

Canyon County Single Family Home Sales Comparing January 2023 with January 2022					
	Jan-23	Year to Date 23	Jan-22	Year to Date 22	Previous 12 Months
Total Active Residential Listings	724		347		
Total Pending Residential Listings	724		1034		
Total Single-Family Homes Sold	305	305	384	384	4,558
Percent Change	-20.57%	-20.57%			
Median Price	\$395,445	\$395,445	\$422,450	\$422,450	\$441,590
Percent Change	-6.39%	-6.39%			
Average Price	\$435,664	\$435,664	\$463,863	\$463,863	\$497,975
Percent Change	-6.08%	-6.08%			
Days on Market	83	83	42	42	34
Total Dollar Volume	\$132,877,648	\$132,877,648	\$178,123,485	\$178,123,485	\$2,269,771,831
Percent Change	-25.40%	-25.40%			

Canyon County Existing Home Sales					
	Jan-23	Year to Date 23	Jan-22	Year to Date 22	Previous 12 Months
Existing Residential Listings	358		122		
Existing Pending Listings	233		303		
Existing Homes Sold	119	119	210	210	2,715
Percent Change	-43.33%	-43.33%			
Median Price	\$339,000	\$339,000	\$390,000	\$390,000	\$405,000
Percent Change	-13.08%	-13.08%			
Average Price	\$398,048	\$398,048	\$428,493	\$428,493	\$465,639
Percent Change	-7.11%	-7.11%			
Days on Market	58	58	34	34	26
Existing Dollar Volume	\$47,367,714	\$47,367,714	\$89,983,628	\$89,983,628	\$1,264,210,529
Percent Change	-47.36%	-47.36%			

Canyon County Newly Constructed Home Sales					
	Jan-23	Year to Date 23	Jan-22	Year to Date 22	Previous 12 Months
Newly Constructed Residential Listings	366		225		
Newly Constructed Pending Listings	491		731		
Newly Constructed Homes Sold	186	186	174	174	1,843
Percent Change	6.90%	6.90%			
Median Price	\$415,450	\$415,450	\$464,995	\$464,995	\$498,990
Percent Change	-10.65%	-10.65%			
Average Price	\$459,731	\$459,731	\$506,551	\$506,551	\$545,611
Percent Change	-9.24%	-9.24%			
Days on Market	99	99	51	51	46
Newly Constructed Dollar Volume	\$85,509,934	\$85,509,934	\$88,139,857	\$88,139,857	\$1,005,561,302
Percent Change	-2.98%	-2.98%			

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Single-Family Homes Sold in Canyon County for January 2023				
MLS Area	# Sold	Market %	Average Price	Median Price
Nampa NE (87) - 1250	52	17.05%	\$445,854	\$407,495
New Construction	36	19.35%	\$472,886	\$435,995
Existing	16	13.45%	\$385,033	\$339,950
Nampa South (86) - 1260	67	21.97%	\$458,179	\$419,900
New Construction	34	18.28%	\$467,954	\$436,250
Existing	33	27.73%	\$448,109	\$384,900
Melba - 1265	0	0.00%	\$0	\$0
New Construction	0	0.00%	\$0	\$0
Existing	0	0.00%	\$0	\$0
Nampa NW (51) - 1270	50	16.39%	\$379,095	\$375,990
New Construction	35	18.82%	\$408,457	\$399,990
Existing	15	12.61%	\$310,583	\$315,000
Caldwell NW - 1275	46	15.08%	\$393,769	\$379,990
New Construction	41	22.04%	\$398,192	\$379,990
Existing	5	4.20%	\$357,500	\$330,000
Caldwell SW - 1280	46	15.08%	\$402,483	\$362,495
New Construction	19	10.22%	\$422,812	\$374,990
Existing	27	22.69%	\$388,178	\$355,000
Middleton - 1285	31	10.16%	\$587,390	\$607,113
New Construction	20	10.75%	\$654,765	\$625,352
Existing	11	9.24%	\$464,891	\$395,000
Canyon County Other - 1290	4	1.31%	\$294,688	\$227,500
New Construction	0	0.00%	\$0	\$0
Existing	4	3.36%	\$294,688	\$227,500
Parma - 1292	3	0.98%	\$380,333	\$311,000
New Construction	0	0.00%	\$0	\$0
Existing	3	2.52%	\$380,333	\$311,000
Wilder - 1293	5	1.64%	\$380,800	\$285,000
New Construction	1	0.54%	\$825,000	\$825,000
Existing	4	3.36%	\$269,750	\$282,000
Greenleaf - 1294	1	0.33%	\$980,000	\$980,000
New Construction	0	0.00%	\$0	\$0
Existing	1	0.84%	\$980,000	\$980,000
Totals	305	100.00%	\$435,664	\$395,445
New Construction	186	60.98%	\$459,731	\$415,450
Existing	119	39.02%	\$398,048	\$339,000

Single-Family Homes Sold in Canyon County for January 2023				
MLS Area	# Sold	Market %	Average Price	Median Price

Comparison of Existing and Newly Constructed Single-Family Residential Units Sold in Canyon County January 2023 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%	0	0.00%
\$120,000 - \$159,999	0	0.00%	1	0.33%
\$160,000 - \$199,999	0	0.00%	0	0.00%
\$200,000 - \$249,999	0	0.00%	9	2.95%
\$250,000 - \$299,999	0	0.00%	18	5.90%
\$300,000 - \$399,999	75	24.59%	54	17.70%
\$400,000 - \$499,999	61	20.00%	15	4.92%
\$500,000 - \$599,999	27	8.85%	10	3.28%
\$600,000 - \$699,999	14	4.59%	5	1.64%
\$700,000 - \$799,999	4	1.31%	1	0.33%
\$800,000 - \$899,999	3	0.98%	3	0.98%
\$900,000 - \$999,999	1	0.33%	2	0.66%
\$1,000,000 - \$1,999,999	1	0.33%	1	0.33%
\$2,000,000 - \$2,999,999	0	0.00%	0	0.00%
\$3,000,000 - \$3,999,999	0	0.00%	0	0.00%
\$4,000,000 - \$4,999,999	0	0.00%	0	0.00%
\$5,000,000 and over	0	0.00%	0	0.00%
Totals	186	60.98%	119	39.02%

Comparison of Existing and Newly Constructed Single-Family Residential Units Sold in Canyon County (Year-to-Date) January 2023 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%	0	0.00%
\$120,000 - \$159,999	0	0.00%	1	0.33%
\$160,000 - \$199,999	0	0.00%	0	0.00%
\$200,000 - \$249,999	0	0.00%	9	2.95%
\$250,000 - \$299,999	0	0.00%	18	5.90%
\$300,000 - \$399,999	75	24.59%	54	17.70%
\$400,000 - \$499,999	61	20.00%	15	4.92%
\$500,000 - \$599,999	27	8.85%	10	3.28%
\$600,000 - \$699,999	14	4.59%	5	1.64%
\$700,000 - \$799,999	4	1.31%	1	0.33%
\$800,000 - \$899,999	3	0.98%	3	0.98%
\$900,000 - \$999,999	1	0.33%	2	0.66%
\$1,000,000 - \$1,999,999	1	0.33%	1	0.33%
\$2,000,000 - \$2,999,999	0	0.00%	0	0.00%
\$3,000,000 - \$3,999,999	0	0.00%	0	0.00%
\$4,000,000 - \$4,999,999	0	0.00%	0	0.00%
\$5,000,000 and over	0	0.00%	0	0.00%
Totals	186	60.98%	119	39.02%

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