	-18.28%			
Days on Market	86	88	86	89	85
Total Existing Home Dollar Volume	\$18,461,475	\$34,176,583	\$10,918,767	\$23,035,351	\$264,362,279
Percent Change	69.08%	48.37%			

Canyon County Newly Constructed Home Sales					
	Feb-10	Year to Date 10	Feb-09	Year to Date 09	Previous 12 months
Newly Constructed Residential Listings	330		413		
Newly Constructed Homes Sold	16	29	14	31	367
Percent Change	14.29%	-6.45%			
Median Price	\$135,500	\$127,990	\$168,300	\$154,900	\$132,000
Percent Change	-19.49%	-17.37%			
Average Price	\$133,238	\$136,419	\$194,035	\$166,861	\$144,477
Percent Change	-31.33%	-18.24%			
Days on Market	163	147	139	158	148
Total New Construction Dollar Volume	\$2,131,803	\$3,956,151	\$2,716,494	\$5,172,684	\$53,023,097
Percent Change	-21.52%	-23.52%			

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Single-Family Homes Sold in Canyon County for February 2010				
MLS AREA	# Sold	Market %	Average Price	Median Price
Area 1250 NE Nampa (87) - 1250	26	14.29%	\$98,870.00	\$103,901.00
New Construction	2	12.50%	\$138,960.00	\$170,000.00
Existing Homes	24	14.46%	\$95,529.00	\$103,000.00
Area 1260 South Nampa (86) - 1260	60	32.97%	\$129,254.00	\$110,900.00
New Construction	3	18.75%	\$138,996.00	\$152,000.00
Existing Homes	57	34.34%	\$128,741.00	\$110,000.00
Area 1265 Melba - 1265	2	1.10%	\$179,500.00	\$250,000.00
New Construction	0	0%	\$0.00	\$0.00
Existing Homes	2	1.20%	\$179,500.00	\$250,000.00
Area 1270 NW Nampa (51) - 1270	27	14.84%	\$88,021.00	\$85,000.00
New Construction	1	6.25%	\$153,888.00	\$153,888.00
Existing Homes	26	15.66%	\$85,488.00	\$85,000.00
Area 1275 NW Caldwell - 1275	14	7.69%	\$98,642.00	\$88,000.00
New Construction	3	18.75%	\$112,496.00	\$122,590.00
Existing Homes	11	6.63%	\$94,863.00	\$86,000.00
Area 1280 SW Caldwell - 1280	35	19.23%	\$99,371.00	\$93,990.00
New Construction	4	25.00%	\$117,236.00	\$135,955.00
Existing Homes	31	18.67%	\$97,066.00	\$89,000.00
Area 1285 Middleton - 1285	10	5.49%	\$173,536.00	\$143,500.00
New Construction	2	12.50%	\$169,534.00	\$223,100.00
Existing Homes	8	4.82%	\$174,537.00	\$143,500.00
Area 1290 Canyon County Other - 1290	3	1.65%	\$98,354.00	\$220,000.00
New Construction	0	0%	\$0.00	\$0.00
Existing Homes	3	1.81%	\$98,354.00	\$220,000.00
Area 1292 Parma - 1292	2	1.10%	\$158,750.00	\$180,000.00
New Construction	1	6.25%	\$137,500.00	\$137,500.00
Existing Homes	1	0.60%	\$180,000.00	\$180,000.00
Area 1293 Wilder - 1293	2	1.10%	\$82,450.00	\$135,000.00
New Construction	0	0%	\$0.00	\$0.00
Existing Homes	2	1.20%	\$82,450.00	\$135,000.00
Area 1294 Greenleaf - 1294	1	0.55%	\$160,000.00	\$160,000.00
New Construction	0	0%	\$0.00	\$0.00
Existing Homes	1	0.60%	\$160,000.00	\$160,000.00
Canyon County Totals	182	100.00%	\$113,149.00	\$100,000.00
New Construction	16	8.79%	\$133,237.00	\$135,500.00
Existing Homes	166	91.21%	\$111,213.00	\$94,900.00

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

Sales Price Range	New	Market %	Existing	Market %
\$69,999 and under	0	0%	29	15.93%
\$70,000 - \$89,999	0	0%	48	26.37%
\$90,000 - \$99,999	2	1.10%	11	6.04%
\$100,000 - \$119,999	4	2.20%	28	15.38%
\$120,000 - \$159,999	8	4.40%	25	13.74%
\$160,000 - \$199,999	1	0.55%	9	4.95%
\$200,000 - \$249,999	1	0.55%	7	3.85%
\$250,000 - \$299,999	0	0%	6	3.30%
\$300,000 - \$399,999	0	0%	2	1.10%
\$400,000 - \$499,999	0	0%	1	0.55%
\$500,000 and over	0	0%	0	0%
Totals	16	8.79%	166	91.21%

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

Sales Price Range	New	Market %	Existing	Market %
\$69,999 and under	0	0%	61	18.15%
\$70,000 - \$89,999	0	0%	78	23.21%
\$90,000 - \$99,999	4	1.19%	27	8.04%
\$100,000 - \$119,999	8	2.38%	42	12.50%
\$120,000 - \$159,999	13	3.87%	51	15.18%
\$160,000 - \$199,999	2	0.60%	17	5.06%
\$200,000 - \$249,999	2	0.60%	12	3.57%
\$250,000 - \$299,999	1	0.30%	9	2.68%
\$300,000 - \$399,999	0	0%	7	2.08%
\$400,000 - \$499,999	1	0.30%	1	0.30%
\$500,000 and over	0	0%	0	0%
Totals	31	9.23%	305	90.77%

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