



# Ada County — Single-Family Homes

## November 2021 Market Statistics

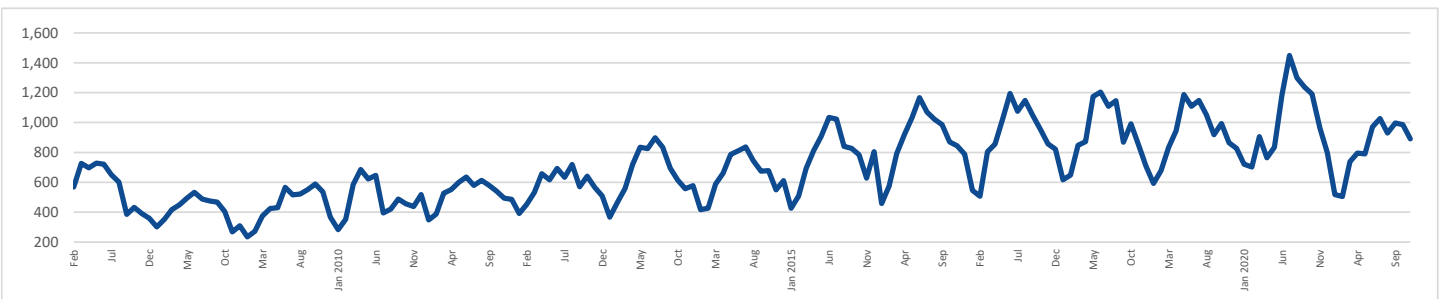
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Data from the Intermountain MLS as of December 10, 2021

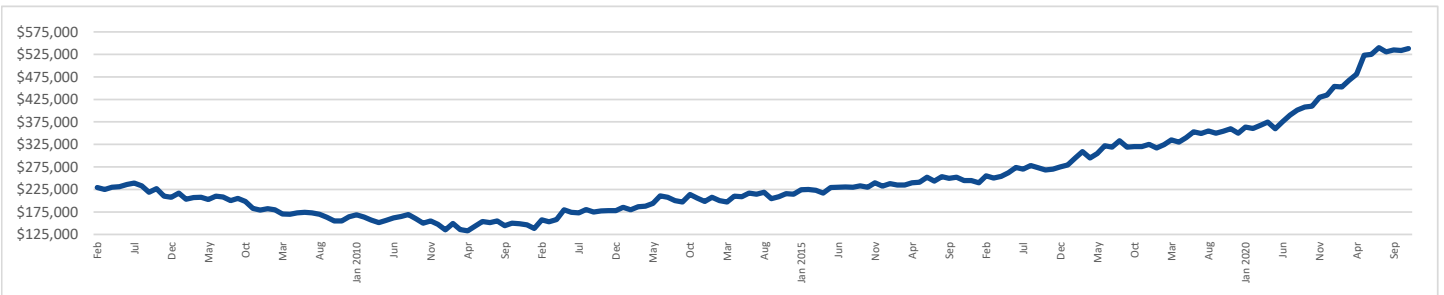
### Key Metrics

	Nov 2020	Nov 2021	% Chg	YTD 2020	YTD 2021	% Chg
Closed Sales	966	891	-7.8%	11,401	9,888	-13.3%
Median Sales Price	\$429,870	\$537,900	25.1%	\$389,490	\$509,990	30.9%
Days on Market	19	29	52.6%	32	17	-46.9%
Pending Sales	1,700	1,477	-13.1%	--	--	--
Inventory	408	796	95.1%	--	--	--
Months Supply of Inventory	0.4	1.0	136.9%	--	--	--

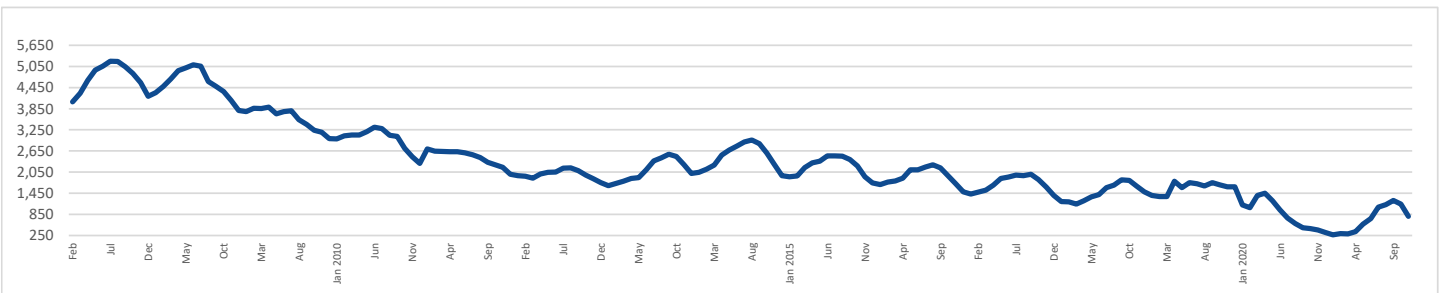
**Closed Sales** High: 1,402 in Jul 2020 | Low: 235 in Jan 2009 | Current Month: 891



**Median Sales Price** High: \$540,000 in Jul 2021 | Low: \$133,000 in Apr 2011 | Current Month: \$537,900



**Inventory of Homes for Sale** High: 5,198 in Jul 2007 | Low: 269 in Jan 2021 | Current Month: 796



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# Ada County — Existing/Resale

## November 2021 Market Statistics

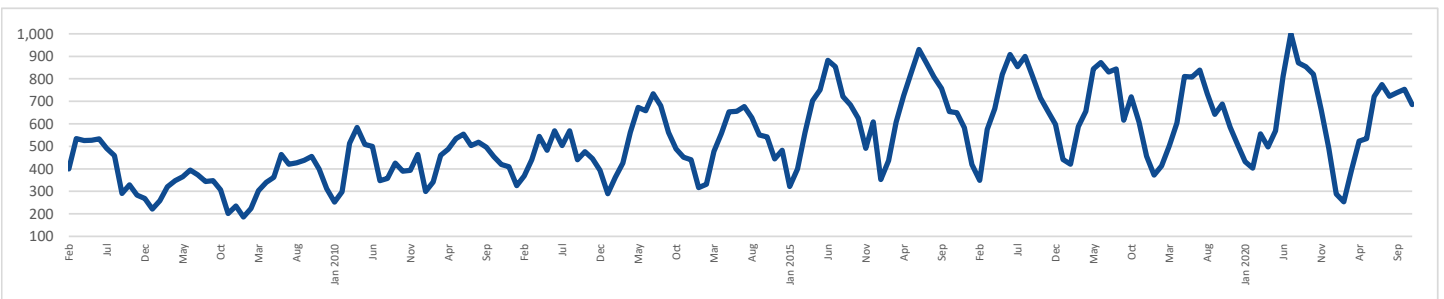
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Data from the Intermountain MLS as of December 10, 2021

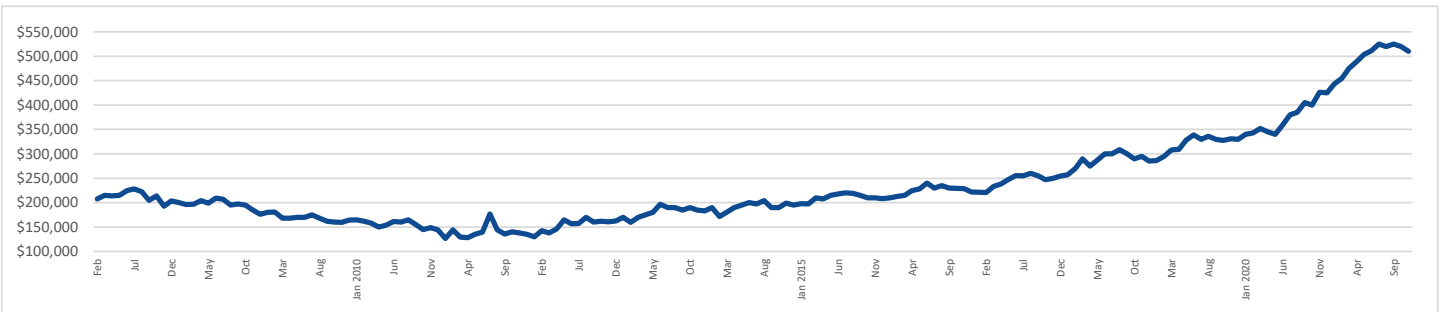
### Key Metrics

	Nov 2020	Nov 2021	% Chg	YTD 2020	YTD 2021	% Chg
Closed Sales	662	685	3.5%	7,582	6,972	-8.0%
Median Sales Price	\$426,000	\$510,000	19.7%	\$374,000	\$504,000	34.8%
Days on Market	13	25	92.3%	20	12	-40.0%
Pending Sales	536	673	25.6%	--	--	--
Inventory	134	426	217.9%	--	--	--
Months Supply of Inventory	0.2	0.7	268.8%	--	--	--

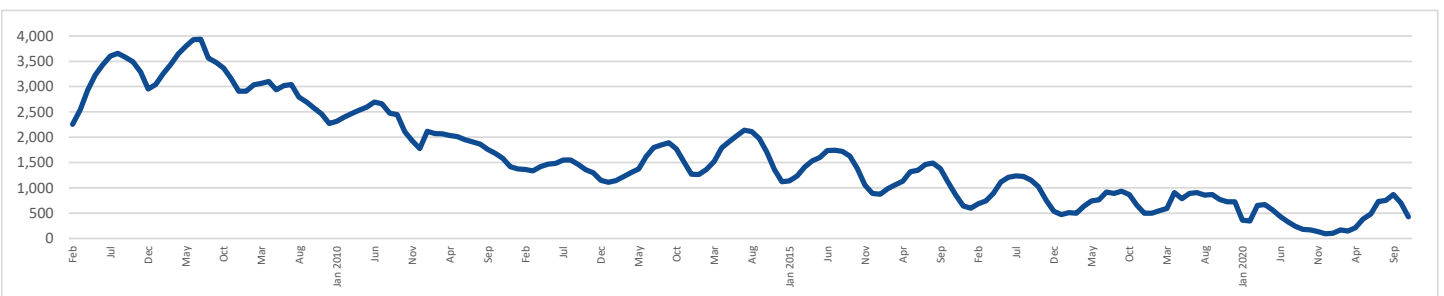
**Closed Sales** High: 966 in Jul 2020 | Low: 186 in Jan 2009 | Current Month: 685



**Median Sales Price** High: \$525,000 in Sep 2021 | Low: \$126,500 in Jan 2011 | Current Month: \$510,000



**Inventory of Homes for Sale** High: 3,935 in Jul 2007 | Low: 103 in Jan 2021 | Current Month: 426



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# Ada County — New Construction

## November 2021 Market Statistics

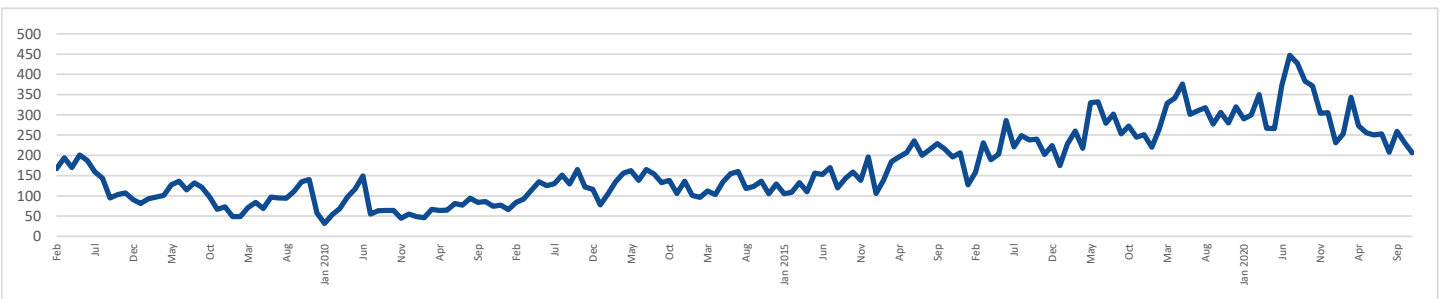
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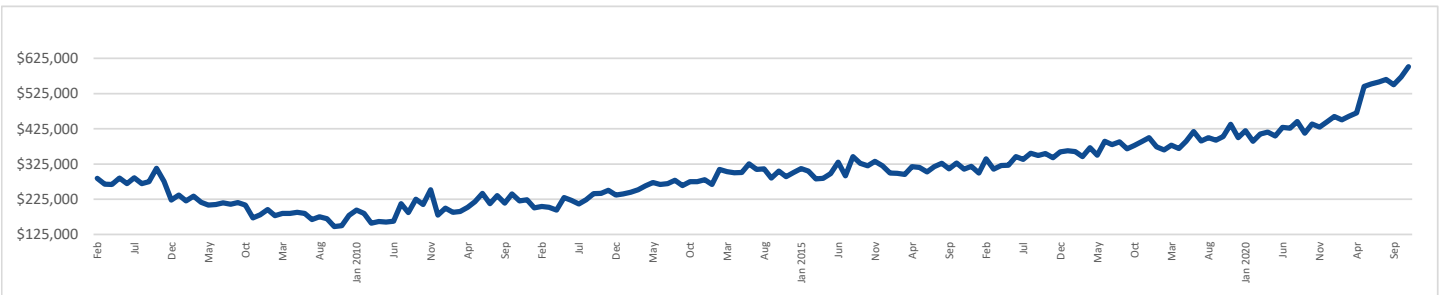
### Key Metrics

	Nov 2020	Nov 2021	% Chg	YTD 2020	YTD 2021	% Chg
Closed Sales	304	206	-32.2%	3,819	2,916	-23.6%
Median Sales Price	\$429,995	\$601,301	39.8%	\$421,990	\$517,526	22.6%
Days on Market	32	42	31.3%	57	25	-56.1%
Pending Sales	1,164	807	-30.7%	--	--	--
Inventory	274	370	35.0%	--	--	--
Months Supply of Inventory	0.8	1.4	80.4%	--	--	--

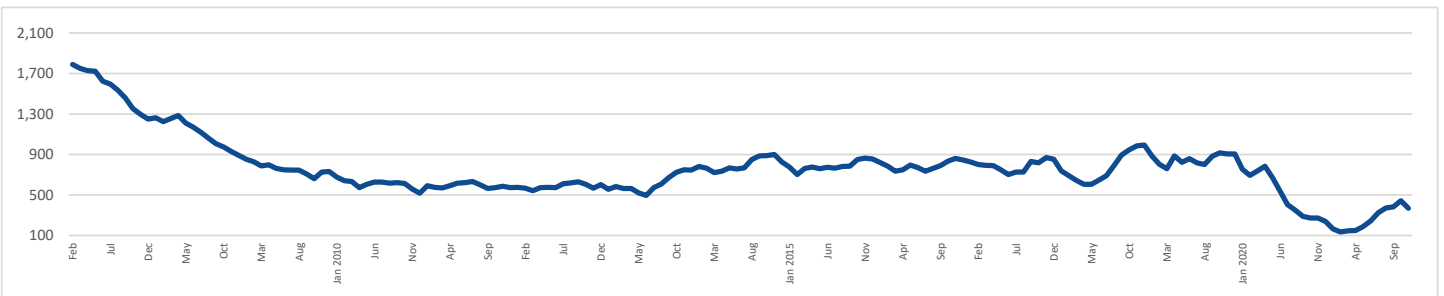
**Closed Sales** High: 508 in Aug 2005 (graph starts in 2007) | Low: 32 in Jan 2010 | Current Month: 206



**Median Sales Price** High: \$601,301 in Nov 2021 | Low: \$147,390 in Oct 2009 | Current Month: \$601,301



**Inventory of Homes for Sale** High: 1,894 in Sep 2006 (graph starts in 2007) | Low: 135 in Feb 2021 | Current Month: 370



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