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## June 2021 Housing and Economic Report

# ELMORE COUNTY, IDAHO

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# Elmore County — Single-Family Homes

## June 2021 Market Statistics

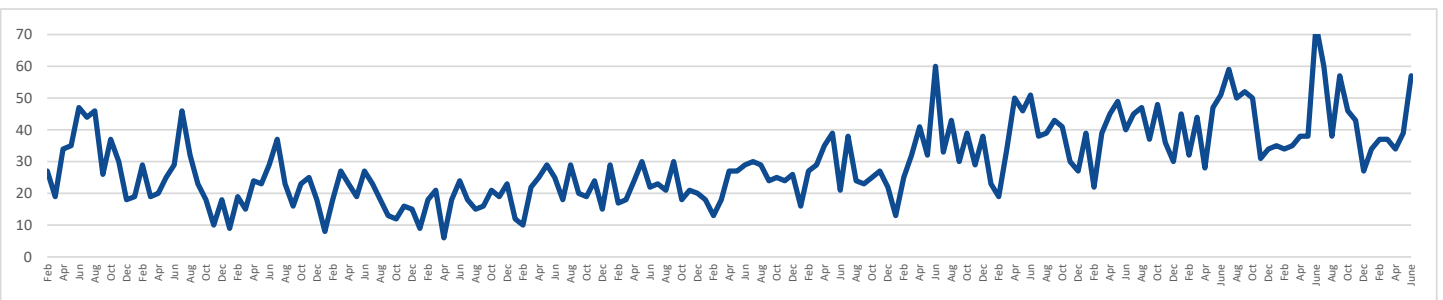
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Data from the Intermountain MLS as of July 8, 2021

### Key Metrics

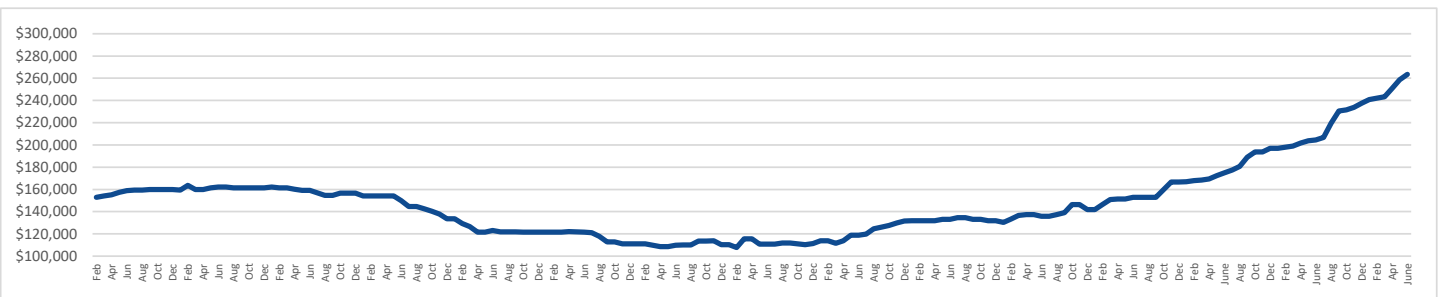
	Jun 2020	Jun 2021	% Chg	YTD 2020	YTD 2021	% Chg
Closed Sales	73	57	-21.9%	275	289	5.1%
Median Sales Price*	\$204,475	\$263,500	28.9%	\$215,500	\$300,000	39.2%
Days on Market	25	6	-76.0%	34	18	-47.1%
Pending Sales	83	73	-12.0%	--	--	--
Inventory	38	41	7.9%	--	--	--
Months Supply of Inventory	0.5	0.7	40.0%	--	--	--

### Closed Sales High: 66 in Jun 2020 | Low: 6 in Apr 2011 | Current Month: 57

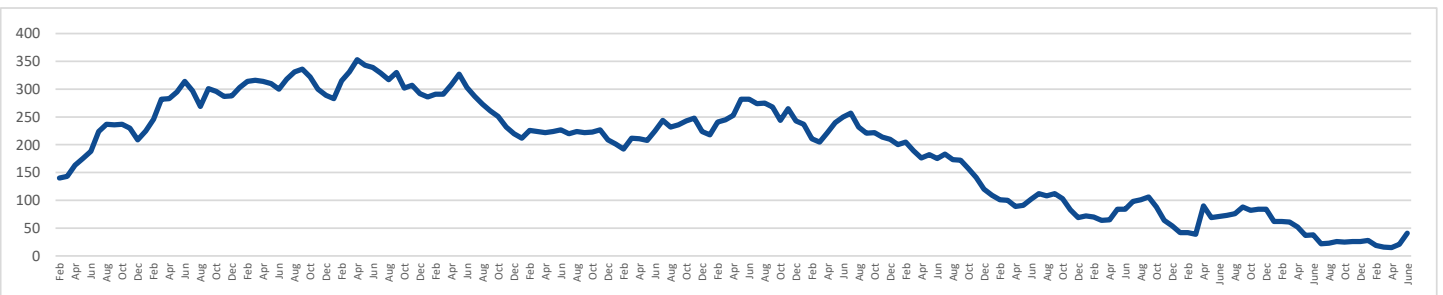


### Rolling 12-Month Median Sales Price

High: \$263,500 in Jun 2021 | Low: \$107,750 as of Feb 2014 | Current Month: \$263,500



### Inventory of Homes for Sale High: 353 in Apr 2010 | Low: 16 in Apr 2021 | Current Month: 41



\* The sales price reported is based on a rolling 12-month median instead of monthly activity or year-to-date starting on January 1. This smooths out potential month-over-month swings due to seasonality, a very high or low number of transactions in one month, very high or low sales prices that may occur one month but are not common, or other activity that may not be representative of the overall price trends for the area or market segment. || Some year-over-year percent changes may look extreme due to small sample sizes. 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](http://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](http://intermountainmls.com/agentsearch).



## City Statistics — Single-Family Homes

### June 2021 Market Statistics

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Ada County	Closed Sales			Median Sales Price		
	Jun 2020	Jun 2021	% Chg	June 2019 thru June 2020	June 2020 thru June 2021	% Chg
Boise	490	413	-15.7%	\$355,983	\$475,903	33.7%
Eagle	116	75	-35.3%	\$572,949	\$821,103	43.3%
Garden City	6	6	0.0%	\$304,951	\$496,822	62.9%
Kuna	115	114	-0.9%	\$311,490	\$430,729	38.3%
Meridian	361	299	-17.2%	\$369,291	\$538,000	45.7%
Star	78	40	-48.7%	\$447,380	\$501,991	12.2%

Canyon County	Closed Sales			Median Sales Price		
	Jun 2020	Jun 2021	% Chg	June 2019 thru June 2020	June 2020 thru June 2021	% Chg
Caldwell	167	175	4.8%	\$280,000	\$379,709	35.6%
Melba	2	3	50.0%	\$333,247	\$561,071	68.4%
Middleton	55	39	-29.1%	\$327,576	\$441,466	34.8%
Nampa	333	343	3.0%	\$276,466	\$390,027	41.1%
Parma	2	13	550.0%	\$274,948	\$420,073	52.8%
Wilder	9	6	-33.3%	\$251,775	\$405,609	61.1%

Elmore County	Closed Sales			Median Sales Price		
	Jun 2020	Jun 2021	% Chg	June 2019 thru June 2020	June 2020 thru June 2021	% Chg
Glenns Ferry	2	2	0.0%	\$206,341	\$213,113	3.3%
Mountain Home	67	51	-23.9%	\$220,200	\$299,443	36.0%

Gem County	Closed Sales			Median Sales Price		
	Jun 2020	Jun 2021	% Chg	June 2019 thru June 2020	June 2020 thru June 2021	% Chg
Emmett	34	42	23.5%	\$275,000	\$371,301	35.0%

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

The sales price reported is a year-to-date median. This smooths out potential month-over-month swings due to seasonality, a very high or low number of transactions in one month, very high or low sales prices that may occur one month but are not common, or other activity that may not be representative of the overall price trends for the area or market segment. || Note that some year-over-year percent changes may look extreme due to small sample sizes. || 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. || The information in this report is based on the statistics generated by the Realtors Property Resource® (RPR) based on data received from the Intermountain MLS (IMLS), which is a subsidiary of Boise Regional REALTORS® (BRR). These statistics are based upon information secured by the agent from the owner or their representative. 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 geographies noted in the specified time period. RPR, IMLS, and BRR provide these statistics for purposes of general market analysis but make no representations as to past or future performance. || The term "single-family homes" includes detached single-family homes with or without acreage, as classified in the IMLS and/or RPR, for new construction and existing/resale properties combined. These numbers do not include activity for mobile homes, condominiums, townhomes, land, commercial, or multi-family properties (like apartment buildings). || For questions regarding this report, please contact Breanna Vanstrom, Chief Executive Officer of Boise Regional REALTORS®, at breanna@boirealtors.com. Market reports are typically released on or after the 12th calendar day of each month, and will be available here: boirealtors.com/market-statistics. || If you are a consumer, please contact a REALTOR® to get the most current and accurate information specific to your situation. You can find a REALTOR® at intermountainmls.com/agentsearch.

## Criteria Used for Analysis

Income:  
**Median Household Income**  
**\$48,933**

Age:  
**Median Age**  
**32.4**

Population Stats:  
**Total Population**  
**27,666**

Segmentation:  
**1st Dominant Segment**  
**Middleburg**

## Consumer Segmentation

Life Mode

What are the  
people like that  
live in this area?

**Family Landscapes**

Successful younger families in newer housing

Urbanization

Where do people  
like this usually  
live?

**Semirural**

Small town living, families with affordable homes

## Top Tapestry Segments

	Middleburg	Bright Young Professionals	Old and Newcomers	Military Proximity	Green Acres
% of Households	4,204 (40.2%)	1,227 (11.7%)	899 (8.6%)	876 (8.4%)	673 (6.4%)
Lifestyle Group	Family Landscapes	Middle Ground	Middle Ground	Scholars and Patriots	Cozy Country Living
Urbanization Group	Semirural	Urban Periphery	Metro Cities	Suburban Periphery	Rural
Residence Type	Single Family	Multi-Units; Single Family	Multi-Units; Single Family	Townhomes; Multi-Unit Rentals	Single Family
Household Type	Married Couples	Married Couples	Singles	Married Couples	Married Couples
Average Household Size	2.73	2.4	2.11	3.34	2.69
Median Age	35.3	32.2	38.5	22.4	43
Diversity Index	46.3	65.4	50.1	65.2	24
Median Household Income	\$55,000	\$50,000	\$39,000	\$41,000	\$72,000
Median Net Worth	\$89,000	\$28,000	\$23,000	\$10,000	\$226,000
Median Home Value	\$158,000	—	—	—	\$197,000
Homeownership	74.3 %	44.1 %	46.4 %	2.8 %	86.7 %
Average Monthly Rent	—	\$1,000	\$850	\$1,470	—
Employment	Professional or Services	Professional or Services	Professional or Services	Armed Forces	Professional or Management
Education	College Degree	College Degree	College Degree	Some College	College Degree
Preferred Activities	Buy children's toys and clothes. Go hunting, bowling, target shooting.	Go to bars/clubs; attend concerts. Eat at fast food, family restaurants.	Buy frozen, convenience foods. Support environmental organizations.	Join religious, veterans' clubs. Own pets.	Are member of veterans' club, fraternal order. Do home improvement projects.
Financial	Carry some debt; invest for future	Own U.S. savings bonds; bank online	Bank online or in person	Pay bills online	Bank, pay bills online
Media	Watch country, Christian TV channels	Rent DVDs from Redbox or Netflix	Watch movies at home	Watch ESPN, History Channel, Comedy Central	Watch TV by satellite
Vehicle	Own trucks, SUVs	Own newer cars	View car as transportation only	Own minivan, SUV	Own truck/SUV

## About this segment

# Middleburg

This is the  
**#1**  
dominant segment  
for this area

In this area  
**40.2%**  
of households fall  
into this segment

In the United States  
**2.9%**  
of households fall  
into this segment

## An overview of who makes up this segment across the United States

### Who We Are

Middleburg neighborhoods transformed from the easy pace of country living to semi-rural subdivisions in the last decade, when the housing boom reached out. Residents are conservative, family-oriented consumers. Still more country than rock and roll, they are thrifty but willing to carry some debt and are already investing in their futures. They rely on their smartphones and mobile devices to stay in touch and pride themselves on their expertise. They prefer to buy American and travel in the U.S. This market is younger but growing in size and assets.

### Our Neighborhood

- Semi-rural locales within metropolitan areas.
- Neighborhoods changed rapidly in the previous decade with the addition of new single-family homes.
- Include a number of mobile homes.
- Affordable housing, median value of \$158,000 with a low vacancy rate.
- Young couples, many with children; average household size is 2.73.

### Socioeconomic Traits

- Education: 66% with a high school diploma or some college.
- Unemployment rate lower at 7.4%.
- Labor force participation typical of a younger population at 66.7%.
- Traditional values are the norm here—faith, country and family.
- Prefer to buy American and for a good price.
- Comfortable with the latest in technology, for convenience (online banking or saving money on landlines) and entertainment.

### Market Profile

- Residents are partial to trucks, SUVs, and occasionally, convertibles or motorcycles.
- Entertainment is primarily family-oriented, TV and movie rentals or theme parks and family restaurants.
- Spending priorities also focus on family (children's toys and apparel) or home DIY projects.
- Sports include hunting, target shooting, bowling and baseball.
- TV and magazines provide entertainment and information.
- Media preferences include country and Christian channels.

The demographic segmentation shown here can help you understand the lifestyles and life stages of consumers in a market. Data provider Esri classifies U.S. residential neighborhoods into 67 unique market segments based on socioeconomic and demographic characteristics. Data Source: Esri 2020. Update Frequency: Annually.

## About this segment

# Bright Young Professionals

This is the

## #2

dominant segment  
for this area

In this area

## 11.7%

of households fall  
into this segment

In the United States

## 2.2%

of households fall  
into this segment

## An overview of who makes up this segment across the United States

### Who We Are

Bright Young Professionals is a large market, primarily located in urban outskirts of large metropolitan areas. These communities are home to young, educated, working professionals. One out of three householders is under the age of 35. Slightly more diverse couples dominate this market, with more renters than homeowners. More than two-fifths of the households live in single-family homes; over a third live in 5+ unit buildings. Labor force participation is high, generally white-collar work, with a mix of food service and part-time jobs (among the college students). Median household income, median home value and average rent are close to the U.S. averages. Residents of this segment are physically active and up on the latest technology.

### Our Neighborhood

- Approximately 56% of the households rent; 44% own their homes.
- Household type is primarily couples, married (or unmarried), with above average concentrations of both single-parent and single-person households.
- Multi-unit buildings or row housing make up 55% of the housing stock (row housing, buildings with 5-19 units); 44% built 1980-99.
- Average rent is slightly higher than the U.S. average.
- Lower vacancy rate is at 8.9%.

### Socioeconomic Traits

- Education completed: 36% with some college or an associate's degree, 30% with a bachelor's degree or higher. Education in progress is 10%.
- Unemployment rate is lower at 7.1%, and labor force participation rate of 73% is higher than the U.S. rate.
- These consumers are up on the latest technology.
- They get most of their information from the Internet.
- Concern about the environment impacts their purchasing decisions.

### Market Profile

- Own U.S. savings bonds.
- Own newer computers (desktop, laptop or both), iPods and 2+ TVs.
- Go online to do banking, access YouTube or Facebook, visit blogs, and play games.
- Use cell phones to text, redeem mobile coupons, listen to music, and check for news and financial information.
- Find leisure going to bars/clubs, attending concerts, going to the zoo, and renting DVDs from Redbox or Netflix.
- Read sports magazines and participate in a variety of sports, including backpacking, basketball, football, bowling, Pilates, weight lifting and yoga.
- Eat out often at fast-food and family restaurants.

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## About this segment

# Old and Newcomers

This is the

# #3

dominant segment  
for this area

In this area

# 8.6%

of households fall  
into this segment

In the United States

# 2.3%

of households fall  
into this segment

## An overview of who makes up this segment across the United States

### Who We Are

The Old and Newcomers market features singles' lifestyles, on a budget. The focus is more on convenience than consumerism, economy over acquisition. Old and Newcomers is composed of neighborhoods in transition, populated by renters who are just beginning their careers or retiring. Some are still in college; some are taking adult education classes. They support environmental causes and Starbucks. Age is not always obvious from their choices.

### Our Neighborhood

- Metropolitan city dwellers.
- Predominantly single households, with a mix of married couples (no children); average household size lower at 2.11.
- 54% renter occupied; average rent, \$800.
- 45% of housing units are single-family dwellings; 44% are multi-unit buildings in older neighborhoods, built before 1980.
- Average vacancy rate at 11%.

### Socioeconomic Traits

- Unemployment is lower at 7.8%, with an average labor force participation rate of 62.6%, despite the increasing number of retired workers.
- 30% of households are currently receiving Social Security.
- 28% have a college degree, 33% have some college education, 10% are still enrolled in college.
- Consumers are price aware and coupon clippers, but open to impulse buys.
- They are attentive to environmental concerns.
- They are more comfortable with the latest technology than buying a car.

### Market Profile

- Residents are strong supporters of environmental organizations.
- They prefer cell phones to landlines.
- Entertainment features the Internet (dating sites and games), movies at home, country music and newspapers.
- Vehicles are basically just a means of transportation.
- Food features convenience, frozen and fast food.
- They do banking as likely in person as online.

The demographic segmentation shown here can help you understand the lifestyles and life stages of consumers in a market. Data provider Esri classifies U.S. residential neighborhoods into 67 unique market segments based on socioeconomic and demographic characteristics. Data Source: Esri 2020. Update Frequency: Annually.

## About this segment

# Military Proximity

This is the

## #4

dominant segment  
for this area

In this area

## 8.4%

of households fall  
into this segment

In the United States

## 0.1%

of households fall  
into this segment

## An overview of who makes up this segment across the United States

### Who We Are

One of the youngest markets, residents of Military Proximity are married-couple families just beginning parenthood, with an average household size of 3.34. The Armed Forces is the common bond for these consumers. Most of the labor force are on active duty or have civilian jobs on military bases. The labor force participation rate, with the Armed Forces, is close to 80 percent, highest among markets. Moving is routine to Military Proximity householders; 40 percent have recently lived elsewhere. Consumers live a young, active lifestyle with a focus on their families. These communities are located throughout the United States, but mainly in the South and West.

### Our Neighborhood

- Military Proximity households consist of young, married couples with children.
- Average household size is high at 3.34.
- Residents live in single-family attached homes or apartments in small, multi-unit buildings.
- Most homes were built in 1970 or later; more than one in four were built after 2004.
- Because they are a young, mobile population, more than nine out of ten households are rented.
- Moving is routine to Military Proximity households; 40% have moved in the past year.
- Most neighborhoods are located in the suburbs, outside of the main cities of metropolitan areas across the South and West.
- They have very short commute times since most live close to where they are stationed.
- The majority of households have one to two vehicles available.

### Socioeconomic Traits

- Over 20% have a college degree; many are still attending college.
- Unemployment is higher at 13%.
- Civilian labor force participation is low at 25%; total labor force participation, with the Armed Forces, is closer to 80%, highest among the segments.
- These young residents maintain a healthy and active lifestyle that includes participating in sports and exercise.
- Military Proximity consumers are comfortable with personal computers and use the Internet for a host of activities, such as entertainment, shopping and paying bills.

### Market Profile

- Shopping for baby and children's products at major discount department stores is common, as is shopping at the military commissary wherever available.
- Television is the popular choice of entertainment, as residents subscribe to cable TV and have multiple sets throughout the house; favorite cable stations include ESPN, History Channel, Comedy Central and Discovery Channel.
- Many residents are members of religious or veterans clubs.
- Minivans and SUVs are popular vehicles in which to transport their growing families.
- Many households own pets, particularly dogs.

The demographic segmentation shown here can help you understand the lifestyles and life stages of consumers in a market. Data provider Esri classifies U.S. residential neighborhoods into 67 unique market segments based on socioeconomic and demographic characteristics. Data Source: Esri 2020. Update Frequency: Annually.



## About this segment

# Green Acres

This is the  
**#5**  
dominant segment  
for this area

In this area  
**6.4%**  
of households fall  
into this segment

In the United States  
**3.2%**  
of households fall  
into this segment

## An overview of who makes up this segment across the United States

### Who We Are

The Green Acres lifestyle features country living and self-reliance. They are avid do-it-yourselfers, maintaining and remodeling their homes, with all the necessary power tools to accomplish the jobs. Gardening, especially growing vegetables, is also a priority, again with the right tools, tillers, tractors and riding mowers. Outdoor living also features a variety of sports: hunting and fishing, motorcycling, hiking and camping, and even golf. Self-described conservatives, residents of Green Acres remain pessimistic about the near future yet are heavily invested in it.

### Our Neighborhood

- Rural enclaves in metropolitan areas, primarily (not exclusively) older homes with acreage; new housing growth in
- the past 10 years.
- Single-family, owner-occupied housing, with a median value of \$197,000.
- An older market, primarily married couples, most with no children.

### Socioeconomic Traits

- Education: 60% are college educated.
- Unemployment is low at 6%; labor force participation rate is high at 67.4%.
- Income is derived not only from wages and salaries but also from self-employment (more than 15% of households), investments (30% of households), and increasingly, from retirement.
- They are cautious consumers with a focus on quality and durability.
- Comfortable with technology, more as a tool than a trend: banking or paying bills online is convenient; but the Internet is not viewed as entertainment.
- Economic outlook is professed as pessimistic, but consumers are comfortable with debt, primarily as home and auto loans, and investments.

### Market Profile

- Purchasing choices reflect Green Acres residents country life, including a variety of vehicles from trucks and SUVs to ATVs and motorcycles, preferably late model.
- Homeowners favor DIY home improvement projects and gardening.
- Media of choice are provided by satellite service, radio and television, also with an emphasis on country and home and garden.
- Green Acres residents pursue physical fitness vigorously, from working out on home exercise equipment to playing a variety of sports.
- Residents are active in their communities and a variety of social organizations, from fraternal orders to veterans' clubs.

The demographic segmentation shown here can help you understand the lifestyles and life stages of consumers in a market. Data provider Esri classifies U.S. residential neighborhoods into 67 unique market segments based on socioeconomic and demographic characteristics. Data Source: Esri 2020. Update Frequency: Annually.

## Elmore County, Idaho: Population Comparison

### Total Population

This chart shows the total population in an area, compared with other geographies.

Data Source: U.S. Census American Community Survey via Esri, 2020

Update Frequency: Annually

■ 2020  
■ 2025 (Projected)



### Population Density

This chart shows the number of people per square mile in an area, compared with other geographies.

Data Source: U.S. Census American Community Survey via Esri, 2020

Update Frequency: Annually

■ 2020  
■ 2025 (Projected)



### Population Change Since 2010

This chart shows the percentage change in area's population from 2010 to 2020, compared with other geographies.

Data Source: U.S. Census American Community Survey via Esri, 2020

Update Frequency: Annually

■ 2020  
■ 2025 (Projected)



### Total Daytime Population

This chart shows the number of people who are present in an area during normal business hours, including workers, and compares that population to other geographies. Daytime population is in contrast to the "resident" population present during evening and nighttime hours.

Data Source: U.S. Census American Community Survey via Esri, 2020

Update Frequency: Annually

■ Elmore County



## Daytime Population Density

This chart shows the number people who are present in an area during normal business hours, including workers, per square mile in an area, compared with other geographies. Daytime population is in contrast to the "resident" population present during evening and nighttime hours.

Data Source: U.S. Census American Community Survey via Esri, 2020

Update Frequency: Annually

■ Elmore County



## Average Household Size

This chart shows the average household size in an area, compared with other geographies.

Data Source: U.S. Census American Community Survey via Esri, 2020

Update Frequency: Annually

■ 2020  
■ 2025 (Projected)



## Population Living in Family Households

This chart shows the percentage of an area's population that lives in a household with one or more individuals related by birth, marriage or adoption, compared with other geographies.

Data Source: U.S. Census American Community Survey via Esri, 2020

Update Frequency: Annually

■ 2020  
■ 2025 (Projected)



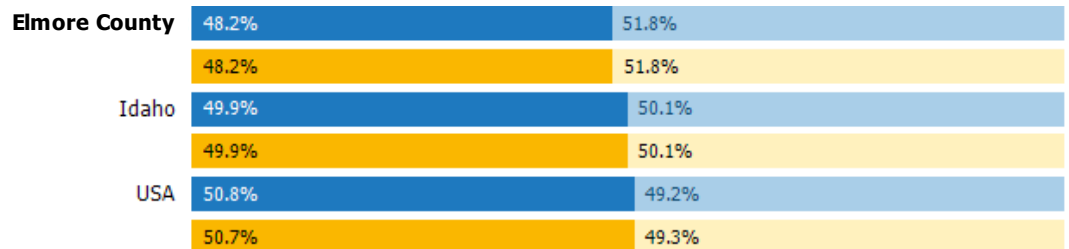
## Female / Male Ratio

This chart shows the ratio of females to males in an area, compared with other geographies.

Data Source: U.S. Census American Community Survey via Esri, 2020

Update Frequency: Annually

■ Women 2020  
■ Men 2020  
■ Women 2025 (Projected)  
■ Men 2025 (Projected)



## Elmore County, Idaho: Age Comparison

### Median Age

This chart shows the median age in an area, compared with other geographies.

Data Source: U.S. Census American Community Survey via Esri, 2020

Update Frequency: Annually

■ 2020  
■ 2025 (Projected)



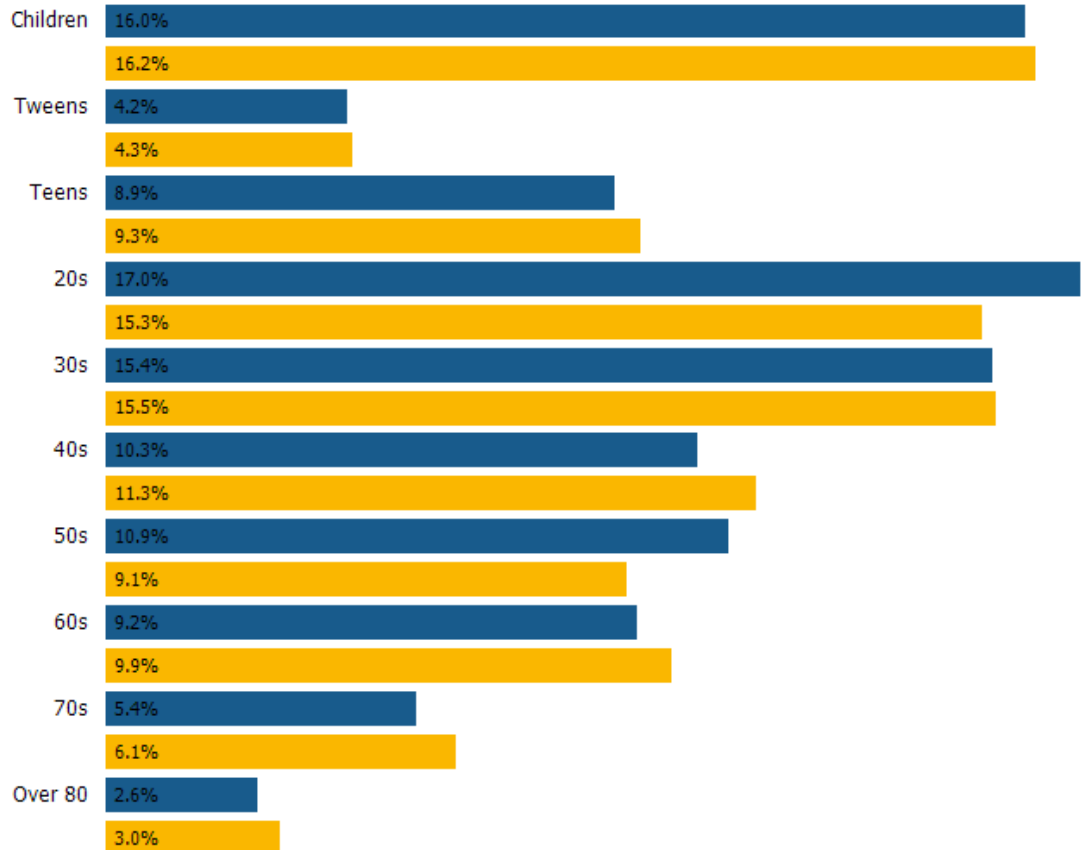
### Population by Age

This chart breaks down the population of an area by age group.

Data Source: U.S. Census American Community Survey via Esri, 2020

Update Frequency: Annually

■ 2020  
■ 2025 (Projected)



## Elmore County, Idaho: Marital Status Comparison

### Married / Unmarried Adults Ratio

This chart shows the ratio of married to unmarried adults in an area, compared with other geographies.

Data Source: U.S. Census American Community Survey via Esri, 2020

Update Frequency: Annually



### Married

This chart shows the number of people in an area who are married, compared with other geographies.

Data Source: U.S. Census American Community Survey via Esri, 2020

Update Frequency: Annually



### Never Married

This chart shows the number of people in an area who have never been married, compared with other geographies.

Data Source: U.S. Census American Community Survey via Esri, 2020

Update Frequency: Annually



### Widowed

This chart shows the number of people in an area who are widowed, compared with other geographies.

Data Source: U.S. Census American Community Survey via Esri, 2020

Update Frequency: Annually



### Divorced

This chart shows the number of people in an area who are divorced, compared with other geographies.

Data Source: U.S. Census American Community Survey via Esri, 2020

Update Frequency: Annually



## Elmore County, Idaho: Economic Comparison

### Average Household Income

This chart shows the average household income in an area, compared with other geographies

Data Source: U.S. Census American Community Survey via Esri, 2020

Update Frequency: Annually

■ 2020  
■ 2025 (Projected)



### Median Household Income

This chart shows the median household income in an area, compared with other geographies

Data Source: U.S. Census American Community Survey via Esri, 2020

Update Frequency: Annually

■ 2020  
■ 2025 (Projected)



### Per Capita Income

This chart shows per capita income in an area, compared with other geographies

Data Source: U.S. Census American Community Survey via Esri, 2020

Update Frequency: Annually

■ 2020  
■ 2025 (Projected)



### Average Disposable Income

This chart shows the average disposable income in an area, compared with other geographies

Data Source: U.S. Census American Community Survey via Esri, 2020

Update Frequency: Annually



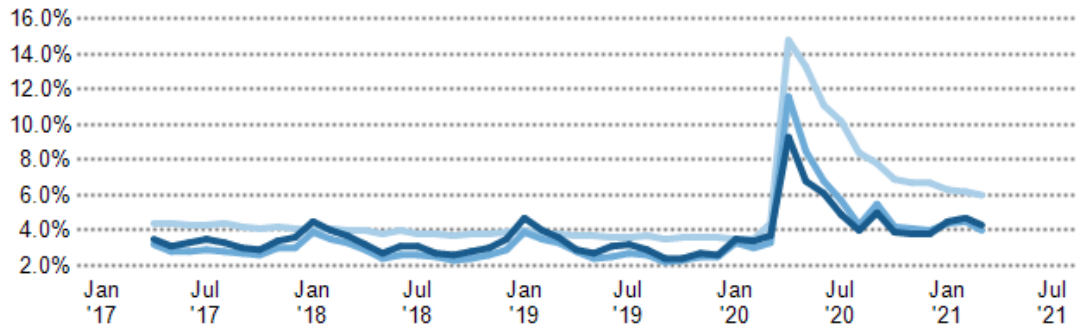
## Unemployment Rate

This chart shows the unemployment trend in an area, compared with other geographies.

Data Source: Bureau of Labor Statistics via 3DL

Update Frequency: Monthly

■ Elmore County  
■ Idaho  
■ USA



## Employment Count by Industry

This chart shows industries in an area and the number of people employed in each category.

Data Source: Bureau of Labor Statistics via Esri, 2020

Update Frequency: Annually



## Elmore County, Idaho: Education Comparison

### Less than 9th Grade

This chart shows the percentage of people in an area who have less than a ninth grade education, compared with other geographies.

Data Source: U.S. Census American Community Survey via Esri, 2020

Update Frequency: Annually



### Some High School

This chart shows the percentage of people in an area whose highest educational achievement is some high school, without graduating or passing a high school GED test, compared with other geographies.

Data Source: U.S. Census American Community Survey via Esri, 2020

Update Frequency: Annually



### High School GED

This chart shows the percentage of people in an area whose highest educational achievement is passing a high school GED test, compared with other geographies.

Data Source: U.S. Census American Community Survey via Esri, 2020

Update Frequency: Annually



### High School Graduate

This chart shows the percentage of people in an area whose highest educational achievement is high school, compared with other geographies.

Data Source: U.S. Census American Community Survey via Esri, 2020

Update Frequency: Annually



### Some College

This chart shows the percentage of people in an area whose highest educational achievement is some college, without receiving a degree, compared with other geographies.

Data Source: U.S. Census American Community Survey via Esri, 2020

Update Frequency: Annually





## Associate Degree

This chart shows the percentage of people in an area whose highest educational achievement is an associate degree, compared with other geographies.

Data Source: U.S. Census American Community Survey via Esri, 2020

Update Frequency: Annually



## Bachelor's Degree

This chart shows the percentage of people in an area whose highest educational achievement is a bachelor's degree, compared with other geographies.

Data Source: U.S. Census American Community Survey via Esri, 2020

Update Frequency: Annually



## Grad/Professional Degree

This chart shows the percentage of people in an area whose highest educational achievement is a graduate or professional degree, compared with other geographies.

Data Source: U.S. Census American Community Survey via Esri, 2020

Update Frequency: Annually



## Elmore County, Idaho: Commute Comparison

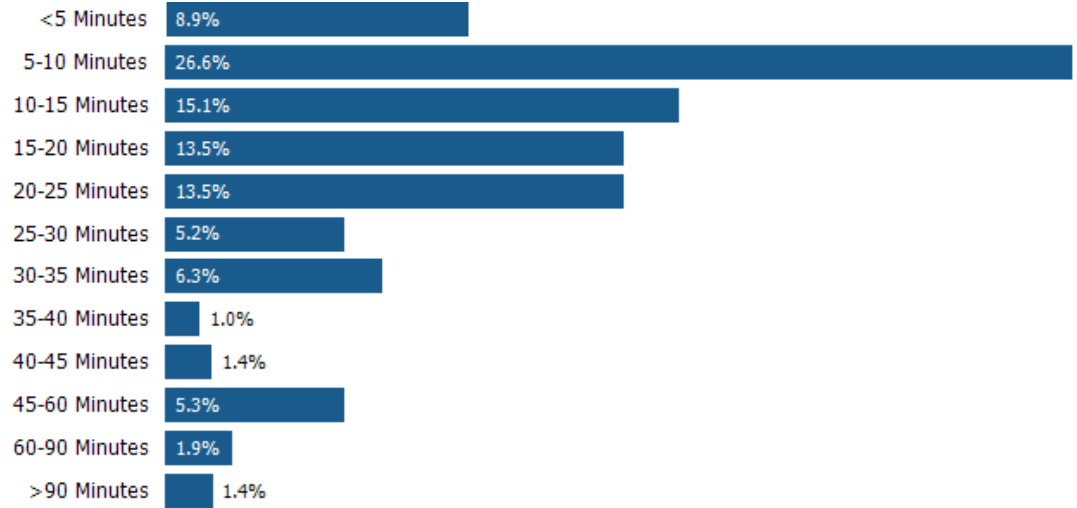
### Average Commute Time

This chart shows average commute times to work, in minutes, by percentage of an area's population.

Data Source: U.S. Census American Community Survey via Esri, 2020

Update Frequency: Annually

■ Elmore County



### How People Get to Work

This chart shows the types of transportation that residents of the area you searched use for their commute, by percentage of an area's population.

Data Source: U.S. Census American Community Survey via Esri, 2020

Update Frequency: Annually

■ Elmore County



## Elmore County, Idaho: Home Value Comparison

### Median Estimated Home Value

This chart displays property estimates for an area and a subject property, where one has been selected. Estimated home values are generated by a valuation model and are not formal appraisals.

Data Source: Valuation calculations based on public records and MLS sources where licensed

Update Frequency: Monthly



### 12 mo. Change in Median Estimated Home Value

This chart shows the 12-month change in the estimated value of all homes in this area, the county and the state. Estimated home values are generated by a valuation model and are not formal appraisals.

Data Source: Valuation calculations based on public records and MLS sources where licensed

Update Frequency: Monthly



## About RPR (Realtors Property Resource)

- Realtors Property Resource® is a wholly owned subsidiary of the National Association REALTORS®.
- RPR offers comprehensive data – including a nationwide database of 164 million properties – as well as powerful analytics and dynamic reports exclusively for members of the NAR.
- RPR's focus is giving residential and commercial real estate practitioners, brokers, and MLS and Association staff the tools they need to serve their clients.
- This report has been provided to you by a member of the NAR.



## About RPR's Data

RPR generates and compiles real estate and other data from a vast array of sources. The data contained in your report includes some or all of the following:

- **Listing data** from our partner MLSs and CIEs, and related calculations, like estimated value for a property or median sales price for a local market.
- **Public records data** including tax, assessment, and deed information. Foreclosure and distressed data from public records.
- **Market conditions and forecasts** based on listing and public records data.
- **Census and employment data** from the U.S. Census and the U.S. Bureau of Labor Statistics.
- **Demographics and trends data** from Esri. The data in commercial and economic reports includes Tapestry Segmentation, which classifies U.S. residential neighborhoods into unique market segments based on socioeconomic and demographic characteristics.
- **Business data** including consumer expenditures, commercial market potential, retail marketplace, SIC and NAICS business information, and banking potential data from Esri.
- **School data and reviews** from Niche.
- **Specialty data sets** such as walkability scores, traffic counts and flood zones.



## Update Frequency

- Listings and public records data are updated on a continuous basis.
- Charts and statistics calculated from listing and public records data are refreshed monthly.
- Other data sets range from daily to annual updates.

## Learn more

For more information about RPR, please visit RPR's public website: <https://blog.narrpr.com>

