

Las Vegas Real Estate Market Snapshot 9/6/2008

Greater Las Vegas Valley (mls area 101-606)														
	Total Available Listings	last week	4 week trend	Shortsale listings	% Shortsale Listings	% Vacant Listings	REO listings	%REO of market	Pending Listings	last week	Sold Last 30 Days	last week	Months Supply	YTD Sold Listings
SFR	15962	-	dwn	5369	33.64%	52.12%	4240	26.56%	6224	+	2515	+	6.35	15524
CN/TH	4529	-	dwn	1007	22.23%	66.54%	1150	25.39%	868	+	379	+	11.95	2172
Totals	20491	-	dwn	6376	31.12%	55.31%	5390	26.30%	7092	+	2894	+	7.08	17696

Henderson Sub-Market														
	SFR	CN/TH	Total	% Shortsale Listings	% Vacant Listings	REO listings	%REO of market	Pending Listings	last week	Sold Last 30 Days	last week	Months Supply	YTD Sold Listings	
SFR	2431	-	dwn	552	22.71%	47.39%	458	18.84%	824	-	373	+	6.52	2641
CN/TH	599	-	dwn	143	23.87%	65.78%	142	23.71%	48	-	61	+	9.82	356
Total	3030	-	dwn	695	22.94%	51.02%	600	19.80%	872	-	434	+	6.98	2997

Rental Sub-Market						Henderson Rental Sub-Market						YTD Solds under \$80/sf			
	Inventory	SFR	Condo	Supply	Available	Inventory	SFR	Condo	Supply	NW	SW	Hend	Total	This week	
Available	4133	2478	1557	2.56	Leased	633	447	177	2.43	108	42	16	154		
Leased	1612	1136	457	=		260	183	72	=				626	+220	

Total Homes Available Under \$110/sf	5841
Total Homes Available Under \$85/sf	1729

Bank of Amer Rates	6.375%
Barrel of Oil	\$106 dwn