

<b>Canyon County Single Family Home Sales Comparing September 2018 with September 2017</b>					
	<b>Sep-18</b>	<b>Year to Date 18</b>	<b>Sep-17</b>	<b>Year to Date 17</b>	<b>Previous 12 Months</b>
Total Active Residential Listings	765		942		
Total Pending Residential Listings	683		692		
Total Single-Family Homes Sold	364	3,742	454	3,462	4,489
Percent Change	-19.82 %	8.09 %			
Median Price	\$229,900	\$215,000	\$182,000	\$179,900	\$207,000
Percent Change	26.32 %	19.51 %			
Average Price	\$255,993	\$240,682	\$212,535	\$204,732	\$232,835
Percent Change	20.45 %	17.56 %			
Days on Market	25	35	33	39	37
Total Dollar Volume	\$93,181,306	\$900,633,458	\$96,490,958	\$708,780,562	\$1,045,194,827
Percent Change	-3.43 %	27.07 %			

<b>Canyon County Existing Home Sales</b>					
	<b>Sep-18</b>	<b>Year to Date 18</b>	<b>Sep-17</b>	<b>Year to Date 17</b>	<b>Previous 12 Months</b>
Existing Residential Listings	452		581		
Existing Pending Listings	436		456		
Existing Homes Sold	301	2,953	366	2,803	3,547
Percent Change	-17.76 %	5.35 %			
Median Price	\$210,500	\$201,000	\$176,000	\$170,000	\$195,000
Percent Change	19.60 %	18.24 %			
Average Price	\$246,455	\$231,528	\$202,689	\$195,495	\$223,006
Percent Change	21.59 %	18.43 %			
Days on Market	21	27	29	31	30
Existing Dollar Volume	\$74,183,092	\$683,701,189	\$74,184,301	\$547,971,432	\$791,000,994
Percent Change	0.00 %	24.77 %			

<b>Canyon County Newly Constructed Home Sales</b>					
	<b>Sep-18</b>	<b>Year to Date 18</b>	<b>Sep-17</b>	<b>Year to Date 17</b>	<b>Previous 12 Months</b>
Newly Constructed Residential Listings	313		361		
Newly Constructed Pending Listings	247		236		
Newly Constructed Homes Sold	63	789	88	659	942
Percent Change	-28.41 %	19.73 %			
Median Price	\$282,677	\$257,750	\$240,490	\$234,500	\$252,288
Percent Change	17.54 %	9.91 %			
Average Price	\$301,559	\$274,946	\$253,485	\$244,020	\$269,845
Percent Change	18.97 %	12.67 %			
Days on Market	42	65	53	72	64
Newly Constructed Dollar Volume	\$18,998,214	\$216,932,269	\$22,306,657	\$160,809,130	\$254,193,833
Percent Change	-14.83 %	34.90 %			

These statistics are based upon information secured by the agent from the owner or their representative. The accuracy of this information, while deemed reliable, has not been verified and is not guaranteed. These statistics are not intended to represent the total number of properties sold in Ada County during the specified time period. The Intermountain Regional Multiple Listing Service provides these statistics for purposes of general market analysis, but makes no representations as to the past or future appreciation or depreciation of property values. (To reduce the error, only data falling within 3 standard deviations from the mean has been included in the report. Existing and new construction statistics are calculated independently and may not sum to the total number of homes sold.) \* Effective 3/1/2007, 'days on market' refers to the number of days that transpire between the listing date and the date the property goes into pending status. Effective 4/1/2011, standard deviation is modified to reflect the difference between the asking and sold prices as a percentage of the asking price.

<b>Single-Family Homes Sold in Canyon County for September 2018</b>				
<b>MLS Area</b>	<b># Sold</b>	<b>Market %</b>	<b>Average Price</b>	<b>Median Price</b>
Nampa NE (87) - 1250	43	11.78 %	\$278,095	\$241,285
New Construction	2	3.08 %	\$391,880	\$391,879
Existing	41	13.67 %	\$272,544	\$240,000
Nampa South (86) - 1260	101	27.67 %	\$245,300	\$210,000
New Construction	14	21.54 %	\$335,538	\$337,850
Existing	87	29.00 %	\$230,779	\$197,000
Melba - 1265	3	0.82 %	\$195,667	\$209,500
New Construction	0	0.00 %	\$0	\$0
Existing	3	1.00 %	\$195,667	\$209,500
Nampa NW (51) - 1270	43	11.78 %	\$216,807	\$214,900
New Construction	6	9.23 %	\$275,616	\$279,617
Existing	37	12.33 %	\$207,270	\$205,000
Caldwell NW - 1275	35	9.59 %	\$216,435	\$199,900
New Construction	7	10.77 %	\$240,564	\$245,990
Existing	28	9.33 %	\$210,403	\$198,950
Caldwell SW - 1280	78	21.37 %	\$227,033	\$208,196
New Construction	18	27.69 %	\$287,898	\$278,675
Existing	60	20.00 %	\$208,774	\$199,243
Middleton - 1285	44	12.05 %	\$353,963	\$304,891
New Construction	12	18.46 %	\$342,762	\$304,891
Existing	32	10.67 %	\$358,163	\$332,450
Canyon County Other - 1290	4	1.10 %	\$383,750	\$400,500
New Construction	1	1.54 %	\$269,000	\$269,000
Existing	3	1.00 %	\$422,000	\$410,000
Parma - 1292	5	1.37 %	\$248,100	\$189,900
New Construction	1	1.54 %	\$189,900	\$189,900
Existing	4	1.33 %	\$262,650	\$187,450
Wilder - 1293	7	1.92 %	\$325,551	\$303,000
New Construction	4	6.15 %	\$305,714	\$314,000
Existing	3	1.00 %	\$352,000	\$280,000
Greenleaf - 1294	2	0.55 %	\$270,000	\$270,000
New Construction	0	0.00 %	\$0	\$0
Existing	2	0.67 %	\$270,000	\$270,000
<b>Totals</b>	<b>365</b>	<b>100.00 %</b>	<b>\$255,056</b>	<b>\$229,900</b>
New Construction	65	17.81 %	\$304,554	\$289,990
Existing	300	82.19 %	\$244,332	\$210,250

<b>Comparison of Existing and Newly Constructed Single-Family Residential Units Sold in Canyon County September 2018 by Price Class</b>				
Sales Price Range	New	Market %	Existing	Market %
\$69,999 and under	0	0.00 %	1	0.27 %
\$70,000 - \$89,999	0	0.00 %	0	0.00 %
\$90,000 - \$99,999	0	0.00 %	0	0.00 %
\$100,000 - \$119,999	0	0.00 %	5	1.37 %
\$120,000 - \$159,999	0	0.00 %	27	7.40 %
\$160,000 - \$199,999	6	1.64 %	92	25.21 %
\$200,000 - \$249,999	9	2.47 %	80	21.92 %
\$250,000 - \$299,999	21	5.75 %	39	10.68 %
\$300,000 - \$399,999	21	5.75 %	29	7.95 %
\$400,000 - \$499,999	8	2.19 %	17	4.66 %
\$500,000 and over	0	0.00 %	10	2.74 %
<b>Totals</b>	<b>65</b>	<b>17.81 %</b>	<b>300</b>	<b>82.19 %</b>

<b>Comparison of Existing and Newly Constructed Single-Family Residential Units Sold in Canyon County (Year-to-Date) September 2018 by Price Class</b>				
Sales Price Range	New	Market %	Existing	Market %
\$69,999 and under	0	0.00 %	7	0.19 %
\$70,000 - \$89,999	0	0.00 %	18	0.48 %
\$90,000 - \$99,999	0	0.00 %	11	0.29 %
\$100,000 - \$119,999	0	0.00 %	58	1.55 %
\$120,000 - \$159,999	5	0.13 %	380	10.16 %
\$160,000 - \$199,999	82	2.19 %	952	25.44 %
\$200,000 - \$249,999	270	7.22 %	721	19.27 %
\$250,000 - \$299,999	210	5.61 %	335	8.95 %
\$300,000 - \$399,999	165	4.41 %	278	7.43 %
\$400,000 - \$499,999	44	1.18 %	112	2.99 %
\$500,000 and over	16	0.43 %	78	2.08 %
<b>Totals</b>	<b>792</b>	<b>21.17 %</b>	<b>2950</b>	<b>78.83 %</b>

These statistics are based upon information secured by the agent from the owner or their representative. The accuracy of this information, while deemed reliable, has not been verified and is not guaranteed. These statistics are not intended to represent the total number of properties sold in Ada County during the specified time period. The Intermountain Regional Multiple Listing Service provides these statistics for purposes of general market analysis, but makes no representations as to the past or future appreciation or depreciation of property values. (To reduce the error, only data falling within 3 standard deviations from the mean has been included in the report. Existing and new construction statistics are calculated independently and may not sum to the total number of homes sold.) \* Effective 3/1/2007, 'days on market' refers to the number of days that transpire between the listing date and the date the property goes into pending status. Effective 4/1/2011, standard deviation is modified to reflect the difference between the asking and sold prices as a percentage of the asking price.