

Canyon County Single Family Home Sales Comparing July 2020 with July 2019					
	Jul-20	Year to Date 20	Jul-19	Year to Date 19	Previous 12 Months
Total Active Residential Listings	310		765		
Total Pending Residential Listings	1073		796		
Total Single-Family Homes Sold	625	3,279	511	2,957	4,869
Percent Change	22.31 %	10.89 %			
Median Price	\$300,490	\$279,000	\$250,000	\$240,000	\$267,490
Percent Change	20.20 %	16.25 %			
Average Price	\$324,469	\$306,631	\$278,775	\$267,375	\$295,045
Percent Change	16.39 %	14.68 %			
Days on Market	39	42	31	39	41
Total Dollar Volume	\$202,793,080	\$1,005,443,438	\$142,453,852	\$790,627,860	\$1,436,574,749
Percent Change	42.36 %	27.17 %			

Canyon County Existing Home Sales					
	Jul-20	Year to Date 20	Jul-19	Year to Date 19	Previous 12 Months
Existing Residential Listings	155		442		
Existing Pending Listings	513		445		
Existing Homes Sold	367	2,062	386	2,146	3,282
Percent Change	-4.92 %	-3.91 %			
Median Price	\$275,000	\$264,900	\$240,000	\$229,992	\$254,200
Percent Change	14.58 %	15.18 %			
Average Price	\$314,580	\$296,397	\$268,833	\$255,996	\$284,221
Percent Change	17.02 %	15.78 %			
Days on Market	20	24	23	27	28
Existing Dollar Volume	\$115,450,799	\$611,171,390	\$103,769,543	\$549,368,344	\$932,813,991
Percent Change	11.26 %	11.25 %			

Canyon County Newly Constructed Home Sales					
	Jul-20	Year to Date 20	Jul-19	Year to Date 19	Previous 12 Months
Newly Constructed Residential Listings	155		323		
Newly Constructed Pending Listings	560		351		
Newly Constructed Homes Sold	258	1,217	125	811	1,587
Percent Change	106.40 %	50.06 %			
Median Price	\$321,995	\$304,900	\$281,790	\$272,929	\$294,210
Percent Change	14.27 %	11.71 %			
Average Price	\$338,536	\$323,970	\$309,474	\$297,484	\$317,430
Percent Change	9.39 %	8.90 %			
Days on Market	66	71	57	72	67
Newly Constructed Dollar Volume	\$87,342,281	\$394,272,048	\$38,684,309	\$241,259,516	\$503,760,758
Percent Change	125.78 %	63.42 %			

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Single-Family Homes Sold in Canyon County for July 2020				
MLS Area	# Sold	Market %	Average Price	Median Price
Nampa NE (87) - 1250	149	23.84 %	\$326,552	\$310,990
New Construction	85	32.82 %	\$333,819	\$321,380
Existing	64	17.49 %	\$316,901	\$282,000
Nampa South (86) - 1260	156	24.96 %	\$351,281	\$332,806
New Construction	56	21.62 %	\$359,427	\$346,240
Existing	100	27.32 %	\$346,719	\$307,500
Melba - 1265	2	0.32 %	\$382,500	\$382,500
New Construction	1	0.39 %	\$535,000	\$535,000
Existing	1	0.27 %	\$230,000	\$230,000
Nampa NW (51) - 1270	71	11.36 %	\$277,451	\$274,000
New Construction	22	8.49 %	\$301,073	\$286,490
Existing	49	13.39 %	\$266,846	\$262,000
Caldwell NW - 1275	65	10.40 %	\$293,758	\$279,900
New Construction	34	13.13 %	\$304,453	\$308,820
Existing	31	8.47 %	\$282,029	\$259,900
Caldwell SW - 1280	98	15.68 %	\$298,369	\$273,962
New Construction	37	14.29 %	\$323,451	\$304,490
Existing	61	16.67 %	\$283,155	\$258,000
Middleton - 1285	58	9.28 %	\$383,545	\$349,950
New Construction	22	8.49 %	\$408,771	\$398,950
Existing	36	9.84 %	\$368,129	\$329,950
Canyon County Other - 1290	12	1.92 %	\$350,741	\$322,495
New Construction	1	0.39 %	\$530,000	\$530,000
Existing	11	3.01 %	\$334,445	\$299,990
Parma - 1292	7	1.12 %	\$298,671	\$262,000
New Construction	0	0.00 %	\$0	\$0
Existing	7	1.91 %	\$298,671	\$262,000
Wilder - 1293	6	0.96 %	\$226,233	\$202,500
New Construction	1	0.39 %	\$220,000	\$220,000
Existing	5	1.37 %	\$227,480	\$185,000
Greenleaf - 1294	1	0.16 %	\$276,900	\$276,900
New Construction	0	0.00 %	\$0	\$0
Existing	1	0.27 %	\$276,900	\$276,900
Totals	625	100.00 %	\$323,895	\$300,000
New Construction	259	41.44 %	\$338,700	\$322,000
Existing	366	58.56 %	\$313,418	\$275,000

Comparison of Existing and Newly Constructed Single-Family Residential Units Sold in Canyon County July 2020 by Price Class				
Sales Price Range	New	Market %	Existing	Market %
\$69,999 and under	0	0.00 %	0	0.00 %
\$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 %	1	0.16 %
\$120,000 - \$159,999	0	0.00 %	2	0.32 %
\$160,000 - \$199,999	0	0.00 %	18	2.88 %
\$200,000 - \$249,999	15	2.40 %	89	14.24 %
\$250,000 - \$299,999	69	11.04 %	117	18.72 %
\$300,000 - \$399,999	135	21.60 %	80	12.80 %
\$400,000 - \$499,999	28	4.48 %	31	4.96 %
\$500,000 and over	12	1.92 %	28	4.48 %
Totals	259	41.44 %	366	58.56 %

Comparison of Existing and Newly Constructed Single-Family Residential Units Sold in Canyon County (Year-to-Date) July 2020 by Price Class				
Sales Price Range	New	Market %	Existing	Market %
\$69,999 and under	0	0.00 %	1	0.03 %
\$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 %	2	0.06 %
\$120,000 - \$159,999	0	0.00 %	38	1.16 %
\$160,000 - \$199,999	0	0.00 %	142	4.33 %
\$200,000 - \$249,999	167	5.09 %	622	18.96 %
\$250,000 - \$299,999	412	12.56 %	608	18.53 %
\$300,000 - \$399,999	466	14.20 %	381	11.61 %
\$400,000 - \$499,999	130	3.96 %	144	4.39 %
\$500,000 and over	41	1.25 %	127	3.87 %
Totals	1216	37.06 %	2065	62.94 %

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