



Ada County – Single-Family Homes

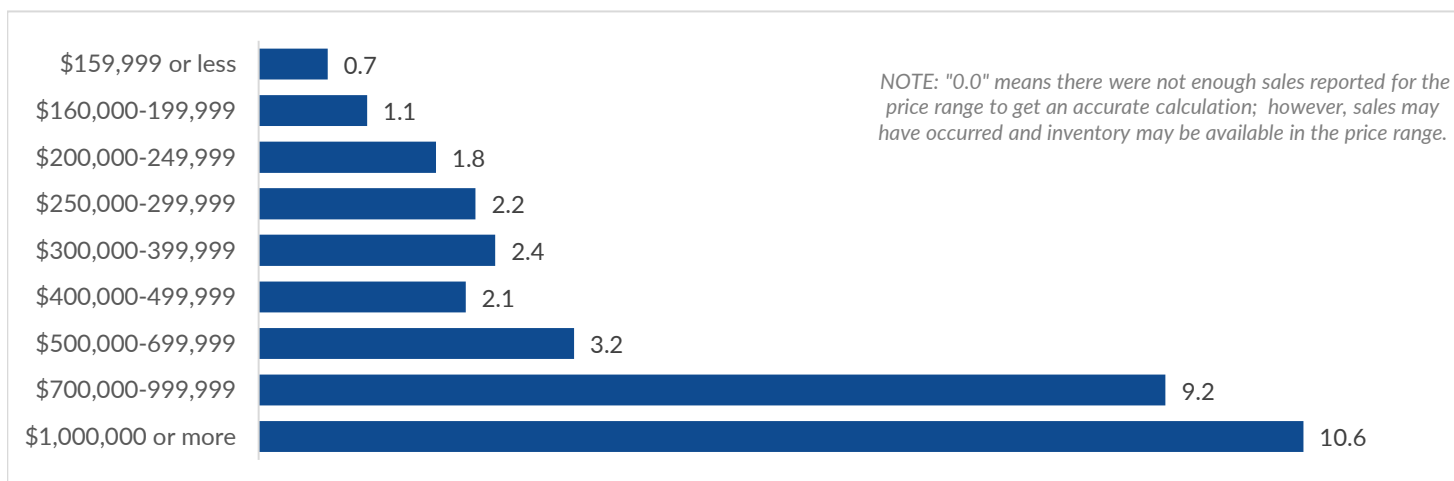
June 2016 Market Statistics

Report provided by Boise Regional REALTORS®

Data from the Intermountain MLS as of July 11, 2016

Key Metrics	Jun 2015	Jun 2016	% Chg	YTD 2015	YTD 2016	% Chg
Closed Sales	1,035	1,135	9.7%	4,381	4,924	12.4%
Median Sales Price	\$229,900	\$253,000	10.0%	\$224,999	\$240,000	6.7%
Days on Market	42	39	-7.1%	54	47	-13.0%
Pending Sales	1,359	1,725	26.9%	--	--	--
Inventory	2,512	2,117	-15.7%	--	--	--
Months Supply of Inventory	2.6	2.0	-23.1%	--	--	--

Months Supply of Inventory by Price Range



Explanation of Metrics and Notes on Data Sources and Methodology

Closed Sales – A count of the actual sales that have closed; Median Sales Price – The price at which half the homes sold for more, and half sold for less; Days on Market – Average, cumulative number of days between when a property is listed and when it goes pending; Pending Sales – A count of the homes that were under contract, and should close within 30-90 days; Inventory – A count of the homes for sale on the 11th day of a given month following the one reported; Months Supply of Inventory – Takes the number of homes for sale divided by the average number of closed sales by month for the preceding twelve months. A balanced market—not favoring buyers or sellers—is typically between 4-6 months of supply.

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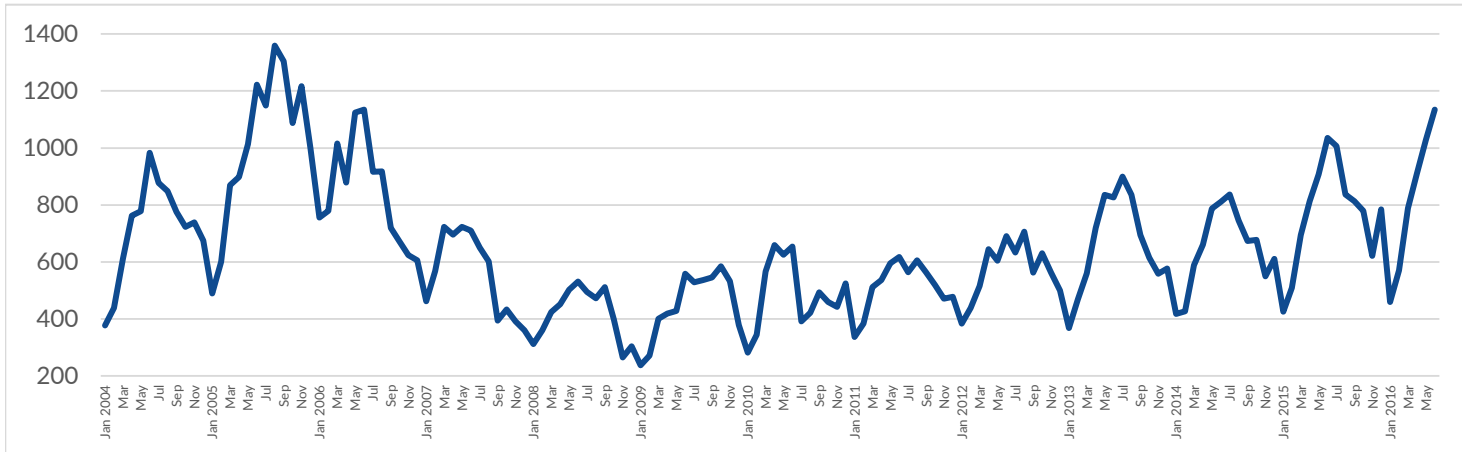
Ada County – Single-Family Homes

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Data from the Intermountain MLS as of July 11, 2016

Closed Sales High: 1,359 in Aug 2005 | Low: 237 in Jan 2009 | Current Month: 1,135



Median Sales Price High: \$253,000 in Jun 2016 | Low: \$134,900 in Jan 2011 | Current Month: \$253,000



Inventory of Homes for Sale High: 5,198 in Jul 2007 | Low: 1,664 in Jan 2013 | Current Month: 2,117





Ada County – Existing/Resale

June 2016 Market Statistics

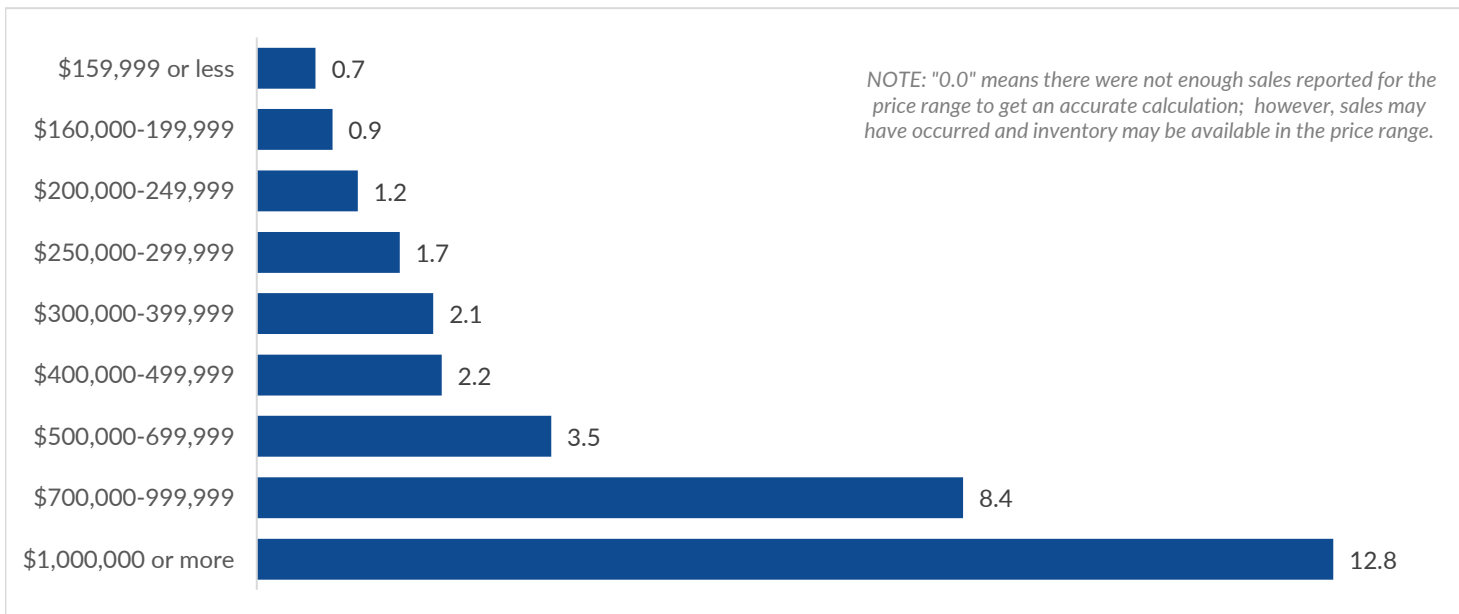
Report provided by Boise Regional REALTORS®

Data from the Intermountain MLS as of July 11, 2016

Key Metrics

	Jun 2015	Jun 2016	% Chg	YTD 2015	YTD 2016	% Chg
Closed Sales	882	906	2.7%	3,616	3,863	6.8%
Median Sales Price	\$218,000	\$239,900	10.0%	\$210,000	\$225,000	7.1%
Days on Market	36	28	-22.2%	46	36	-21.7%
Pending Sales	969	1,159	19.6%	--	--	--
Inventory	1,739	1,345	-22.7%	--	--	--
Months Supply of Inventory	2.1	1.6	-23.8%	--	--	--

Months Supply of Existing/Resale Inventory by Price Range



Explanation of Metrics

Closed Sales – A count of the actual sales that have closed; Median Sales Price – The price at which half the homes sold for more, and half sold for less; Days on Market – Average, cumulative number of days between when a property is listed and when it goes pending; Pending Sales – A count of the homes that were under contract, and should close within 30-90 days; Inventory – A count of the homes for sale on the 11th day of a given month following the one reported; Months Supply of Inventory – Takes the number of homes for sale divided by the average number of closed sales by month for the preceding twelve months. A balanced market—not favoring buyers or sellers—is typically between 4-6 months of supply.



Ada County – Existing/Resale

June 2016 Market Statistics

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Data from the Intermountain MLS as of July 11, 2016

Activity by MLS Area	Closed Sales			Median Sales Price		
	Jun 2015	Jun 2016	% Chg	Jun 2015	Jun 2016	% Chg
Boise N (0100)	56	59	5.4%	\$314,450	\$334,500	6.4%
Boise NE (0200)	22	25	13.6%	\$380,000	\$410,000	7.9%
Boise SE (0300)	81	62	-23.5%	\$239,900	\$279,450	16.5%
Boise Bench (0400)	52	77	48.1%	\$163,105	\$180,000	10.4%
Boise S (0500)	32	40	25.0%	\$229,950	\$216,000	-6.1%
Boise SW-Meridian (0550)	70	91	30.0%	\$211,250	\$220,000	4.1%
Boise W (0600)	48	40	-16.7%	\$169,950	\$202,950	19.4%
Boise W-Garden City (0650)	80	82	2.5%	\$185,200	\$217,450	17.4%
Garden City (0700)	7	5	-28.6%	\$155,000	\$169,900	9.6%
Boise NW (0800)	64	57	-10.9%	\$212,500	\$224,900	5.8%
Eagle (0900)	70	80	14.3%	\$352,950	\$412,500	16.9%
Star (0950)	26	37	42.3%	\$232,600	\$238,000	2.3%
Meridian SE (1000)	24	31	29.2%	\$265,000	\$236,900	-10.6%
Meridian SW (1010)	12	9	-25.0%	\$302,450	\$270,000	-10.7%
Meridian NE (1020)	69	53	-23.2%	\$219,000	\$254,000	16.0%
Meridian NW (1030)	109	112	2.8%	\$209,400	\$234,000	11.7%
Kuna (1100)	50	47	-6.0%	\$148,000	\$178,000	20.3%

Notes on Data Sources and Methodology

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Ada County – New Construction

June 2016 Market Statistics

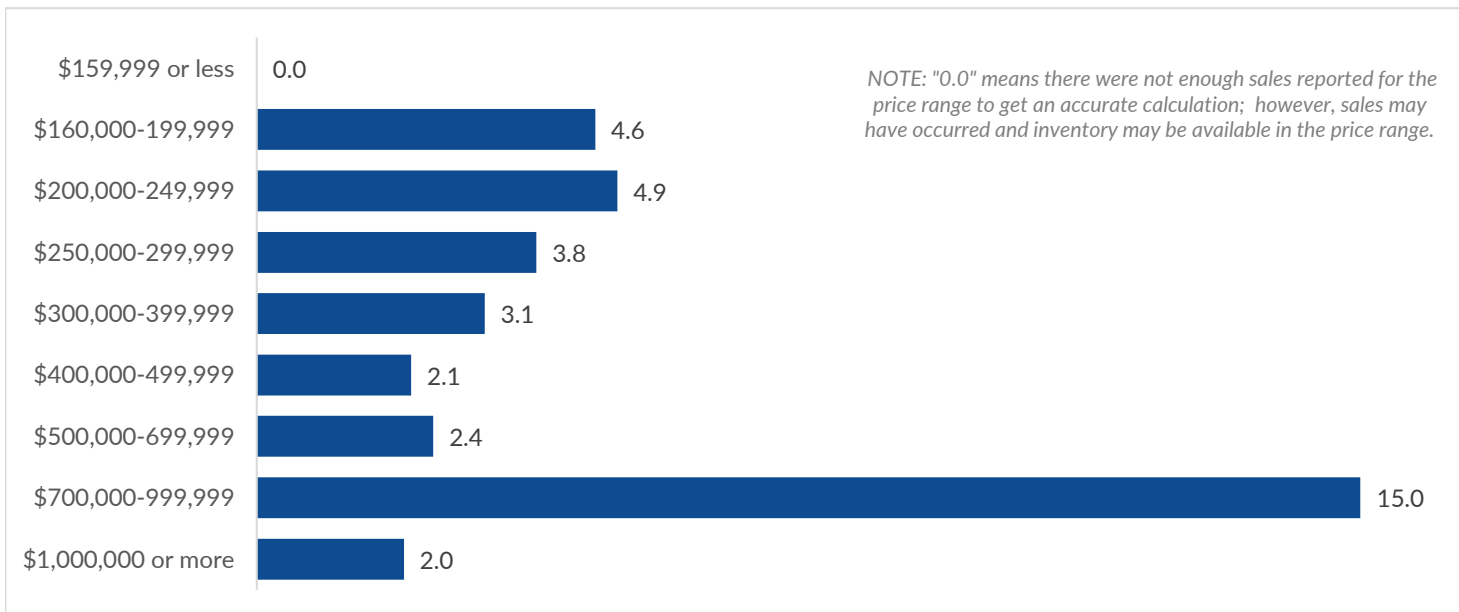
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Data from the Intermountain MLS as of July 11, 2016

Key Metrics

	Jun 2015	Jun 2016	% Chg	YTD 2015	YTD 2016	% Chg
Closed Sales	153	229	49.7%	765	1,061	38.7%
Median Sales Price	\$329,900	\$304,500	-7.7%	\$301,550	\$304,990	1.1%
Days on Market	75	82	9.3%	92	87	-5.4%
Pending Sales	390	566	45.1%	--	--	--
Inventory	773	772	-0.1%	--	--	--
Months Supply of Inventory	4.9	3.6	-26.5%	--	--	--

Months Supply of New Construction Inventory by Price Range



Explanation of Metrics

Closed Sales – A count of the actual sales that have closed; Median Sales Price – The price at which half the homes sold for more, and half sold for less; Days on Market – Average, cumulative number of days between when a property is listed and when it goes pending; Pending Sales – A count of the homes that were under contract, and should close within 30-90 days; Inventory – A count of the homes for sale on the 11th day of a given month following the one reported; Months Supply of Inventory – Takes the number of homes for sale divided by the average number of closed sales by month for the preceding twelve months. A balanced market—not favoring buyers or sellers—is typically between 4-6 months of supply.



Ada County – New Construction

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Activity by MLS Area	Closed Sales			Median Sales Price		
	Jun 2015	Jun 2016	% Chg	Jun 2015	Jun 2016	% Chg
Boise N (0100)	2	1	-50.0%	\$702,450	\$539,900	-23.1%
Boise NE (0200)	10	14	40.0%	\$389,900	\$452,400	16.0%
Boise SE (0300)	5	7	40.0%	\$310,400	\$352,371	13.5%
Boise Bench (0400)	2	4	100.0%	\$219,200	\$229,900	4.9%
Boise S (0500)	--	3	--	--	\$315,000	--
Boise SW-Meridian (0550)	17	27	58.8%	\$255,000	\$253,750	-0.5%
Boise W (0600)	5	--	--	\$175,450	--	--
Boise W-Garden City (0650)	--	2	--	--	\$307,877	--
Garden City (0700)	--	1	--	--	\$185,437	--
Boise NW (0800)	8	13	62.5%	\$280,745	\$285,000	1.5%
Eagle (0900)	31	43	38.7%	\$424,900	\$389,900	-8.2%
Star (0950)	8	13	62.5%	\$295,856	\$329,900	11.5%
Meridian SE (1000)	19	16	-15.8%	\$349,715	\$297,000	-15.1%
Meridian SW (1010)	2	7	250.0%	\$243,792	\$331,129	35.8%
Meridian NE (1020)	20	18	-10.0%	\$295,502	\$255,504	-13.5%
Meridian NW (1030)	20	45	125.0%	\$329,971	\$296,945	-10.0%
Kuna (1100)	4	15	275.0%	\$200,121	\$238,000	18.9%

Notes on Data Sources and Methodology

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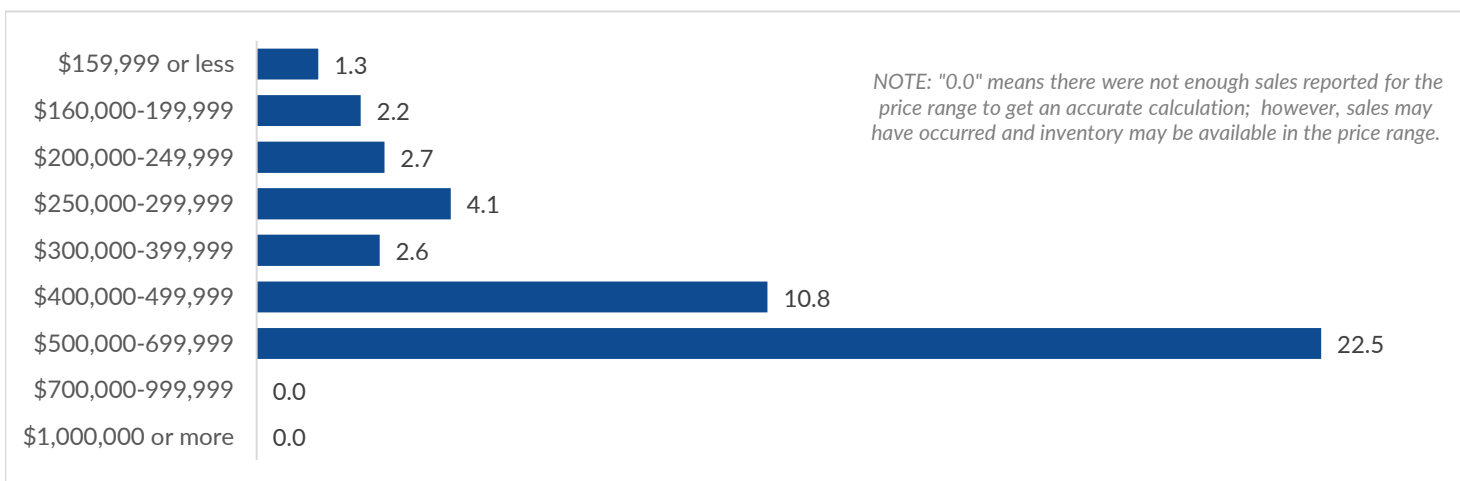
Canyon County – Single-Family Homes

June 2016 Market Statistics

Report provided by Boise Regional REALTORS®
 Data from the Intermountain MLS as of July 11, 2016

Key Metrics	Jun 2015	Jun 2016	% Chg	YTD 2015	YTD 2016	% Chg
Closed Sales	397	422	6.3%	1,816	2,013	10.8%
Median Sales Price	\$142,500	\$164,301	15.3%	\$139,900	\$158,315	13.2%
Days on Market	48	33	-31.3%	63	47	-25.4%
Pending Sales	523	677	29.4%	--	--	--
Inventory	1,209	915	-24.3%	--	--	--
Months Supply of Inventory	3.2	2.2	-31.3%	--	--	--

Months Supply of Inventory by Price Range



Explanation of Metrics and Notes on Data Sources and Methodology

Closed Sales – A count of the actual sales that have closed; Median Sales Price – The price at which half the homes sold for more, and half sold for less; Days on Market – Average, cumulative number of days between when a property is listed and when it goes pending; Pending Sales – A count of the homes that were under contract, and should close within 30-90 days; Inventory – A count of the homes for sale on the 11th day of a given month following the one reported; Months Supply of Inventory – Takes the number of homes for sale divided by the average number of closed sales by month for the preceding twelve months. A balanced market—not favoring buyers or sellers—is typically between 4-6 months of supply.

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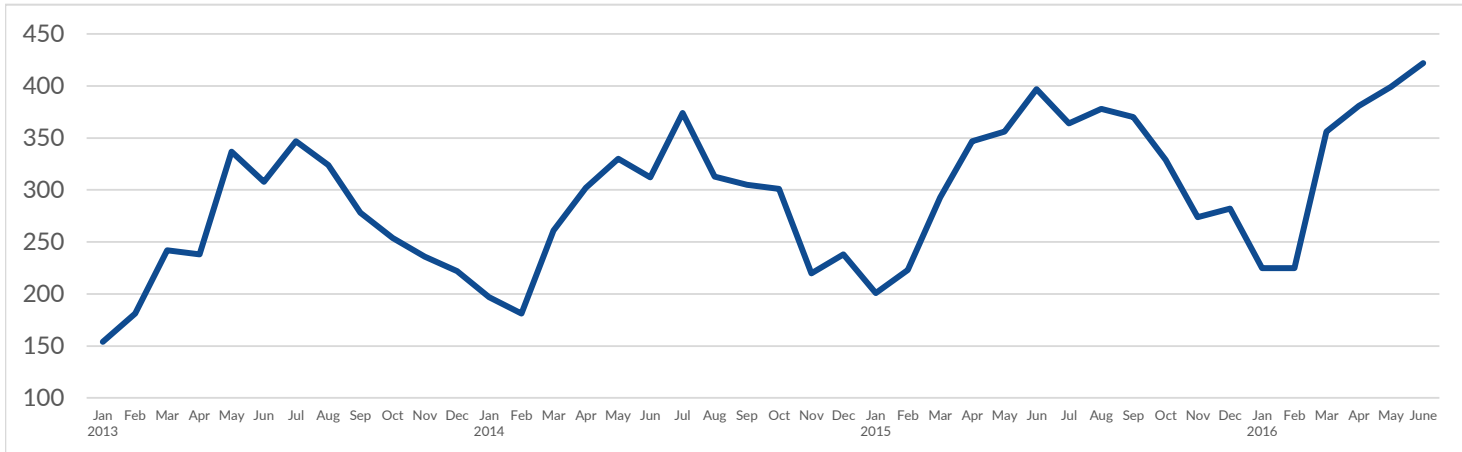


Canyon County – Single-Family Homes

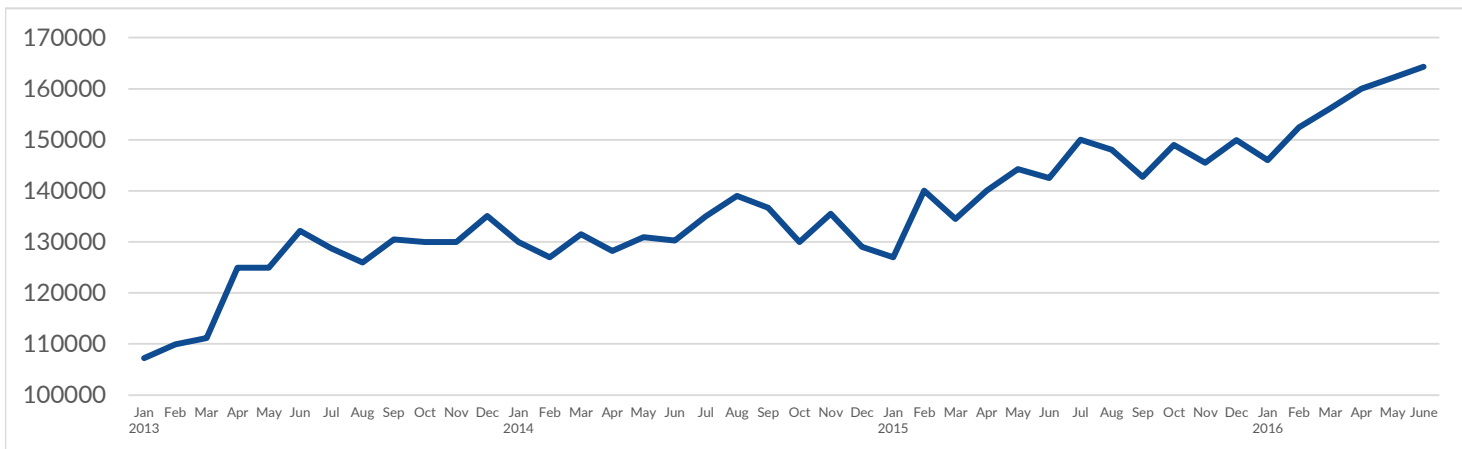
June 2016 Market Statistics

NOTE: Boise Regional REALTORS® began compiling Canyon County stats in 2013, therefore longer historical comparisons are not available. Highs and lows noted are only for the timeframe shown and not reflective of activity since the mid-2000s. Data from the Intermountain MLS as of July 11, 2016.

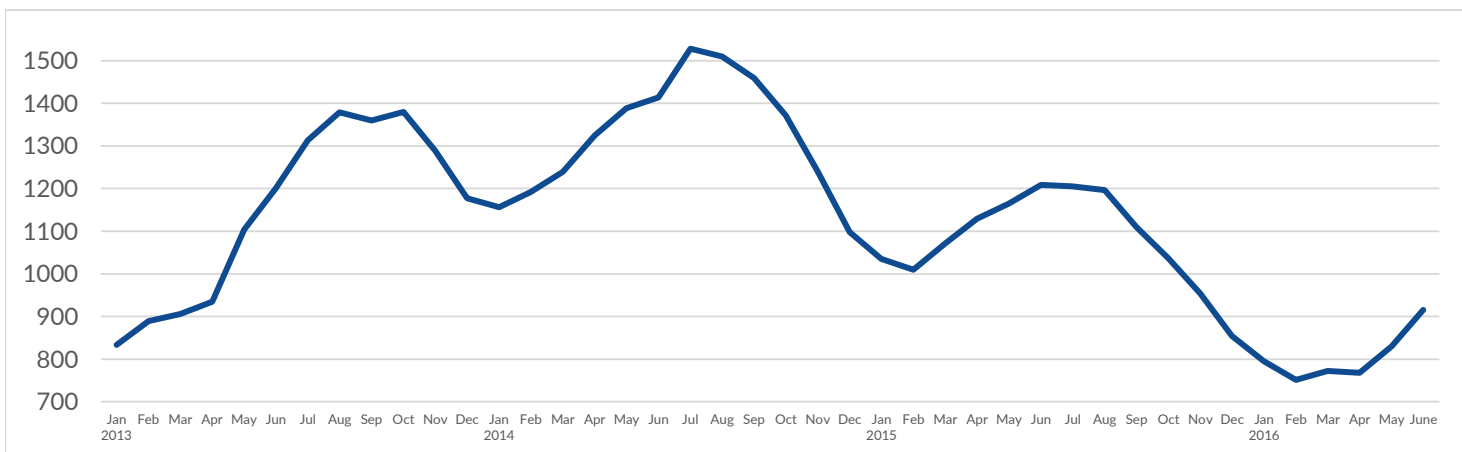
Closed Sales High: 422 in July 2016 | Low: 154 in Jan 2013 | Current Month: 422



Median Sales Price High: \$164,301 in July 2016 | Low: \$107,202 in Jan 2013 | Current Month: \$164,301



Inventory of Homes for Sale High: 1,528 in Jul 2014 | Low: 751 in Feb 2016 | Current Month: 915





Canyon County – Existing/Resale

June 2016 Market Statistics

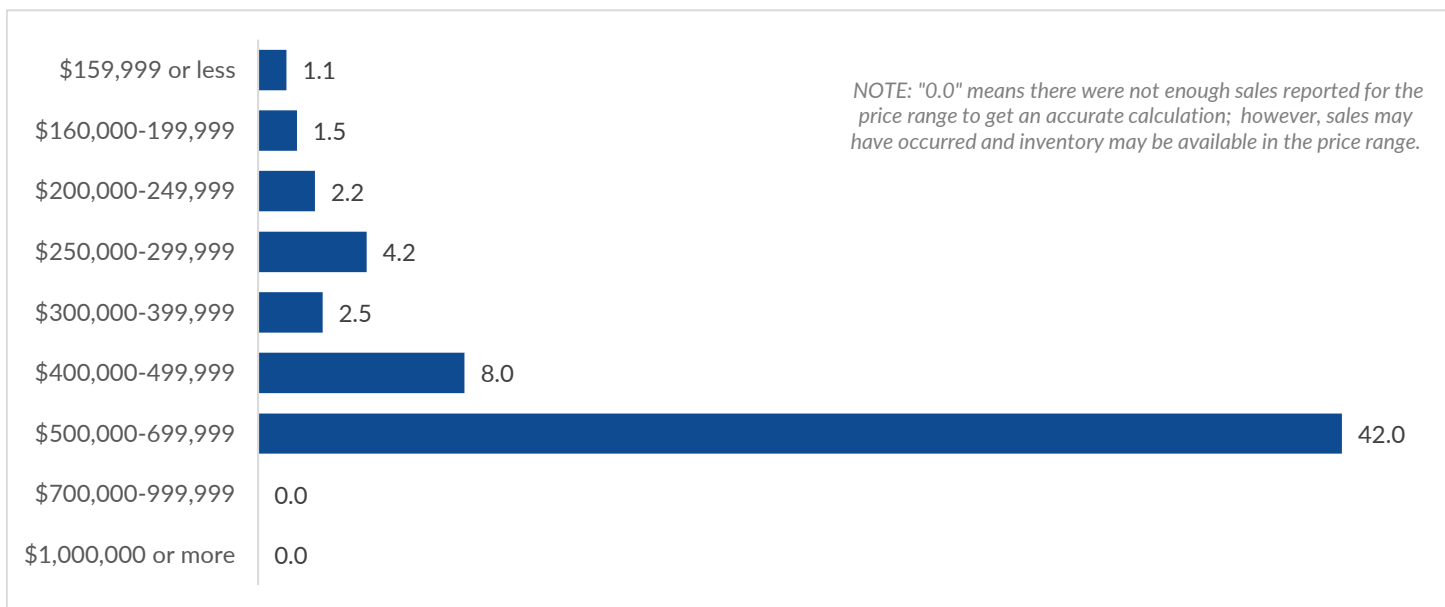
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Key Metrics

Key Metrics	Jun 2015	Jun 2016	% Chg	YTD 2015	YTD 2016	% Chg
Closed Sales	348	369	6.0%	1,574	1,728	9.8%
Median Sales Price	\$139,900	\$157,500	12.6%	\$134,500	\$151,050	12.3%
Days on Market	47	28	-40.4%	154,859	173,275	11.9%
Pending Sales	421	517	22.8%	--	--	--
Inventory	866	650	-24.9%	--	--	--
Months Supply of Inventory	2.7	1.8	-33.3%	--	--	--

Months Supply of Existing/Resale Inventory by Price Range



Explanation of Metrics

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Canyon County – Existing/Resale

June 2016 Market Statistics

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Activity by MLS Area	Closed Sales			Median Sales Price		
	Jun 2015	Jun 2016	% Chg	Jun 2015	Jun 2016	% Chg
Nampa NE (1250)	55	66	20.0%	\$143,000	\$159,950	11.9%
Nampa S (1260)	81	94	16.0%	\$142,000	\$165,995	16.9%
Melba (1265)	--	1	--	--	\$354,000	--
Nampa NW (1270)	49	59	20.4%	\$126,000	\$139,900	11.0%
Caldwell NW (1275)	5	30	500.0%	\$133,990	\$149,500	11.6%
Caldwell SW (1280)	73	57	-21.9%	\$128,000	\$140,000	9.4%
Middleton (1285)	28	38	35.7%	\$172,450	\$201,000	16.6%
Parma (1292)	6	5	-16.7%	\$187,450	\$92,000	-50.9%
Wilder (1293)	10	6	-40.0%	\$142,500	\$190,000	33.3%
Greenleaf (1294)	4	--	--	\$120,250	--	--

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Canyon County – New Construction

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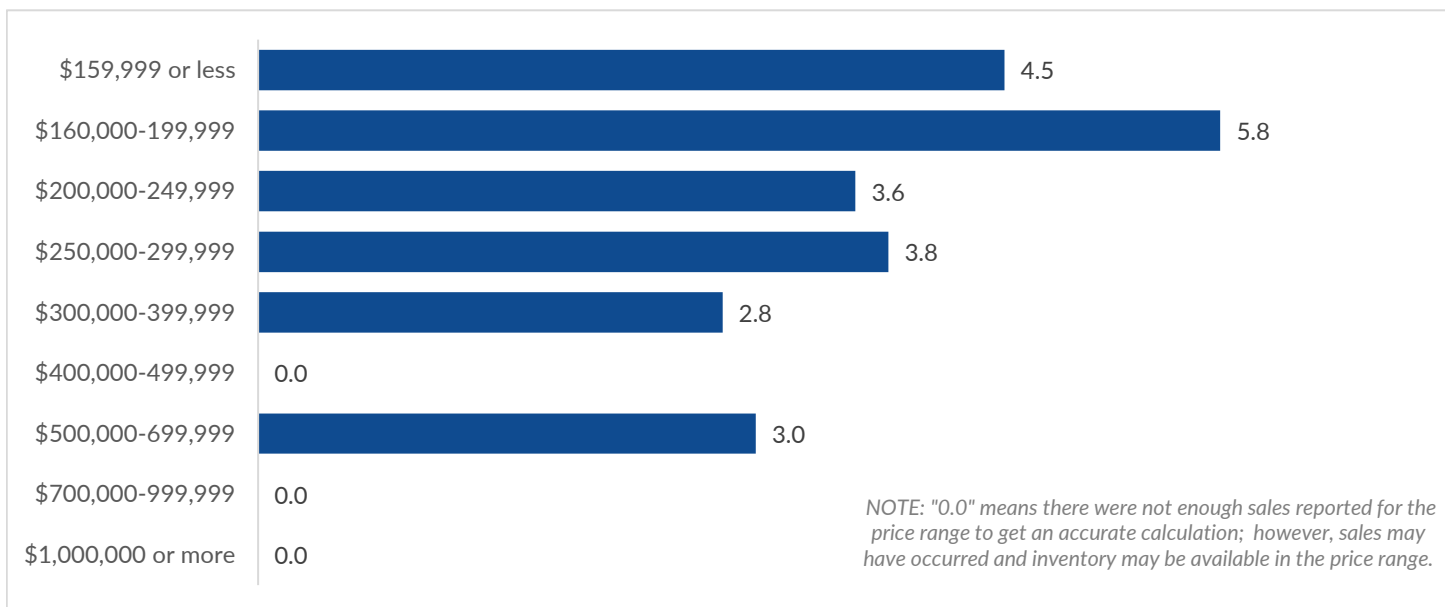
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Key Metrics

	Jun 2015	Jun 2016	% Chg	YTD 2015	YTD 2016	% Chg
Closed Sales	49	53	8.2%	242	285	17.8%
Median Sales Price	\$187,990	\$219,900	17.0%	\$187,425	\$214,990	14.7%
Days on Market	56	61	8.9%	102	77	-24.5%
Pending Sales	102	160	56.9%	--	--	--
Inventory	343	265	-22.7%	--	--	--
Months Supply of Inventory	7.2	4.2	-41.7%	--	--	--

Months Supply of New Construction Inventory by Price Range



Explanation of Metrics

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	Jun 2015	Jun 2016	% Chg	Jun 2015	Jun 2016	% Chg
Nampa NE (1250)	6	7	16.7%	\$191,445	\$338,500	76.8%
Nampa S (1260)	18	24	33.3%	\$206,973	\$232,700	12.4%
Melba (1265)	--	--	--	--	--	--
Nampa NW (1270)	5	1	-80.0%	\$138,450	\$217,940	57.4%
Caldwell NW (1275)	5	5	0.0%	\$133,990	\$157,000	17.2%
Caldwell SW (1280)	9	8	-11.1%	\$147,990	\$195,339	32.0%
Middleton (1285)	5	4	-20.0%	\$203,589	\$310,437	52.5%
Parma (1292)	--	--	--	--	--	--
Wilder (1293)	--	2	--	--	\$191,056	--
Greenleaf (1294)	--	--	--	--	--	--

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