



# Ada County — Existing/Resale

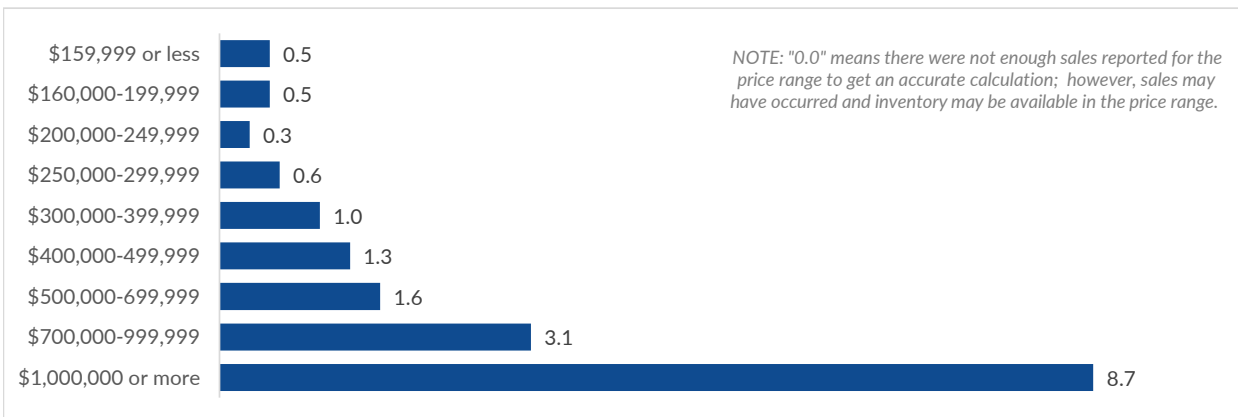
## June 2018 Market Statistics

Report provided by Boise Regional REALTORS®

Data from the Intermountain MLS as of July 11, 2018

Key Metrics	Jun 2017	Jun 2018	% Chg	YTD 2017	YTD 2018	% Chg
Closed Sales	908	855	-5.8%	3,737	3,816	2.1%
Median Sales Price	\$255,350	<b>\$299,900</b>	17.4%	\$239,900	<b>\$280,000</b>	16.7%
Days on Market	22	<b>16</b>	-27.3%	29	<b>25</b>	-13.8%
Pending Sales	1,129	<b>1,012</b>	-10.4%	--	--	--
Inventory	1,212	<b>765</b>	-36.9%	--	--	--
Months Supply of Inventory	1.4	<b>0.9</b>	-35.7%	--	--	--

## 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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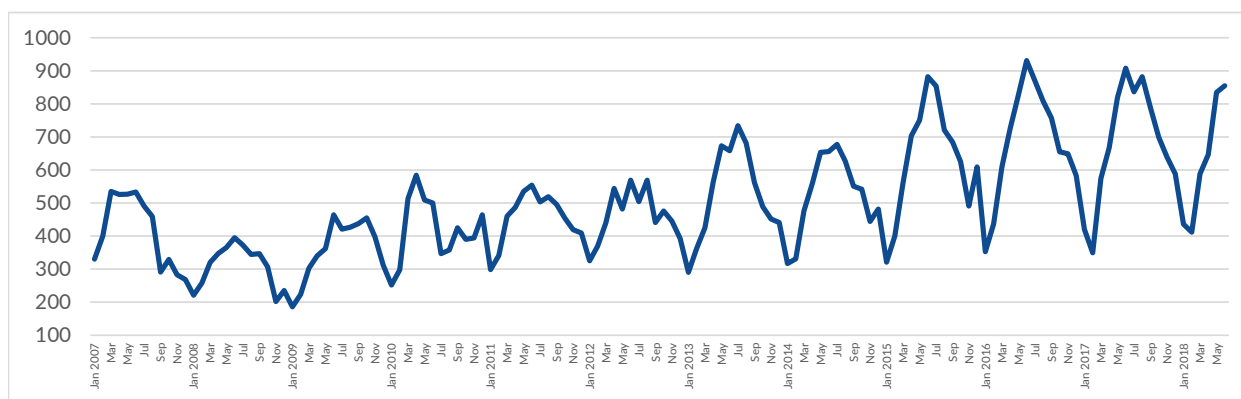
# Ada County – Existing/Resale

## June 2018 Market Statistics

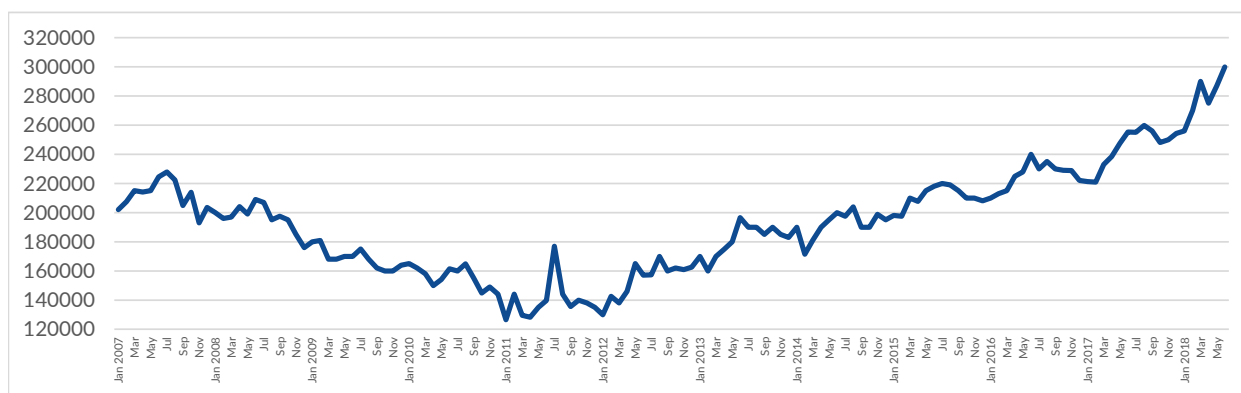
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Data from the Intermountain MLS as of July 11, 2018

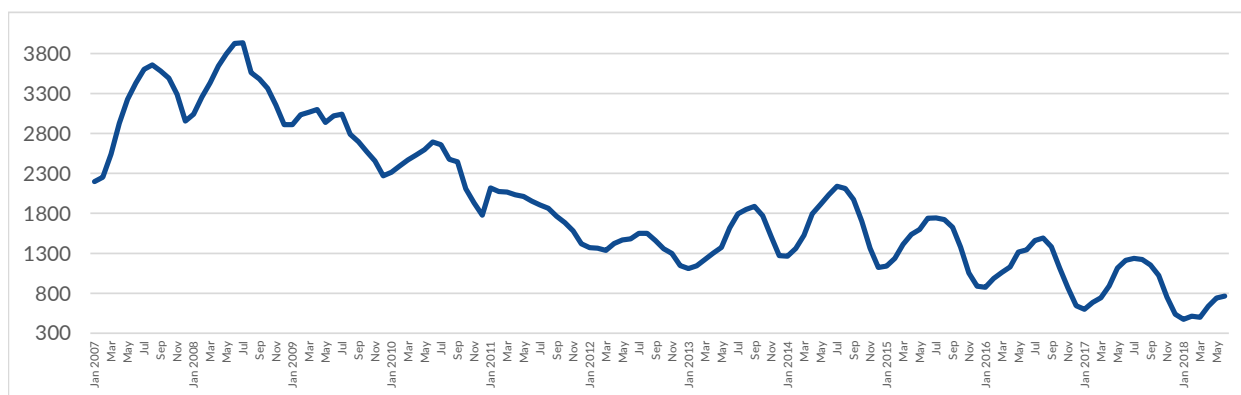
**Closed Sales** High: 931 in Jun 2016 | Low: 186 in Jan 2009 | Current Month: 855



**Median Sales Price** High: \$299,900 in Jun 2018 | Low: \$126,500 in Jan 2011 | Current Month: \$299,900



**Inventory of Homes for Sale** High: 3,935 in Jul 2008 | Low: 474 in Jan 2018 | Current Month: 765





# Ada County – New Construction

## June 2018 Market Statistics

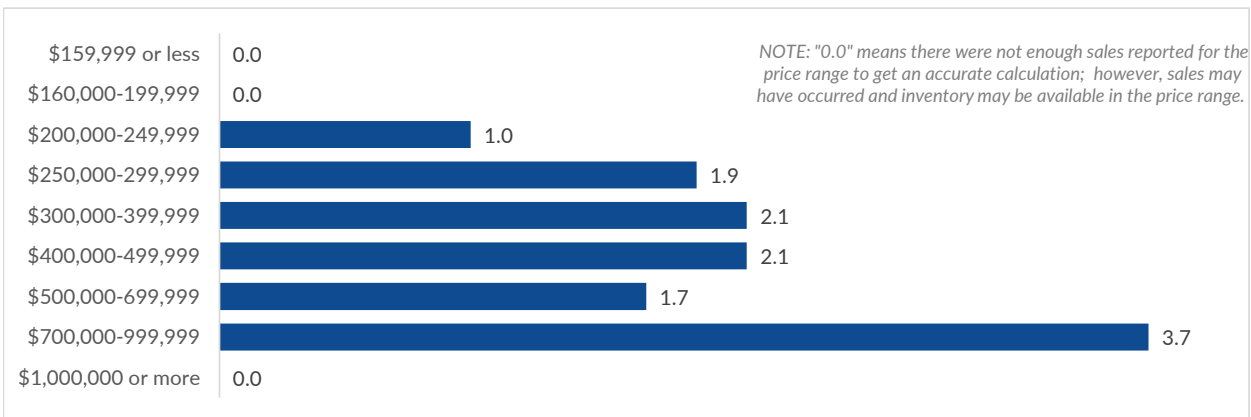
Report provided by Boise Regional REALTORS®

Data from the Intermountain MLS as of July 11, 2018

### Key Metrics

	Jun 2017	Jun 2018	% Chg	YTD 2017	YTD 2018	% Chg
Closed Sales	286	311	8.7%	1,197	1,525	27.4%
Median Sales Price	\$346,019	\$393,705	13.8%	\$326,860	\$362,224	10.8%
Days on Market	69	54	-21.7%	77	63	-18.2%
Pending Sales	725	878	21.1%	--	--	--
Inventory	701	647	-7.7%	--	--	--
Months Supply of Inventory	3.8	2.2	-42.1%	--	--	--

### Months Supply of Inventory by Price Range



### Explanation of Metrics and Notes on Data Sources and Methodology

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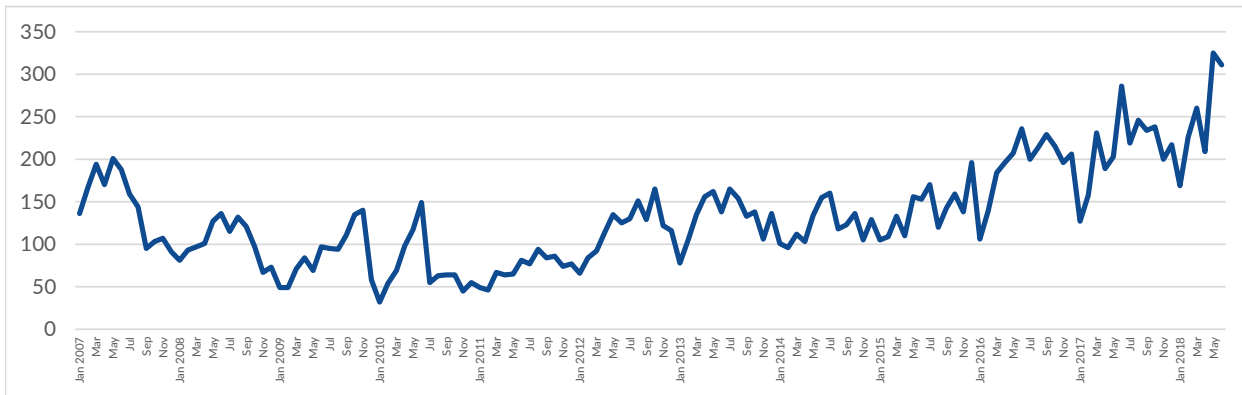
# Ada County – New Construction

## June 2018 Market Statistics

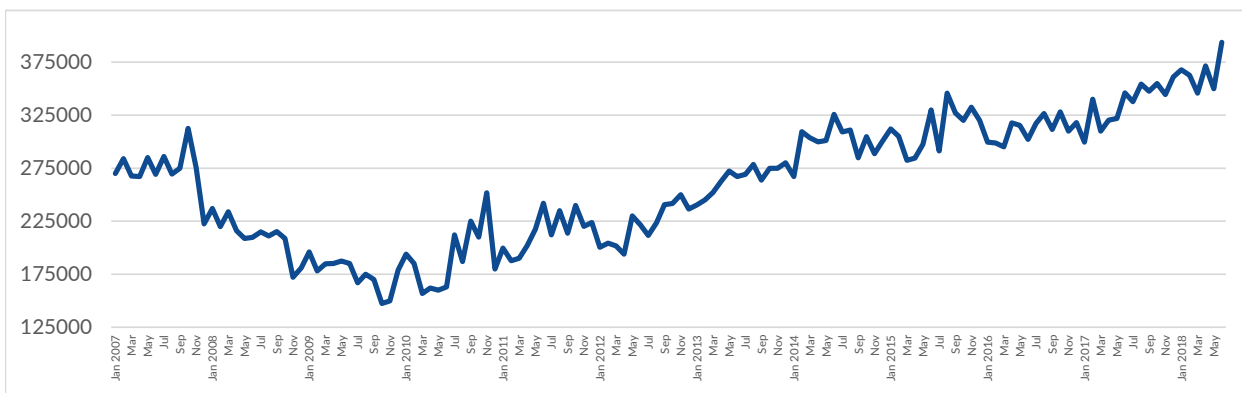
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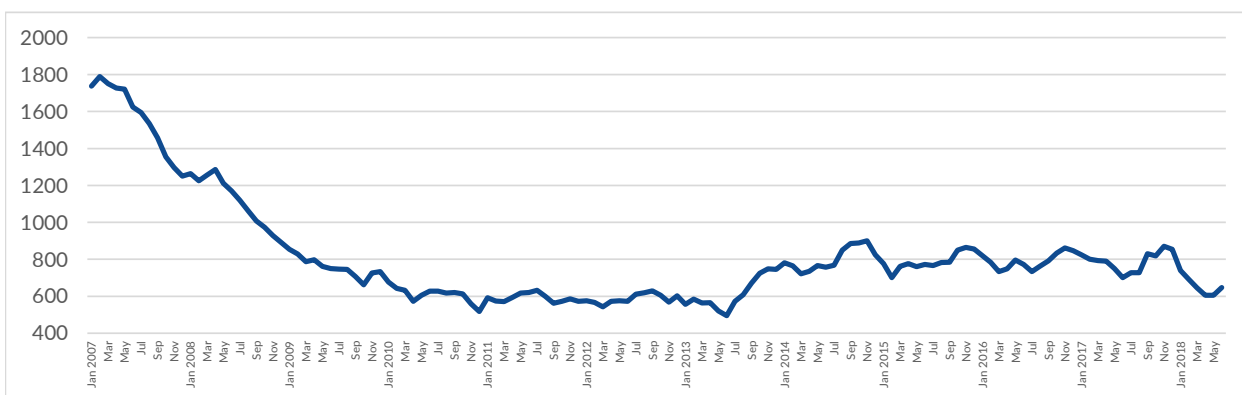
**Closed Sales** High: 508 in Aug 2005 (chart only goes to 2007) | Low: 32 in Jan 2010 | Current Month: 311



**Median Sales Price** High: \$393,705 in Jun 2018 | Low: \$147,390 in Oct 2009 | Current Month: \$393,705



**Inventory** High: 1,894 in Sep 2006 (chart only goes to 2007) | Low: 495 in Jun 2013 | Current Month: 647





# Ada County – Single-Family Homes

## June 2018 Market Statistics

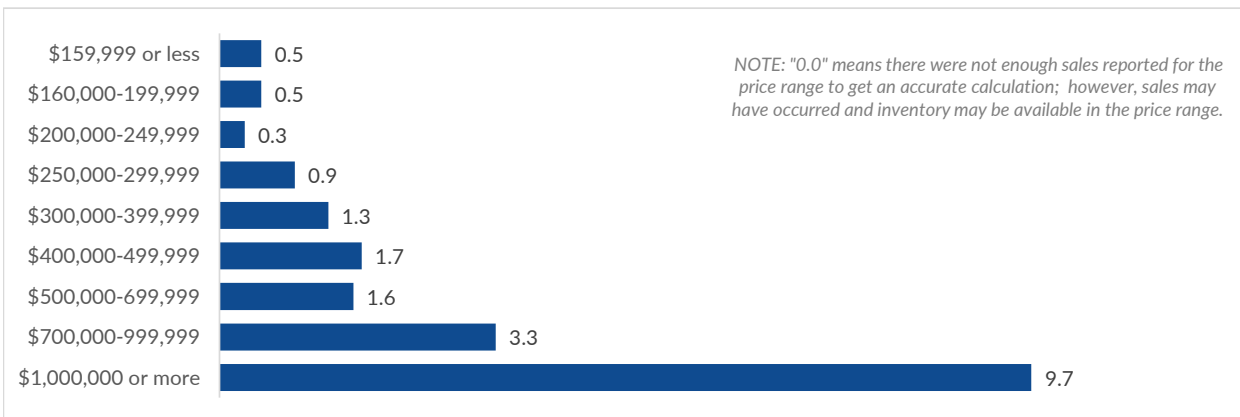
Report provided by Boise Regional REALTORS®

Data from the Intermountain MLS as of July 11, 2018

### Key Metrics

	Jun 2017	Jun 2018	% Chg	YTD 2017	YTD 2018	% Chg
Closed Sales	856	<b>1,166</b>	36.2%	3,740	<b>4,162</b>	11.3%
Median Sales Price	\$254,200	<b>\$324,647</b>	27.7%	\$235,040	<b>\$299,500</b>	27.4%
Days on Market	37	<b>26</b>	-29.7%	43	<b>39</b>	-9.3%
Pending Sales	1,827	<b>1,890</b>	3.4%	--	--	--
Inventory	1,913	<b>1,412</b>	-26.2%	--	--	--
Months Supply of Inventory	1.7	<b>1.4</b>	-17.6%	--	--	--

### Months Supply of Inventory by Price Range



### Explanation of Metrics and Notes on Data Sources and Methodology

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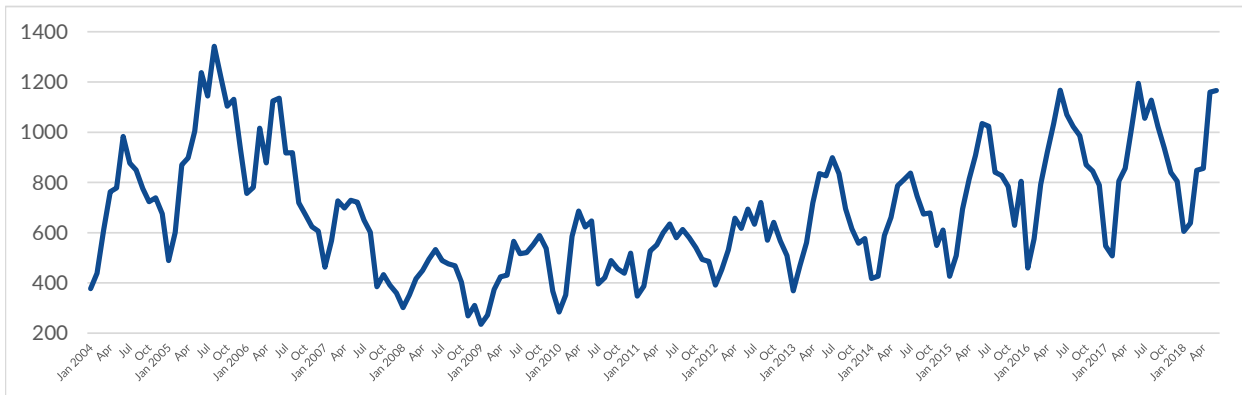
# Ada County — Single-Family Homes

## June 2018 Market Statistics

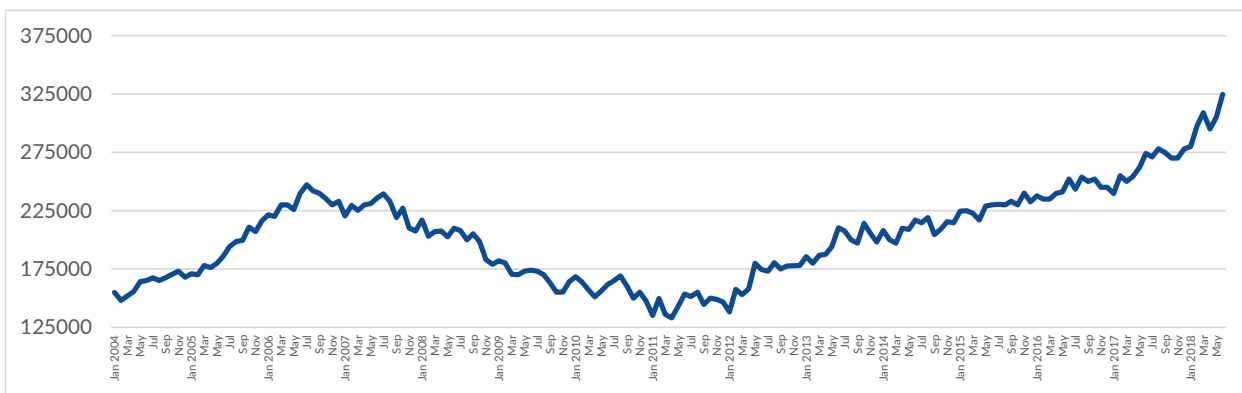
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Data from the Intermountain MLS as of July 11, 2018

**Closed Sales** High: 1,342 in Aug 2005 | Low: 235 in Jan 2009 | Current Month: 1,166



**Median Sales Price** High: \$324,647 in Jun 2018 | Low: \$133,000 in Apr 2011 | Current Month: \$324,647



**Inventory of Homes for Sale** High: 5,198 in Jul 2007 | Low: 1,143 in Mar 2018 | Current Month: 1,412

