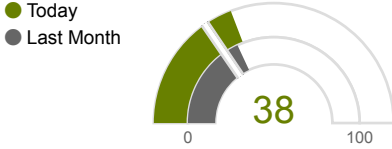


**Mon Jul 16 2018**

This week the median list price for Carson City, NV is \$384,950 with the market action index hovering around 38. This is an increase over last month's market action index of 36. Inventory has held steady at or around 182.

**MARKET ACTION INDEX**

The Market Action Index answers the question "How's the Market?" by measuring the current rate of sale versus the amount of the inventory. Index above 30 implies Seller's Market conditions. Below 30, conditions favor the buyer.



**Slight Seller's Advantage**

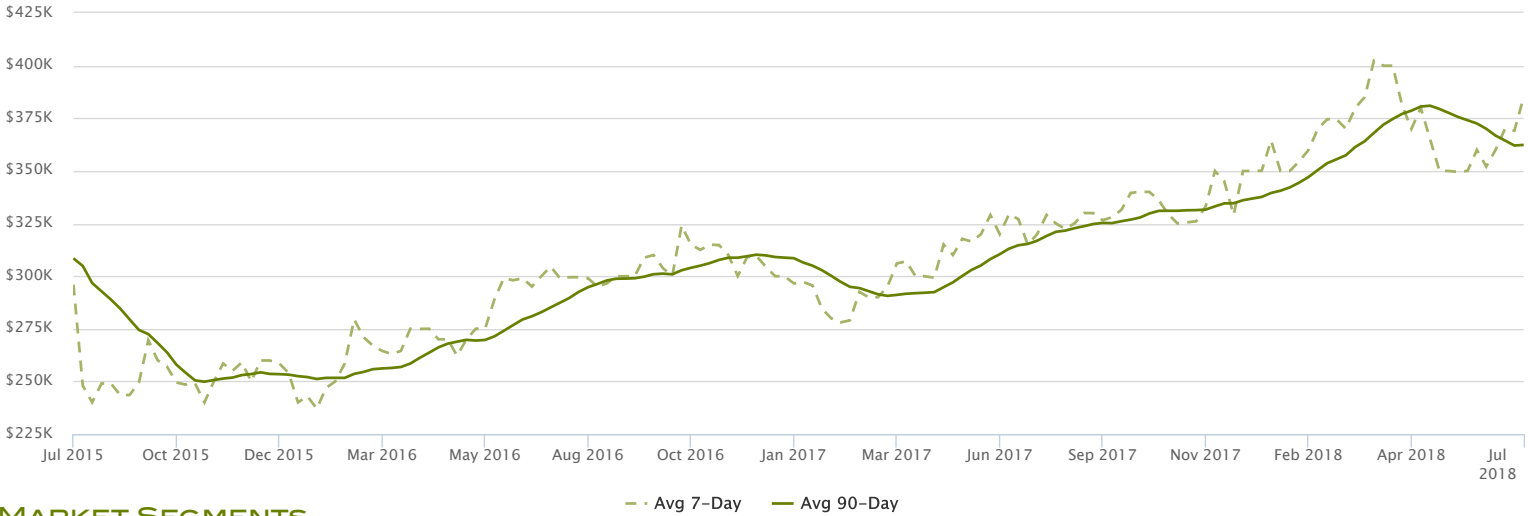
While the Market Action Index shows some strengthening in the last few weeks, prices have not seemed to move from their plateau. Should the upward trend in sales relative to inventory continue, expect prices to resume an upward climb in tandem with the MAI.

**REAL-TIME MARKET PROFILE**

Median List Price		\$384,950
Per Square Foot		\$207
Days on Market		57
Price Decreased		27%
Price Increased		5%
Relisted		3%
Inventory		182
Median House Rent		\$1,725
Most Expensive		\$3,195,000
Least Expensive		\$134,900
Market Action Index		38

**Slight Seller's Advantage**

**MEDIAN LIST PRICE**



**MARKET SEGMENTS**

Each segment below represents approximately 25% of the market ordered by price.

Median Price	Sq. Ft.	Lot Size	Beds	Bath	Age	New	Absorbed	DOM
\$659,900	3,226	1 - 2.5 acres	4	3	26	1	1	73
\$434,900	2,177	0.25 - 0.5 acre	4	2	17	5	5	61
\$328,500	1,560	6,500 - 8,000 sqft	3	2	26	5	8	44
\$236,000	1,175	6,500 - 8,000 sqft	3	2	41	3	7	49