



Ada County – Single-Family Homes

February 2021 Market Statistics

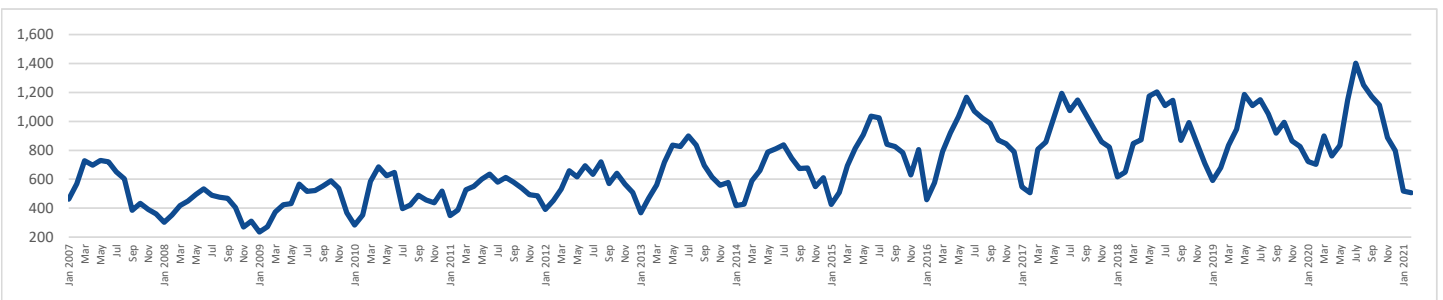
Copyright © 2021 Boise Regional REALTORS®
Data from the Intermountain MLS as of March 11, 2021

Key Metrics

Key Metrics	Feb 2020	Feb 2021	% Chg	YTD 2020	YTD 2021	% Chg
Closed Sales	703	506	-28.0%	1,425	1,030	-27.7%
Median Sales Price	\$360,500	\$452,400	25.5%	\$362,590	\$454,000	25.2%
Days on Market	50	19	-62.0%	52	18	-65.4%
Pending Sales	1,565	1,684	7.6%	--	--	--
Inventory	1,039	303	-70.8%	--	--	--
Months Supply of Inventory	1.4	0.5	-64.3%	--	--	--

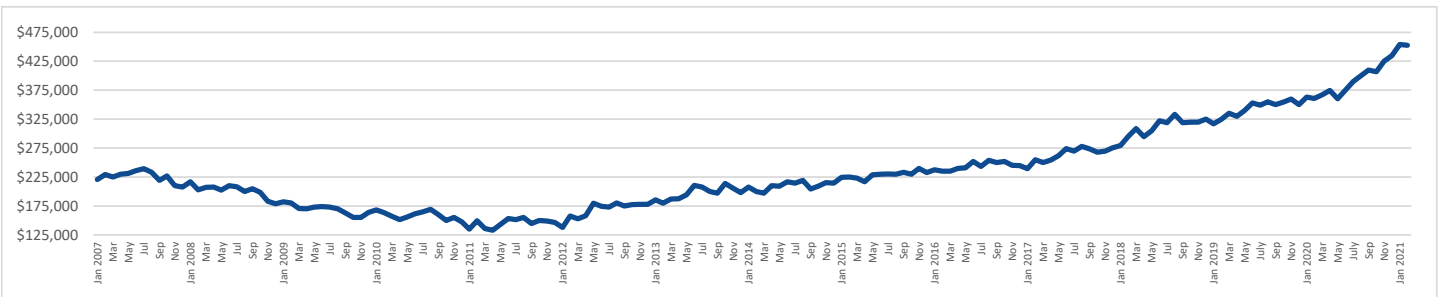
Closed Sales

High: 1,402 in Jul 2020 | Low: 235 in Jan 2009 | Current Month: 506



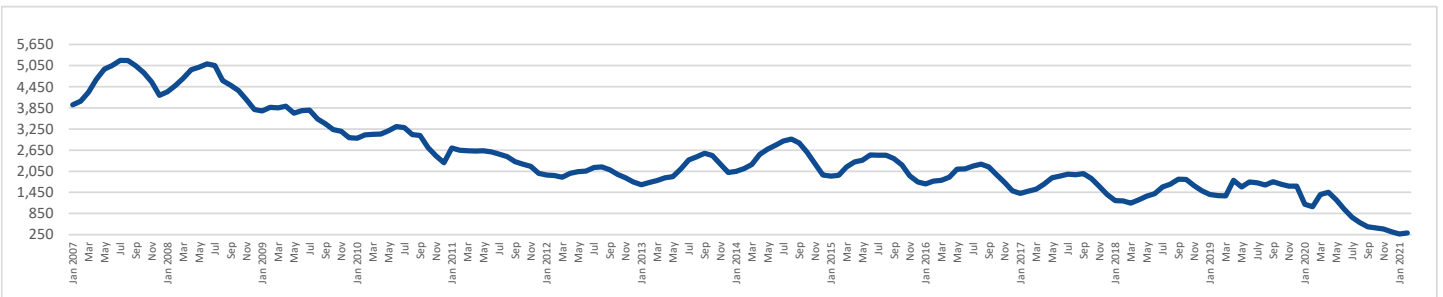
Median Sales Price

High: \$454,900 in Jan 2021 | Low: \$133,000 in Apr 2011 | Current Month: \$452,400



Inventory of Homes for Sale

High: 5,198 in Jul 2007 | Low: 269 in Jan 2021 | Current Month: 303



These statistics are based upon information secured by the agent from the owner or their representative and reported to the Intermountain MLS (IMLS), a subsidiary of Boise Regional REALTORS® (BRR). 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 the geography noted during the specified time period. The IMLS and BRR provide these statistics for purposes of general market analysis but make no representations as to past or future performance. For additional information, please visit boirealtors.com/notes-on-data-sources-and-methodology.
If you are a consumer, please contact a REALTOR® to get the most current and accurate information specific to your situation: intermountainmls.com/agentsearch.



Ada County – Existing/Resale

February 2021 Market Statistics

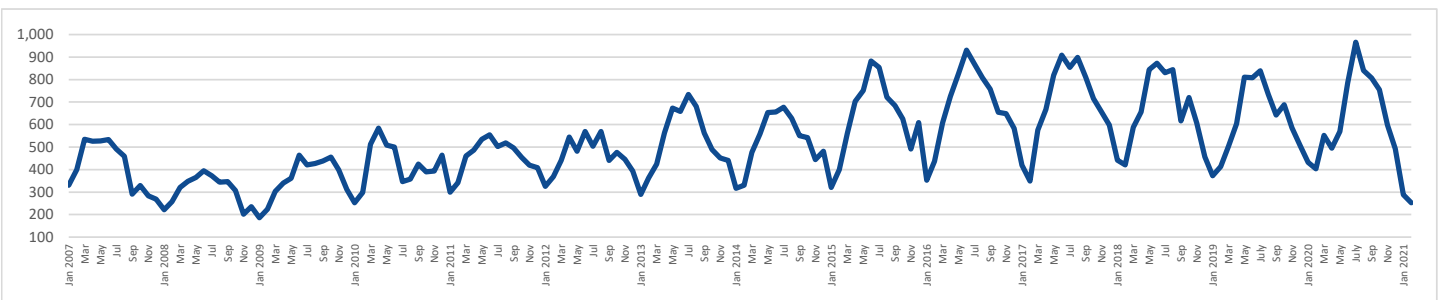
Copyright © 2021 Boise Regional REALTORS®
Data from the Intermountain MLS as of March 11, 2021

Key Metrics

Key Metrics	Feb 2020	Feb 2021	% Chg	YTD 2020	YTD 2021	% Chg
Closed Sales	403	253	-37.2%	835	541	-35.2%
Median Sales Price	\$343,000	\$455,000	32.7%	\$342,000	\$450,000	31.6%
Days on Market	32	10	-68.8%	36	11	-69.4%
Pending Sales	656	511	-22.1%	--	--	--
Inventory	344	168	-51.2%	--	--	--
Months Supply of Inventory	0.8	0.6	-25.0%	--	--	--

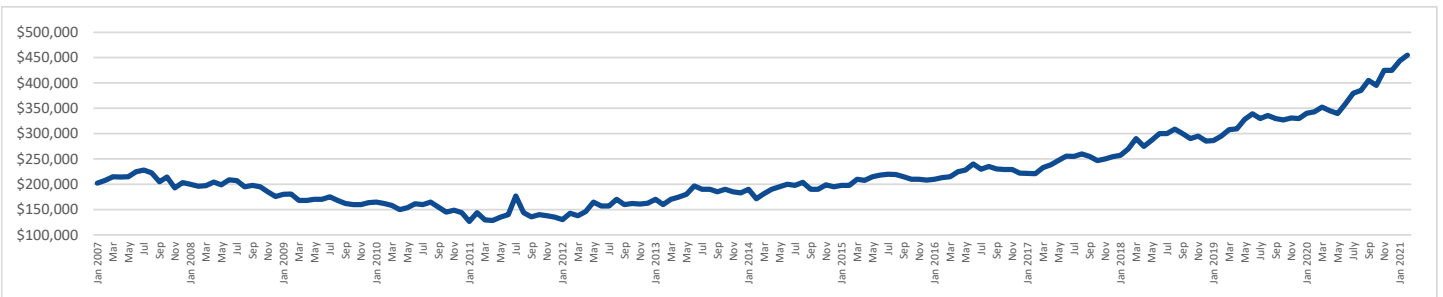
Closed Sales

High: 966 in Jul 2020 | Low: 186 in Jan 2009 | Current Month: 253



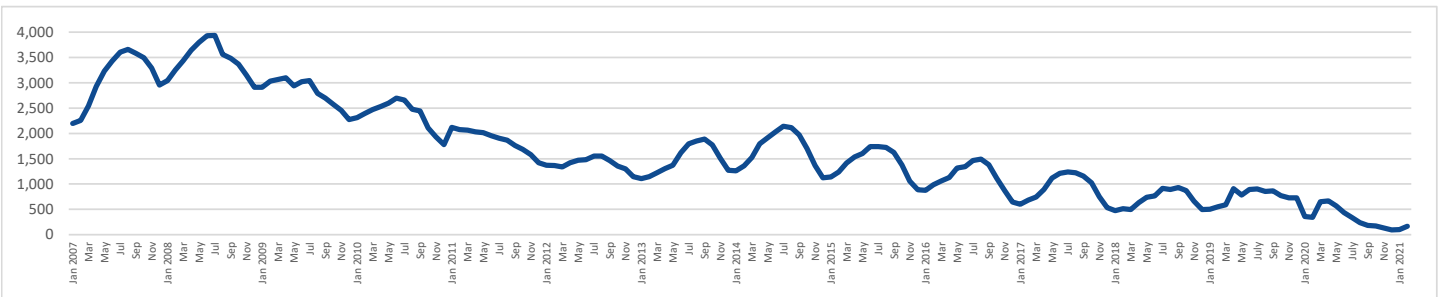
Median Sales Price

High: \$443,500 in Jan 2021 | Low: \$126,500 in Jan 2011 | Current Month: \$455,000



Inventory of Homes for Sale

High: 3,935 in Jul 2007 | Low: 103 in Jan 2021 | Current Month: 168



These statistics are based upon information secured by the agent from the owner or their representative and reported to the Intermountain MLS (IMLS), a subsidiary of Boise Regional REALTORS® (BRR). 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 the geography noted during the specified time period. The IMLS and BRR provide these statistics for purposes of general market analysis but make no representations as to past or future performance. For additional information, please visit boirealtors.com/notes-on-data-sources-and-methodology.

If you are a consumer, please contact a REALTOR® to get the most current and accurate information specific to your situation: intermountainmls.com/agentsearch.



Ada County – New Construction

February 2021 Market Statistics

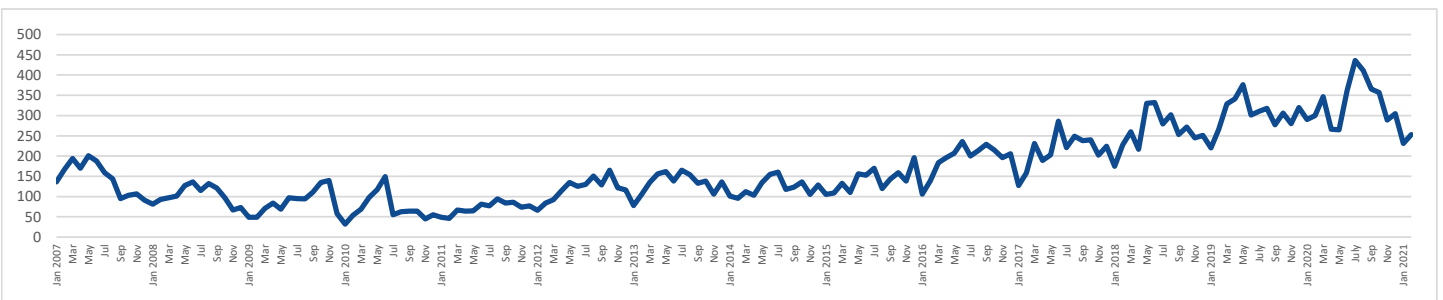
Copyright © 2021 Boise Regional REALTORS®
Data from the Intermountain MLS as of March 11, 2021

Key Metrics

Key Metrics	Feb 2020	Feb 2021	% Chg	YTD 2020	YTD 2021	% Chg
Closed Sales	300	253	-15.7%	590	489	-17.1%
Median Sales Price	\$389,215	\$449,990	15.6%	\$405,000	\$457,616	13.0%
Days on Market	74	28	-62.2%	74	26	-64.9%
Pending Sales	909	1,173	29.0%	--	--	--
Inventory	695	135	-80.6%	--	--	--
Months Supply of Inventory	2.2	0.5	-77.3%	--	--	--

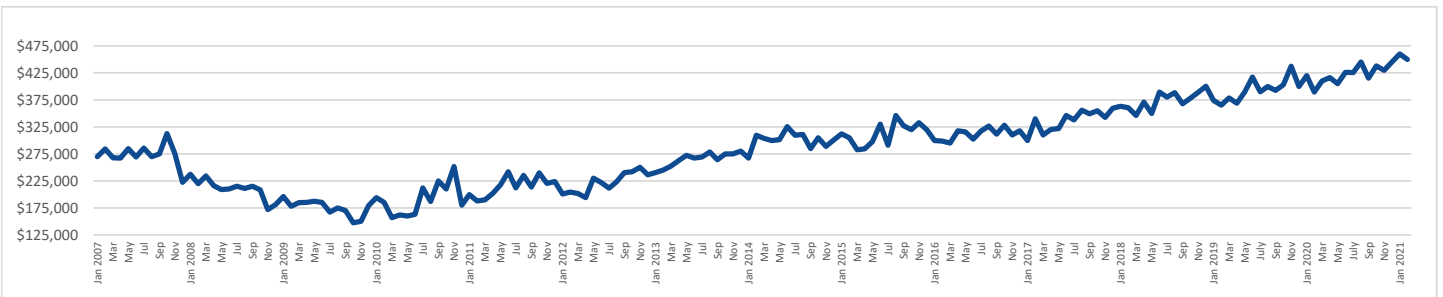
Closed Sales

High: 508 in Aug 2005 (graph starts in 2007) | Low: 32 in Jan 2010 | Current Month: 253



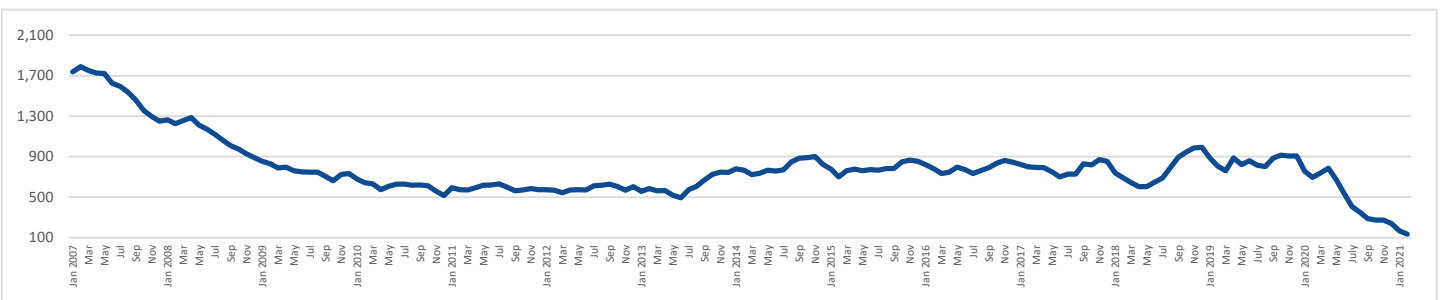
Median Sales Price

High: \$460,000 in Jan 2021 | Low: \$147,390 in Oct 2009 | Current Month: \$449,990



Inventory of Homes for Sale

High: 1,894 in Sep 2006 (graph starts in 2007) | Low: 135 in Feb 2021 | Current Month: 135



These statistics are based upon information secured by the agent from the owner or their representative and reported to the Intermountain MLS (IMLS), a subsidiary of Boise Regional REALTORS® (BRR). The accuracy of this information, while deemed reliable, has not been verified and is not guaranteed. Further, past performance may not be indicative of future results. These statistics are not intended to represent the total number of properties sold in the geography noted during the specified time period. The IMLS and BRR provide these statistics for purposes of general market analysis but make no representations as to past or future performance. For additional information, please visit boirealtors.com/notes-on-data-sources-and-methodology. If you are a consumer, please contact a REALTOR® to get the most current and accurate information specific to your situation: intermountainmls.com/agentsearch.