



Ada County — Single-Family Homes

January 2022 Market Statistics

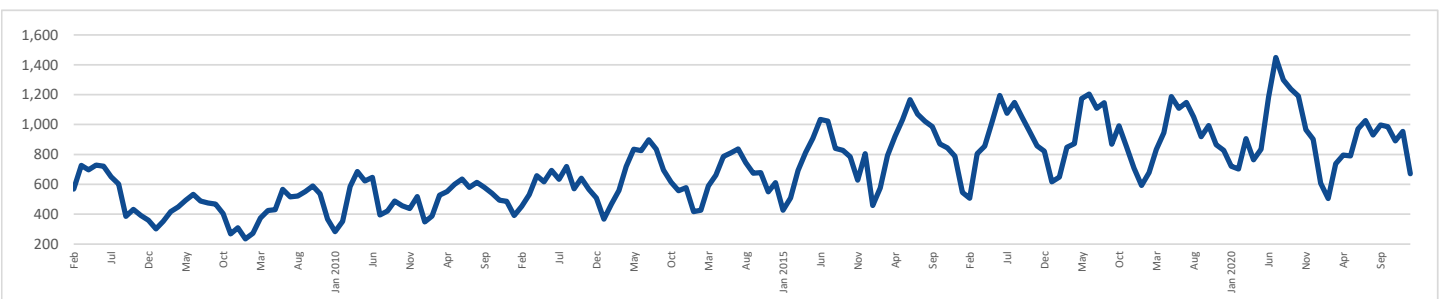
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Data from the Intermountain MLS as of February 10, 2022

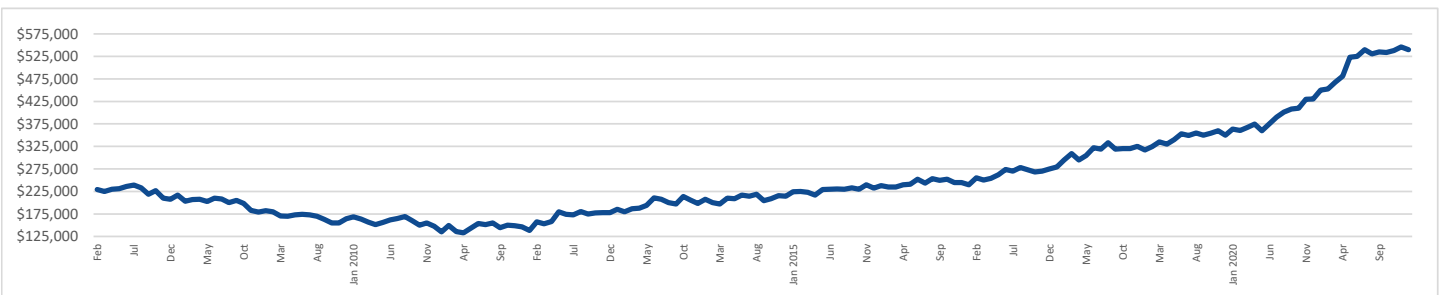
Key Metrics

Key Metrics	Jan 2021	Jan 2022	% Chg	YTD 2021	YTD 2022	% Chg
Closed Sales	607	671	10.5%	607	671	10.5%
Median Sales Price	\$449,990	\$540,000	20.0%	\$449,990	\$540,000	20.0%
Days on Market	19	37	94.7%	19	37	94.7%
Pending Sales	1,616	1,346	-16.7%	--	--	--
Inventory	269	441	63.9%	--	--	--
Months Supply of Inventory	0.3	0.5	92.4%	--	--	--

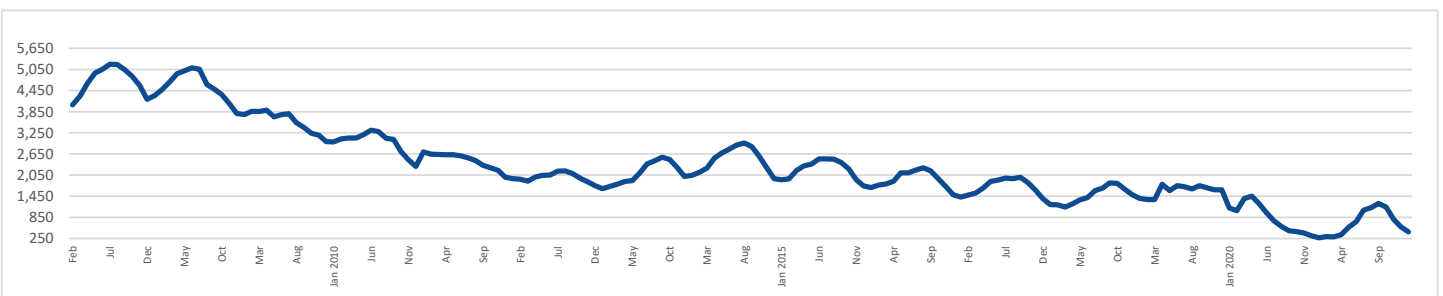
Closed Sales High: 1,402 in Jul 2020 | Low: 235 in Jan 2009 | Current Month: 671



Median Sales Price High: \$546,000 in Jul 2021 | Low: \$133,000 in Apr 2011 | Current Month: \$540,000



Inventory of Homes for Sale High: 5,198 in Jul 2007 | Low: 269 in Jan 2021 | Current Month: 441



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Ada County — Existing/Resale

January 2022 Market Statistics

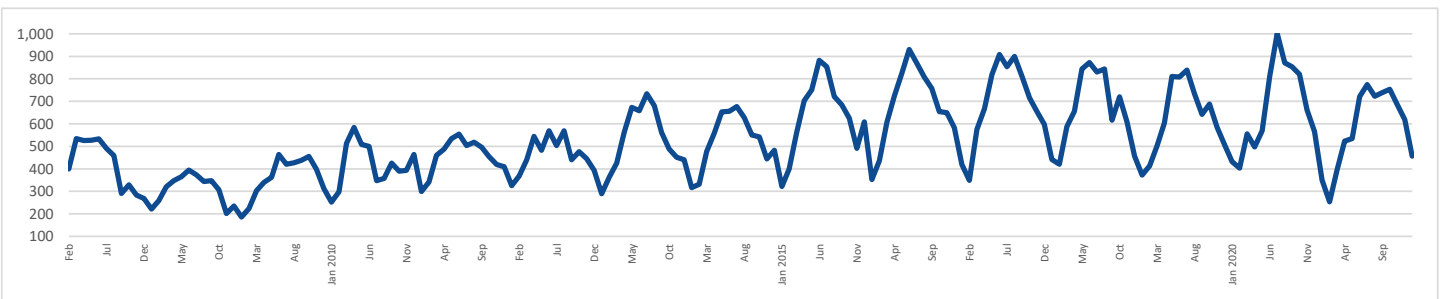
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Data from the Intermountain MLS as of February 10, 2022

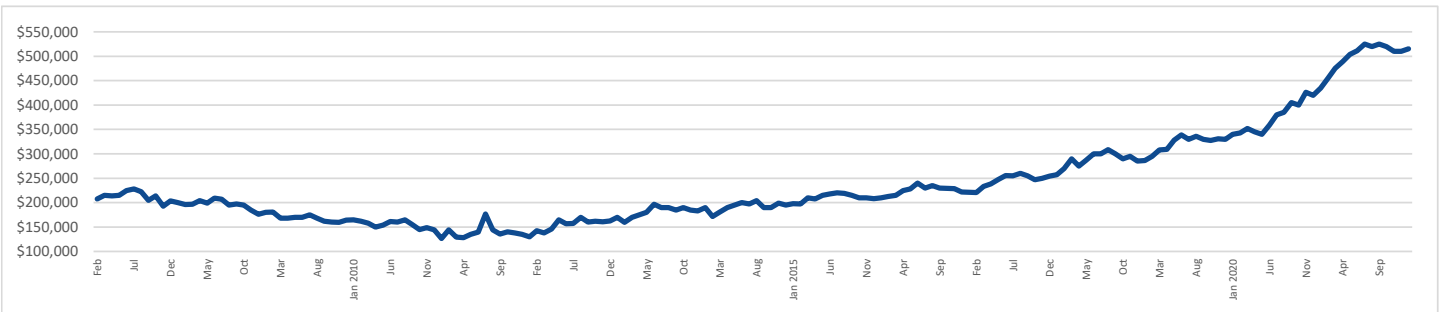
Key Metrics

	Jan 2021	Jan 2022	% Chg	YTD 2021	YTD 2022	% Chg
Closed Sales	350	457	30.6%	350	457	30.6%
Median Sales Price	\$435,000	\$515,100	18.4%	\$435,000	\$515,100	18.4%
Days on Market	15	33	120.0%	15	33	120.0%
Pending Sales	413	496	20.1%	--	--	--
Inventory	103	185	79.6%	--	--	--
Months Supply of Inventory	0.2	0.3	99.2%	--	--	--

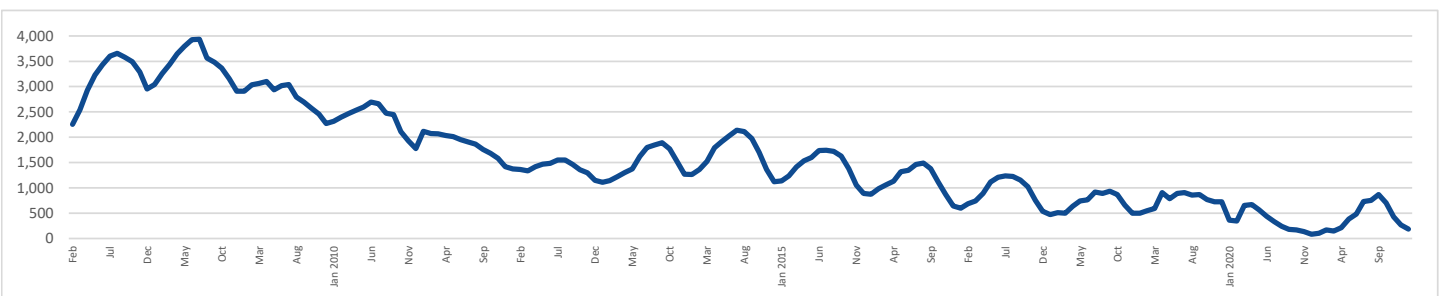
Closed Sales High: 966 in Jul 2020 | Low: 186 in Jan 2009 | Current Month: 457



Median Sales Price High: \$525,000 in Sep 2021 | Low: \$126,500 in Jan 2011 | Current Month: \$515,100



Inventory of Homes for Sale High: 3,935 in Jul 2007 | Low: 103 in Jan 2021 | Current Month: 185



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Ada County — New Construction

January 2022 Market Statistics

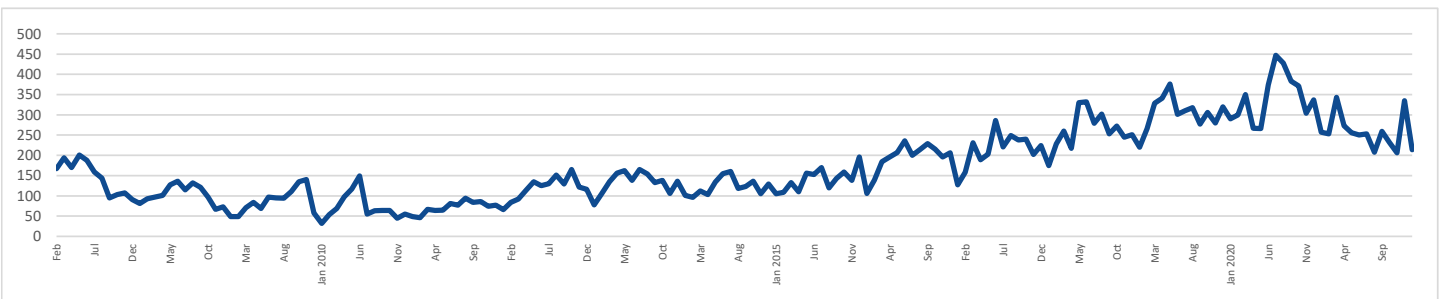
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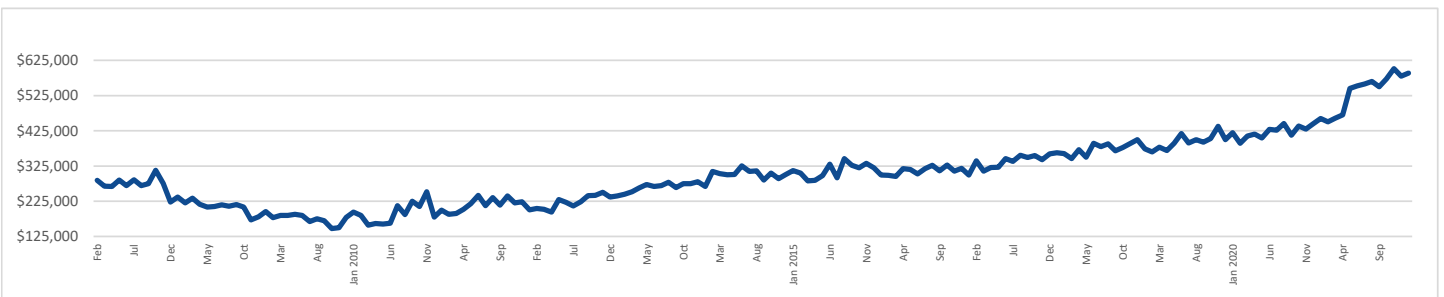
Key Metrics

	Jan 2021	Jan 2022	% Chg	YTD 2021	YTD 2022	% Chg
Closed Sales	257	214	-16.7%	257	214	-16.7%
Median Sales Price	\$460,000	\$588,945	28.0%	\$460,000	\$588,945	28.0%
Days on Market	26	44	69.2%	26	44	69.2%
Pending Sales	1,203	850	-29.3%	--	--	--
Inventory	166	256	54.2%	--	--	--
Months Supply of Inventory	0.5	1.0	104.4%	--	--	--

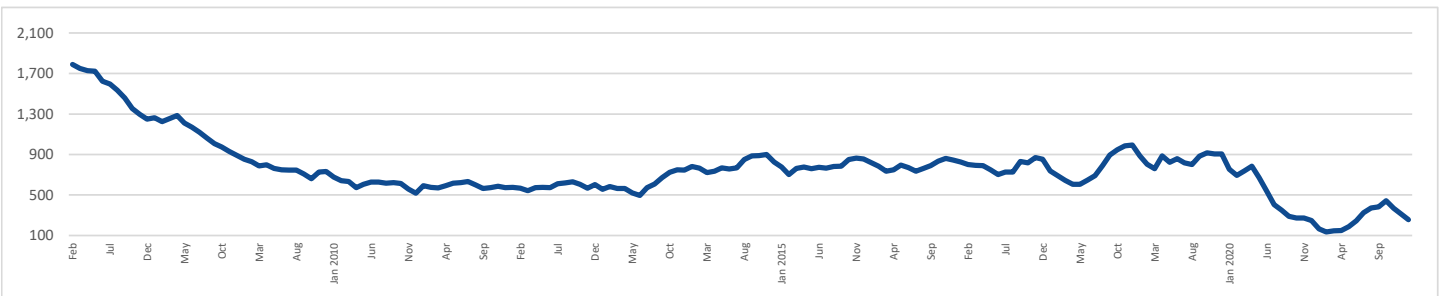
Closed Sales High: 508 in Aug 2005 (graph starts in 2007) | Low: 32 in Jan 2010 | Current Month: 214



Median Sales Price High: \$601,301 in Nov 2021 | Low: \$147,390 in Oct 2009 | Current Month: \$588,945



Inventory of Homes for Sale High: 1,894 in Sep 2006 (graph starts in 2007) | Low: 135 in Feb 2021 | Current Month: 256



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