

Twin Falls County Single Family Home Sales Comparing March 2019 with March 2018					
	Mar-19	Year to Date 19	Mar-18	Year to Date 18	Previous 12 Months
Total Active Residential Listings	296		259		
Total Pending Residential Listings	201		165		
Total Single-Family Homes Sold	88	228	118	279	1,197
Percent Change	-25.42 %	-18.28 %			
Median Price	\$207,250	\$208,000	\$194,500	\$192,500	\$200,000
Percent Change	6.56 %	8.05 %			
Average Price	\$215,855	\$221,733	\$220,202	\$216,758	\$226,642
Percent Change	-1.97 %	2.30 %			
Days on Market	75	63	69	75	51
Total Dollar Volume	\$18,995,227	\$50,555,170	\$25,983,850	\$60,475,603	\$271,289,924
Percent Change	-26.90 %	-16.40 %			

Twin Falls County Existing Home Sales					
	Mar-19	Year to Date 19	Mar-18	Year to Date 18	Previous 12 Months
Existing Residential Listings	239		220		
Existing Pending Listings	180		141		
Existing Homes Sold	81	202	108	254	1,075
Percent Change	-25.00 %	-20.47 %			
Median Price	\$201,000	\$198,950	\$191,250	\$187,950	\$193,500
Percent Change	5.10 %	5.85 %			
Average Price	\$209,039	\$215,139	\$217,830	\$213,381	\$222,067
Percent Change	-4.04 %	0.82 %			
Days on Market	60	52	59	69	45
Existing Dollar Volume	\$16,932,184	\$43,457,984	\$23,525,660	\$54,198,652	\$238,721,813
Percent Change	-28.03 %	-19.82 %			

Twin Falls County Newly Constructed Home Sales					
	Mar-19	Year to Date 19	Mar-18	Year to Date 18	Previous 12 Months
Newly Constructed Residential Listings	57		39		
Newly Constructed Pending Listings	21		24		
Newly Constructed Homes Sold	7	26	10	25	122
Percent Change	-30.00 %	4.00 %			
Median Price	\$273,413	\$263,745	\$266,200	\$259,900	\$255,450
Percent Change	2.71 %	1.48 %			
Average Price	\$294,720	\$272,969	\$245,819	\$251,078	\$266,952
Percent Change	19.89 %	8.72 %			
Days on Market	250	149	182	135	103
Newly Constructed Dollar Volume	\$2,063,043	\$7,097,186	\$2,458,190	\$6,276,951	\$32,568,111
Percent Change	-16.07 %	13.07 %			

These statistics are based upon information secured by the agent from the owner or their representative. The accuracy of this information, while deemed reliable, has not been verified and is not guaranteed. These statistics are not intended to represent the total number of properties sold in Ada County during the specified time period. The Intermountain Regional Multiple Listing Service provides these statistics for purposes of general market analysis, but makes no representations as to the past or future appreciation or depreciation of property values. (To reduce the error, only data falling within 3 standard deviations from the mean has been included in the report. Existing and new construction statistics are calculated independently and may not sum to the total number of homes sold.) * Effective 3/1/2007, 'days on market' refers to the number of days that transpire between the listing date and the date the property goes into pending status. Effective 4/1/2011, standard deviation is modified to reflect the difference between the asking and sold prices as a percentage of the asking price.

Single-Family Homes Sold in Twin Falls County for March 2019				
MLS Area	# Sold	Market %	Average Price	Median Price
Twin Falls - 2015	68	77.27 %	\$219,882	\$207,250
New Construction	7	100.00 %	\$294,720	\$273,413
Existing	61	75.31 %	\$211,293	\$198,000
Kimberly-Hansen-Murtaugh - 2025	7	7.95 %	\$244,464	\$260,000
New Construction	0	0.00 %	\$0	\$0
Existing	7	8.64 %	\$244,464	\$260,000
Filer-Hollister-Rogerson - 2045	6	6.82 %	\$196,000	\$173,000
New Construction	0	0.00 %	\$0	\$0
Existing	6	7.41 %	\$196,000	\$173,000
Buhl-Castleford - 2055	7	7.95 %	\$165,148	\$124,000
New Construction	0	0.00 %	\$0	\$0
Existing	7	8.64 %	\$165,148	\$124,000
Totals	88	100.00 %	\$215,855	\$207,250
New Construction	7	7.95 %	\$294,720	\$273,413
Existing	81	92.05 %	\$209,039	\$201,000

Comparison of Existing and Newly Constructed Single-Family Residential Units Sold in Twin Falls County March 2019 by Price Class				
Sales Price Range	New	Market %	Existing	Market %
\$69,999 and under	0	0.00 %	1	1.14 %
\$70,000 - \$89,999	0	0.00 %	2	2.27 %
\$90,000 - \$99,999	0	0.00 %	2	2.27 %
\$100,000 - \$119,999	0	0.00 %	3	3.41 %
\$120,000 - \$159,999	0	0.00 %	13	14.77 %
\$160,000 - \$199,999	0	0.00 %	19	21.59 %
\$200,000 - \$249,999	1	1.14 %	18	20.45 %
\$250,000 - \$299,999	4	4.55 %	13	14.77 %
\$300,000 - \$399,999	2	2.27 %	10	11.36 %
\$400,000 - \$499,999	0	0.00 %	0	0.00 %
\$500,000 and over	0	0.00 %	0	0.00 %
Totals	7	7.95 %	81	92.05 %

Comparison of Existing and Newly Constructed Single-Family Residential Units Sold in Twin Falls County (Year-to-Date) March 2019 by Price Class				
Sales Price Range	New	Market %	Existing	Market %
\$69,999 and under	0	0.00 %	4	1.75 %
\$70,000 - \$89,999	0	0.00 %	6	2.63 %
\$90,000 - \$99,999	0	0.00 %	3	1.32 %
\$100,000 - \$119,999	0	0.00 %	8	3.51 %
\$120,000 - \$159,999	0	0.00 %	28	12.28 %
\$160,000 - \$199,999	4	1.75 %	53	23.25 %
\$200,000 - \$249,999	6	2.63 %	42	18.42 %
\$250,000 - \$299,999	10	4.39 %	29	12.72 %
\$300,000 - \$399,999	5	2.19 %	25	10.96 %
\$400,000 - \$499,999	1	0.44 %	2	0.88 %
\$500,000 and over	0	0.00 %	2	0.88 %
Totals	26	11.40 %	202	88.60 %

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