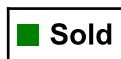
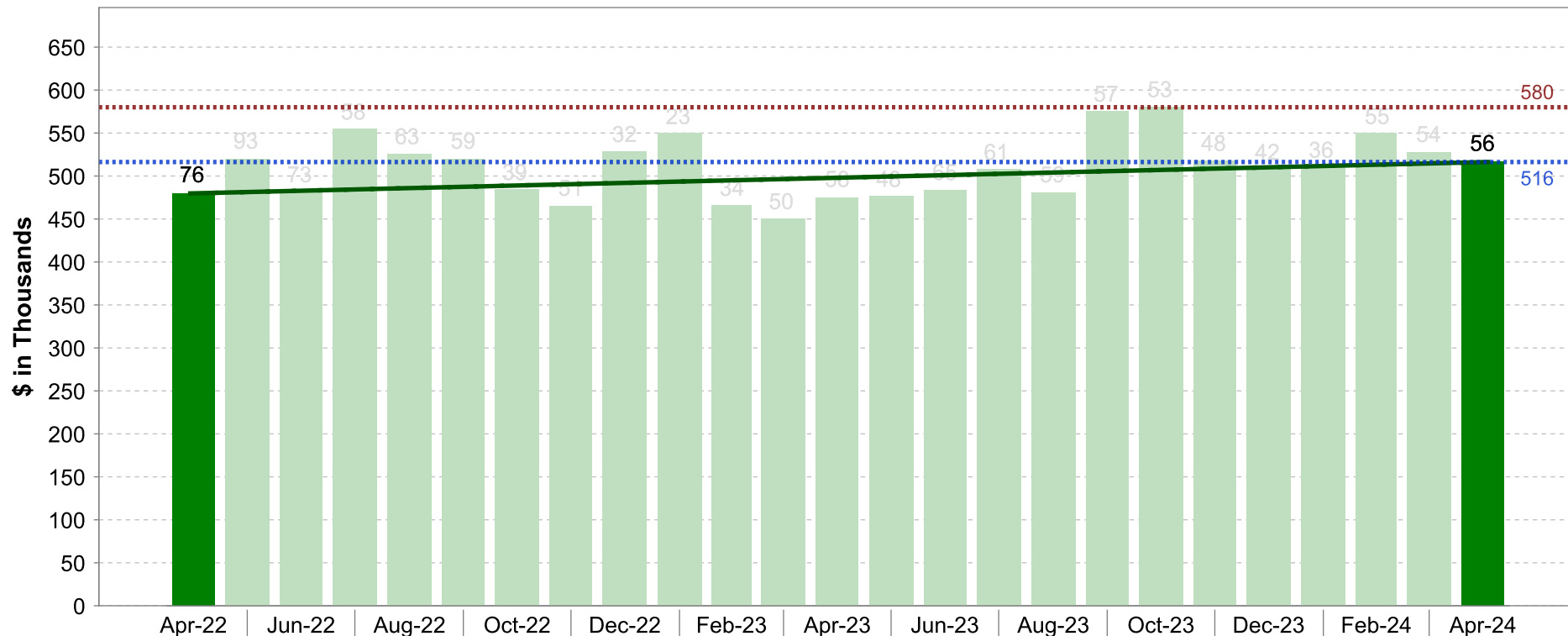


# Market Dynamics

## Median Price (Sold)

### 2 Years (Monthly) 04/01/22 - 04/30/24



**KEY INFORMATION**

	Apr-22	Apr-24	Median Price Change	Percent Change
<b>Sold</b>	479,750	516,300	36,550	7.6

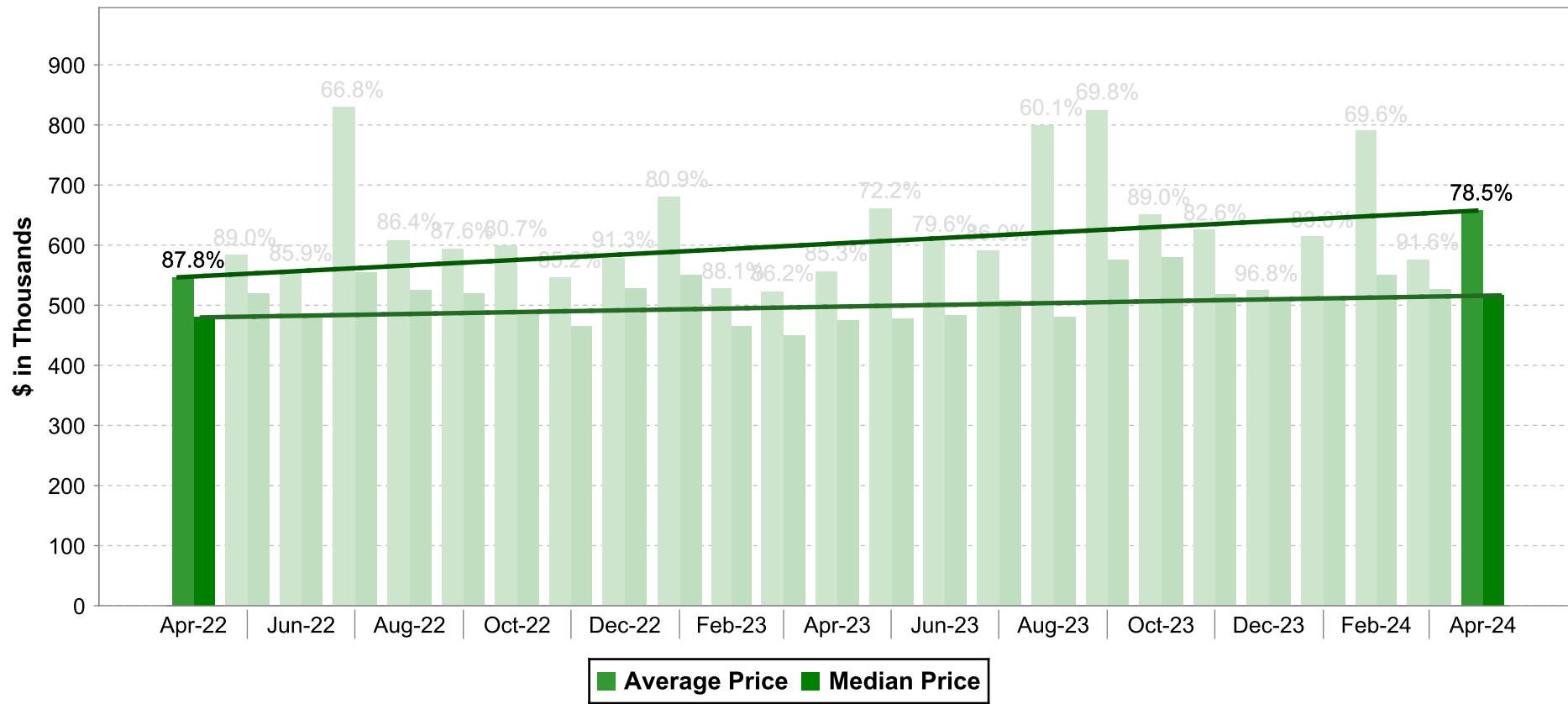
<b>MLS:</b> NNRMLS	<b>Period:</b> 2 Years (Monthly)	<b>Price:</b> All	<b>Construction Type:</b> All	<b>Bedrooms:</b> All	<b>Bathrooms:</b> All	<b>Lot Size:</b> All
<b>Property Types:</b>	Residential: (Single Family Residence)					<b>Sq Ft:</b> All
<b>Cities:</b>	Carson City					

**Market Dynamics**  
**Median Price (Sold)**  
**2 Years (Monthly) 04/01/22 - 04/30/24**

RE/MAX Gold - CA

Time Period	FOR SALE		UNDER CONTRACT		SOLD		OFF MAKRET		NEW LISTINGS	
	Median \$	# Properties	Median \$	# Properties	Median \$	# Properties	Median \$	# Properties	Median \$	# Properties
Apr-24	599,450	168	524,950	54	516,300	56	590,000	12	548,598	72
Mar-24	589,000	169	560,000	65	526,975	54	577,564	8	567,000	54
Feb-24	597,000	176	539,819	52	549,950	55	665,000	9	570,000	61
Jan-24	589,500	180	559,950	57	509,975	36	509,000	8	585,911	58
Dec-23	588,500	170	515,000	35	507,475	42	617,400	13	559,601	29
Nov-23	589,000	205	519,500	46	517,450	48	902,250	18	514,950	47
Oct-23	607,020	222	522,425	54	580,000	53	696,200	10	567,500	58
Sep-23	601,772	212	565,000	39	575,000	57	654,900	9	554,500	62
Aug-23	617,200	228	577,250	70	480,000	59	695,000	8	583,500	74
Jul-23	586,364	214	454,500	52	507,900	61	885,000	8	542,475	74
Jun-23	569,950	211	482,942	61	482,942	65	634,500	10	470,000	73
May-23	589,000	213	481,596	68	477,000	48	670,000	7	599,900	79
Apr-23	550,000	187	509,500	46	474,500	58	625,000	7	550,000	58
Mar-23	504,500	188	467,000	54	450,000	50	708,052	5	552,950	47
Feb-23	480,540	194	465,805	45	465,360	34	419,975	8	487,750	34
Jan-23	499,000	233	582,000	52	550,000	23	665,000	21	625,500	58
Dec-22	495,000	230	549,900	28	527,896	32	599,900	27	470,000	41
Nov-22	499,000	227	429,500	26	465,000	51	571,500	12	499,500	37
Oct-22	483,356	248	467,000	48	484,000	39	527,250	10	497,250	44
Sep-22	484,700	267	497,500	42	520,000	59	470,000	21	454,000	109
Aug-22	549,900	233	529,450	56	525,000	63	589,850	19	484,700	67
Jul-22	552,500	230	519,900	55	554,338	58	539,900	9	499,000	79
Jun-22	579,250	222	494,000	62	480,000	73	485,000	9	524,925	112
May-22	575,000	173	497,500	60	520,000	93	449,900	3	495,000	83
Apr-22	555,000	181	490,950	90	479,750	76	575,000	1	499,500	92

### Market Dynamics Sold Average vs. Median Price 2 Years (Monthly) 04/01/22 - 04/30/24



KEY INFORMATION

	Apr-22	Apr-24	Price Change	Percent Change
<b>Average</b>	546,579	657,437	110,858	20.3
<b>Median</b>	479,750	516,300	36,550	7.6

Average  
+20.3%

Median  
+7.6%

<b>MLS:</b> NNRMLS	<b>Period:</b> 2 Years (Monthly)	<b>Price:</b> All	<b>Construction Type:</b> All	<b>Bedrooms:</b> All	<b>Bathrooms:</b> All	<b>Lot Size:</b> All
<b>Property Types:</b>	Residential: (Single Family Residence)					<b>Sq Ft:</b> All
<b>Cities:</b>	Carson City					

**Market Dynamics**  
**Sold Average vs. Median Price**  
**2 Years (Monthly) 04/01/22 - 04/30/24**

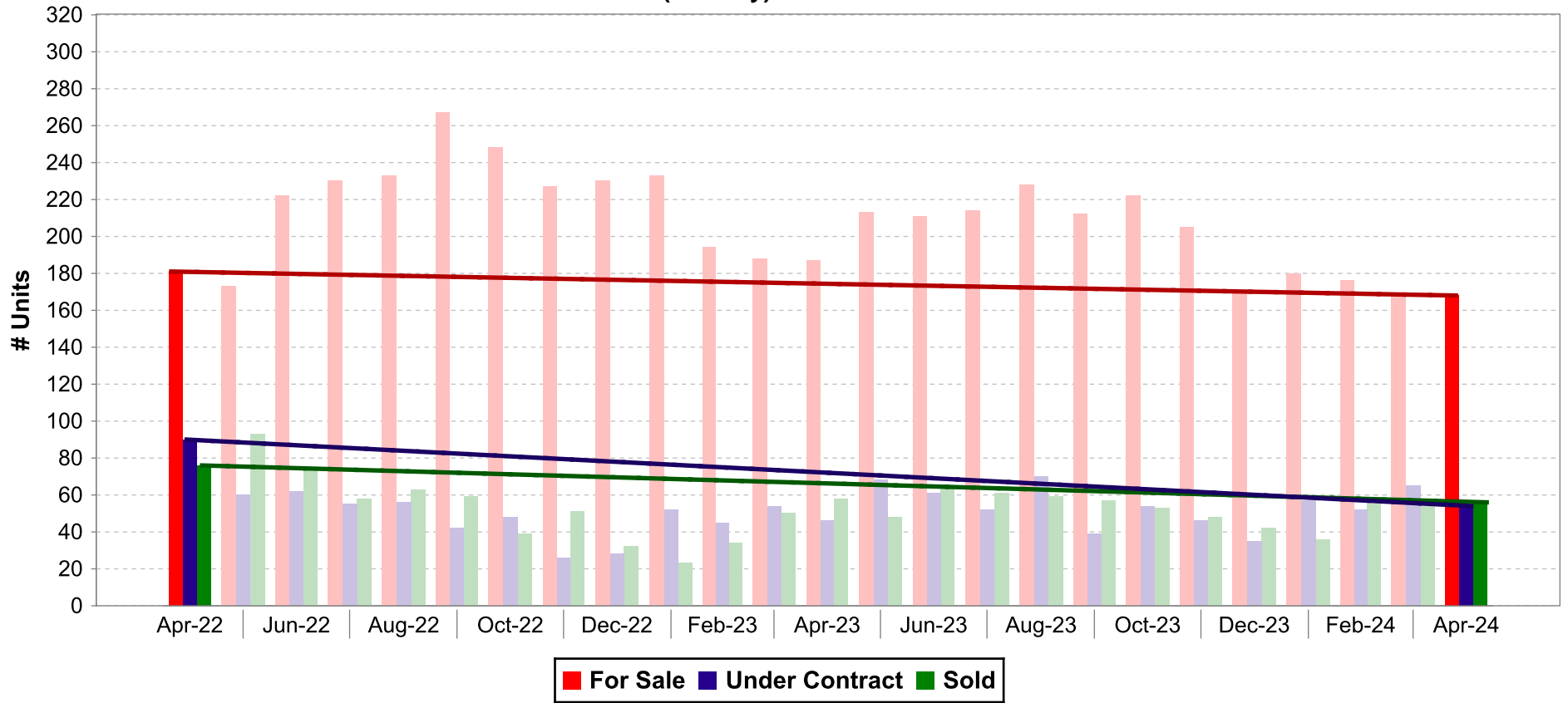
RE/MAX Gold - CA

Time Period	# Properties Sold	Sold Average \$	Sold Median \$	Average \$ - Median \$	Median \$ as % of Average \$	Sold Avg DOM
Apr-24	56	657,437	516,300	141,137	78.5	137
Mar-24	54	575,303	526,975	48,328	91.6	88
Feb-24	55	790,056	549,950	240,106	69.6	126
Jan-24	36	614,163	509,975	104,188	83.0	118
Dec-23	42	524,330	507,475	16,855	96.8	97
Nov-23	48	626,220	517,450	108,770	82.6	121
Oct-23	53	651,479	580,000	71,479	89.0	98
Sep-23	57	824,120	575,000	249,120	69.8	89
Aug-23	59	799,195	480,000	319,195	60.1	98
Jul-23	61	590,260	507,900	82,360	86.0	92
Jun-23	65	606,801	482,942	123,859	79.6	102
May-23	48	660,437	477,000	183,437	72.2	80
Apr-23	58	556,088	474,500	81,588	85.3	129
Mar-23	50	521,929	450,000	71,929	86.2	99
Feb-23	34	528,123	465,360	62,763	88.1	96
Jan-23	23	679,970	550,000	129,970	80.9	87
Dec-22	32	577,982	527,896	50,086	91.3	103
Nov-22	51	545,561	465,000	80,561	85.2	99
Oct-22	39	599,671	484,000	115,671	80.7	80
Sep-22	59	593,537	520,000	73,537	87.6	93
Aug-22	63	607,855	525,000	82,855	86.4	79
Jul-22	58	829,484	554,338	275,146	66.8	75
Jun-22	73	558,943	480,000	78,943	85.9	68
May-22	93	583,979	520,000	63,979	89.0	54
Apr-22	76	546,579	479,750	66,829	87.8	64

## Market Dynamics


### Supply & Demand - # Units (FS, UC, Sold)

#### 2 Years (Monthly) 04/01/22 - 04/30/24

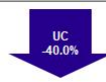


**KEY INFORMATION**


	Apr-22	Apr-24	# Units Change	Percent Change
<b>For Sale</b>	181.0	168.0	-13.0	-7.2
<b>Under Contract</b>	90.0	54.0	-36.0	-40.0
<b>Sold</b>	76.0	56.0	-20.0	-26.3



For Sale  
-7.2%



UC  
-40.0%



Sold  
-26.3%

<b>MLS:</b> NNRMLS	<b>Period:</b> 2 Years (Monthly)	<b>Price:</b> All	<b>Construction Type:</b> All	<b>Bedrooms:</b> All	<b>Bathrooms:</b> All	<b>Lot Size:</b> All
<b>Property Types:</b>	Residential: (Single Family Residence)					<b>Sq Ft:</b> All
<b>Cities:</b>	Carson City					

## Market Dynamics

### Supply & Demand - # Units (FS, UC, Sold)

#### 2 Years (Monthly) 04/01/22 - 04/30/24

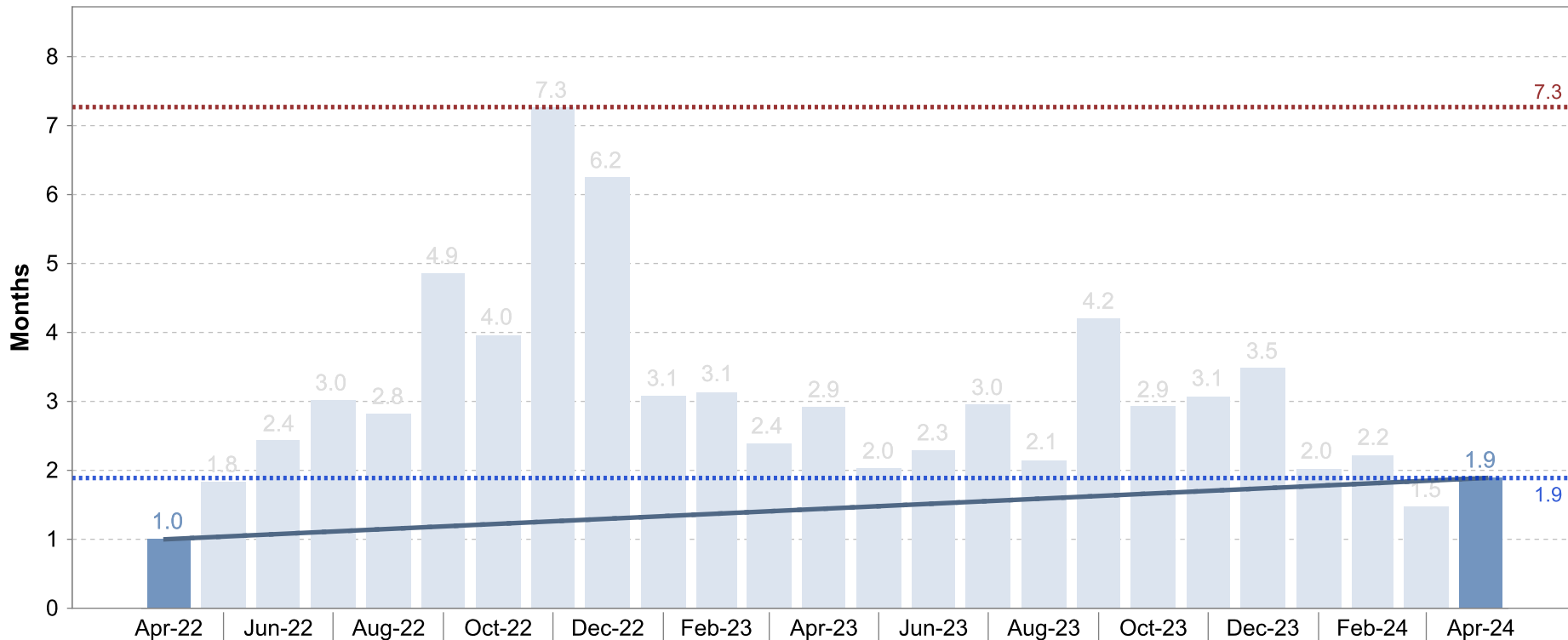
RE/MAX Gold - CA

Time Period	FOR SALE		UNDER CONTRACT		SOLD		Off Market		NEW LISTINGS
	# Properties	Average DOM	# Properties	Average DOM	# Properties	Average DOM	# Properties	Average DOM	# Properties
Apr-24	168	95	54	78	56	137	12	84	72
Mar-24	169	112	65	109	54	88	8	102	54
Feb-24	176	113	52	101	55	126	9	103	61
Jan-24	180	120	57	104	36	118	8	132	58
Dec-23	170	130	35	106	42	97	13	137	29
Nov-23	205	119	46	128	48	121	18	145	47
Oct-23	222	111	54	111	53	98	10	63	58
Sep-23	212	108	39	96	57	89	9	84	62
Aug-23	228	99	70	95	59	98	8	64	74
Jul-23	214	103	52	101	61	92	8	132	74
Jun-23	211	107	61	106	65	102	10	135	73
May-23	213	108	68	97	48	80	7	107	79
Apr-23	187	117	46	84	58	129	7	148	58
Mar-23	188	120	54	102	50	99	5	173	47
Feb-23	194	113	45	89	34	96	8	127	34
Jan-23	233	102	52	126	23	87	21	121	58
Dec-22	230	104	28	88	32	103	27	148	41
Nov-22	227	90	26	76	51	99	12	98	37
Oct-22	248	76	48	92	39	80	10	119	44
Sep-22	267	63	42	82	59	93	21	85	109
Aug-22	233	65	56	77	63	79	19	66	67
Jul-22	230	56	55	74	58	75	9	30	79
Jun-22	222	47	62	78	73	68	9	46	112
May-22	173	47	60	56	93	54	3	56	83
Apr-22	181	39	90	65	76	64	1	30	92

# Market Dynamics

## Months Supply of Inventory (UC Calculation)

### 2 Years (Monthly) 04/01/22 - 04/30/24



**MSI-UC**

**KEY INFORMATION**

	Apr-22	Apr-24	MSI Change	Percent Change
<b>MSI-UC</b>	1.0	1.9	0.9	88.9



<b>MLS:</b> NNRMLS	<b>Period:</b> 2 Years (Monthly)	<b>Price:</b> All	<b>Construction Type:</b> All	<b>Bedrooms:</b> All	<b>Bathrooms:</b> All	<b>Lot Size:</b> All
<b>Property Types:</b>	Residential: (Single Family Residence)					<b>Sq Ft:</b> All
<b>Cities:</b>	Carson City					

## Market Dynamics

### Months Supply of Inventory (UC Calculation) 2 Years (Monthly) 04/01/22 - 04/30/24

Time Period	MSI	NAR MSI	# For Sale Last Day of Month	# Under Contract	# Sold
Apr-24	1.9	1.8	102	54	56
Mar-24	1.5	1.8	96	65	54
Feb-24	2.2	2.1	115	52	55
Jan-24	2.0	3.2	115	57	36
Dec-23	3.5	2.9	122	35	42
Nov-23	3.1	2.9	141	46	48
Oct-23	2.9	3.0	158	54	53
Sep-23	4.2	2.9	164	39	57
Aug-23	2.1	2.5	150	70	59
Jul-23	3.0	2.5	154	52	61
Jun-23	2.3	2.2	140	61	65
May-23	2.0	2.9	138	68	48
Apr-23	2.9	2.3	134	46	58
Mar-23	2.4	2.6	129	54	50
Feb-23	3.1	4.1	141	45	34
Jan-23	3.1	7.0	160	52	23
Dec-22	6.2	5.5	175	28	32
Nov-22	7.3	3.7	189	26	51
Oct-22	4.0	4.9	190	48	39
Sep-22	4.9	3.5	204	42	59
Aug-22	2.8	2.5	158	56	63
Jul-22	3.0	2.9	166	55	58
Jun-22	2.4	2.1	151	62	73
May-22	1.8	1.2	110	60	93
Apr-22	1.0	1.2	90	90	76

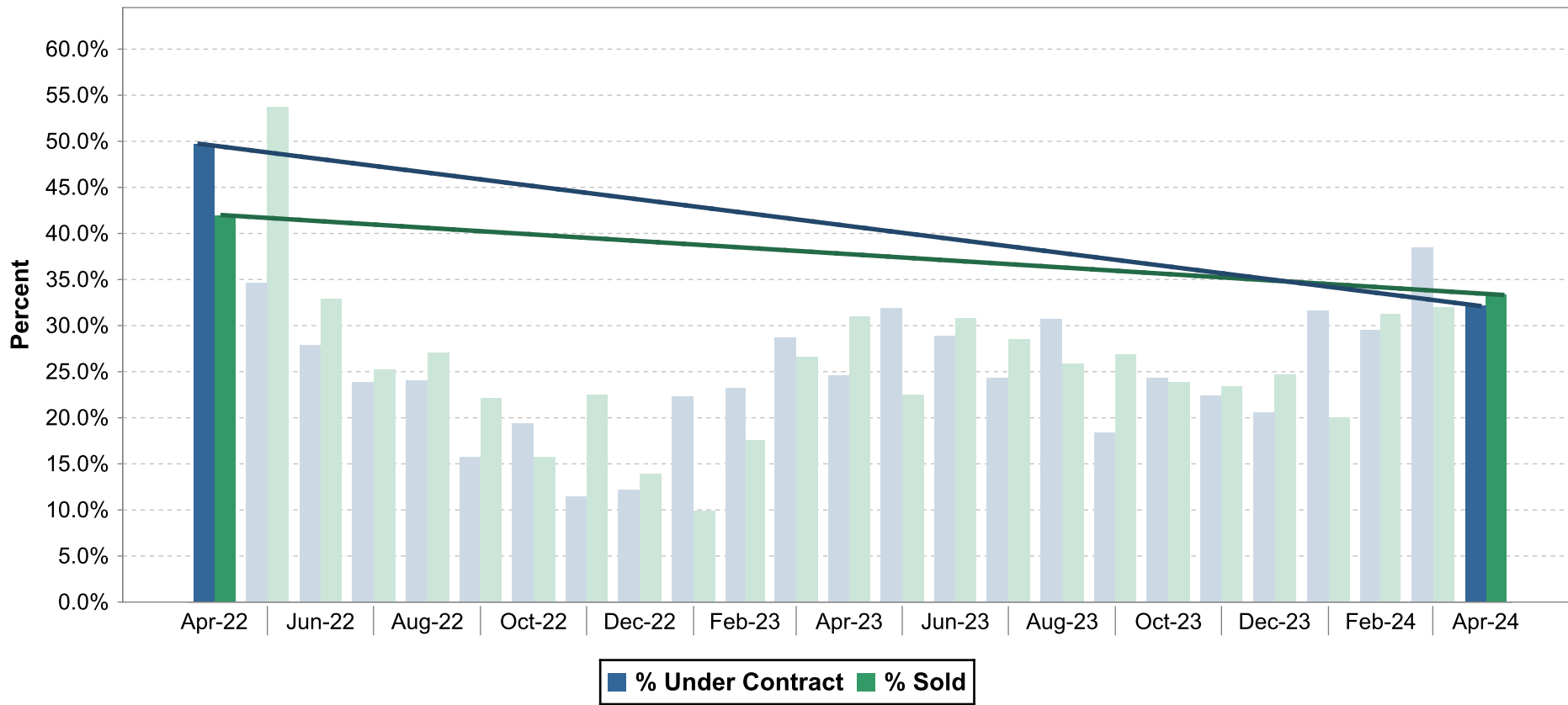


# Market Dynamics

RE/MAX Gold - CA

## Sales Absorption

2 Years (Monthly) 04/01/22 - 04/30/24



**% Under Contract** **% Sold**

### KEY INFORMATION

	Apr-22	Apr-24	Change	Percent Change
% Under Contract	49.72	32.14	-17.58	-35.4
% Sold	41.99	33.33	-8.66	-20.6



<b>MLS:</b> NNRMLS	<b>Period:</b> 2 Years (Monthly)	<b>Price:</b> All	<b>Construction Type:</b> All	<b>Bedrooms:</b> All	<b>Bathrooms:</b> All	<b>Lot Size:</b> All
<b>Property Types:</b>	Residential: (Single Family Residence)					<b>Sq Ft:</b> All
<b>Cities:</b>	Carson City					

**Market Dynamics**  
**Sales Absorption**  
**2 Years (Monthly) 04/01/22 - 04/30/24**

RE/MAX Gold - CA

Time Period	% of Properties Under Contract	% of Properties Sold	# Properties For Sale	# Properties Under Contract	# Properties Sold
Apr-24	32.1	33.3	168	54	56
Mar-24	38.5	32.0	169	65	54
Feb-24	29.6	31.2	176	52	55
Jan-24	31.7	20.0	180	57	36
Dec-23	20.6	24.7	170	35	42
Nov-23	22.4	23.4	205	46	48
Oct-23	24.3	23.9	222	54	53
Sep-23	18.4	26.9	212	39	57
Aug-23	30.7	25.9	228	70	59
Jul-23	24.3	28.5	214	52	61
Jun-23	28.9	30.8	211	61	65
May-23	31.9	22.5	213	68	48
Apr-23	24.6	31.0	187	46	58
Mar-23	28.7	26.6	188	54	50
Feb-23	23.2	17.5	194	45	34
Jan-23	22.3	9.9	233	52	23
Dec-22	12.2	13.9	230	28	32
Nov-22	11.4	22.5	227	26	51
Oct-22	19.4	15.7	248	48	39
Sep-22	15.7	22.1	267	42	59
Aug-22	24.0	27.0	233	56	63
Jul-22	23.9	25.2	230	55	58
Jun-22	27.9	32.9	222	62	73
May-22	34.7	53.8	173	60	93
Apr-22	49.7	42.0	181	90	76