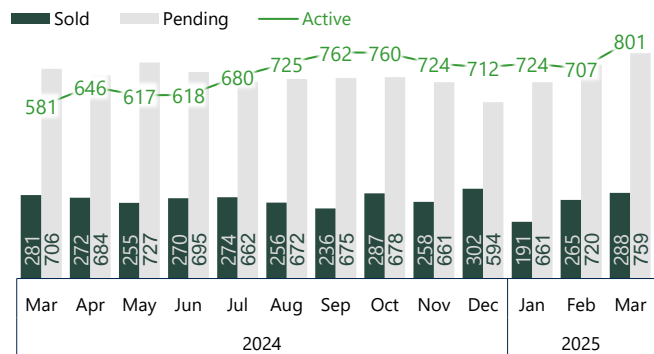


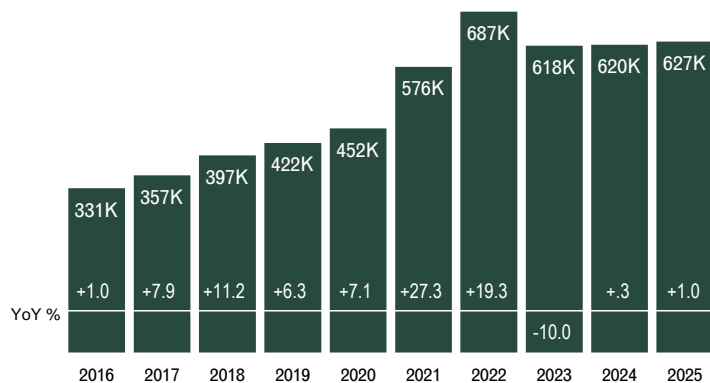
MONTHLY MARKET TRENDS

New Construction Homes

Monthly Trends



Average Sold Prices (\$)



Home Ages: New Const, Under Const, To Be Built (excl Actives)
Criteria: Single Family (SF), SF Acreage (<2 Acr), Condo/Townhouse
 Minimum: 1bed, 1bath, \$2K asking price

¹ Months of Supply = Active Listings / Avg # Solds each month over past 12 months
 Data provided herein is derived from the Intermountain MLS and believed to be accurate and reliable, but cannot be warranted by Better Homes and Gardens Real Estate 43 North

Area: Ada County

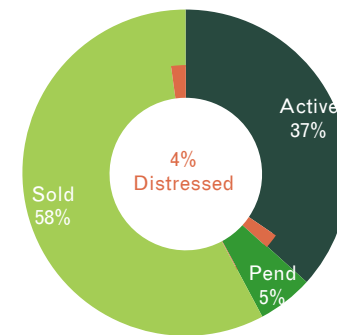
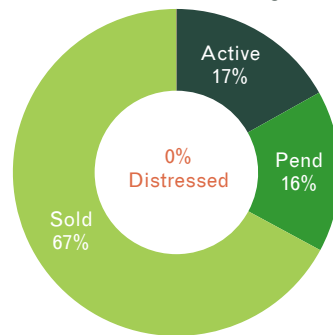
March 2025

Price \$1000's	# Active as of 04/04/2025	# Pend 12 mos.	# Sold 12 mos.	CDOM Avg	Months ¹ of Supply	Average Prices (12 mth Solds: 04-01-24 to 03-31-25)					
						Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt	# Distressed
0-100K	-	-	-	-	-	-	-	-	-	-	-
100 - 199K	-	-	-	-	-	-	-	-	-	-	-
200 - 299K	-	-	-	-	-	-	-	-	-	-	-
300 - 399K	28	41	159	71	2.1	396,383	382,172	96.4%	1,400	273.00	-
400 - 499K	238	177	1,145	73	2.5	463,617	449,243	96.9%	1,788	251.28	-
500 - 599K	178	154	687	73	3.1	560,447	548,117	97.8%	2,174	252.15	-
600 - 799K	184	188	696	59	3.2	691,608	685,751	99.2%	2,424	282.88	1
800 - 999K	74	98	250	60	3.6	876,061	880,181	100.5%	2,721	323.44	-
1 - 1.5M	72	64	174	67	5.0	1,212,276	1,209,851	99.8%	3,181	380.36	-
1.5 - 2M	14	24	54	61	3.1	1,678,722	1,678,657	100.0%	3,678	456.39	-
2 - 2.5M	9	8	12	78	9.0	2,372,688	2,269,178	95.6%	4,412	514.35	-
2.5 - 3M	2	4	5	37	4.8	2,917,574	2,762,574	94.7%	5,455	506.45	-
>3M	2	1	1	18	24.0	3,100,000	3,025,000	97.6%	6,065	498.76	-
Totals	801	759	3,183	68	3.0	636,825	626,536	98.4%	2,189	\$286	1

Avg Price \$695,212 \$722,800 \$626,536

Current Market Strength

- vs - 2010 Market Distress

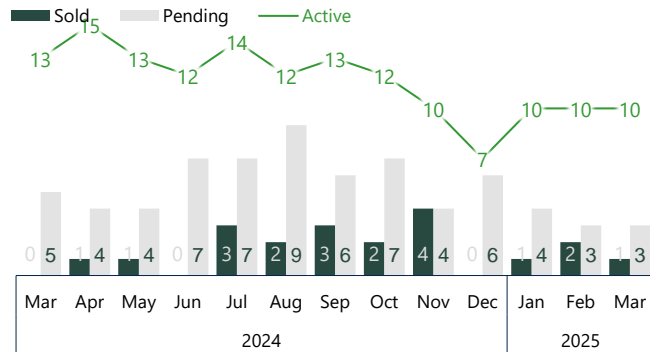


Report Date: Apr 4, 2025

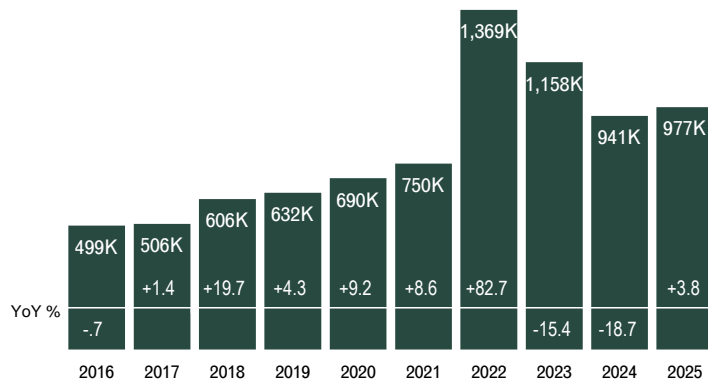
MONTHLY MARKET TRENDS

New Construction Homes

Monthly Trends



Average Sold Prices (\$)



Home Ages: New Const, Under Const, To Be Built (excl Actives)
Criteria: Single Family (SF), SF Acreage (<2 Acr), Condo/Townhouse
 Minimum: 1bed, 1bath, \$2K asking price

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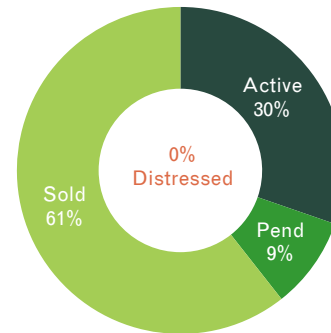
March 2025

Area: 100, No. Boise

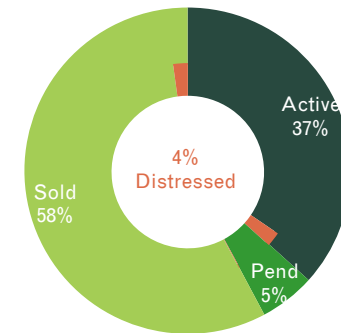
Price \$1000's	# Active as of 04/04/2025	# Pend 12 mos.	# Sold 12 mos.	CDOM Avg	Months ¹ of Supply	Average Prices (12 mth Solds: 04-01-24 to 03-31-25)					
						Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt	# Dis-tressed
0-100K	-	-	-	-	-	-	-	-	-	-	
100 - 199K	-	-	-	-	-	-	-	-	-	-	
200 - 299K	-	-	-	-	-	-	-	-	-	-	
300 - 399K	-	-	-	-	-	-	-	-	-	-	
400 - 499K	-	-	2	171	-	499,000	468,250	93.8%	734	637.94	-
500 - 599K	2	-	-	-	-	-	-	-	-	-	-
600 - 799K	4	1	10	129	4.8	678,400	669,570	98.7%	1,778	376.69	-
800 - 999K	2	2	1	-	24.0	908,000	918,939	101.2%	2,313	397.29	-
1 - 1.5M	-	-	3	268	-	1,133,267	1,075,968	94.9%	2,123	506.74	-
1.5 - 2M	1	-	2	115	6.0	1,729,000	1,616,500	93.5%	3,555	454.71	-
2 - 2.5M	-	-	2	157	-	2,375,000	2,262,500	95.3%	3,858	586.52	-
2.5 - 3M	-	-	-	-	-	-	-	-	-	-	-
>3M	1	-	-	-	-	-	-	-	-	-	-
Totals	10	3	20	149	6.0	1,014,890	976,852	96.3%	2,138	\$457	0

Avg Price \$1,105,820 \$799,933 \$976,852

Current Market Strength



- vs - 2010 Market Distress

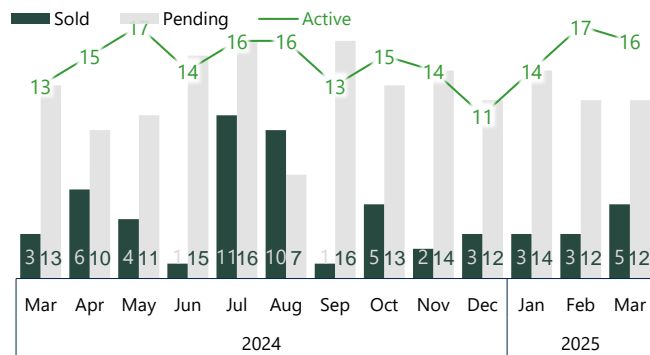


Report Date: Apr 4, 2025

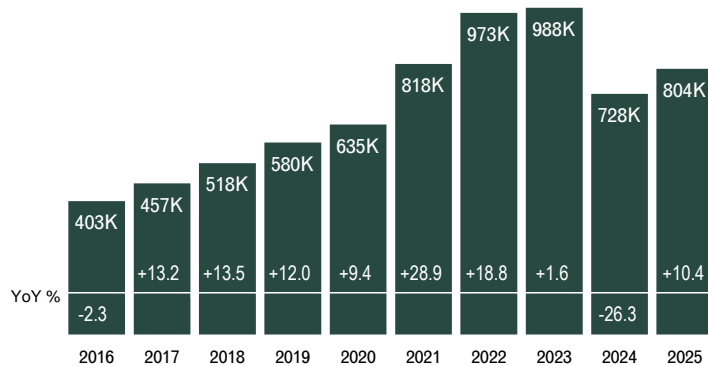
MONTHLY MARKET TRENDS

New Construction Homes

Monthly Trends



Average Sold Prices (\$)



Home Ages: New Const, Under Const, To Be Built (excl Actives)
Criteria: Single Family (SF), SF Acreage (<2 Acr), Condo/Townhouse
 Minimum: 1bed, 1bath, \$2K asking price

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Area: 200, NE Boise

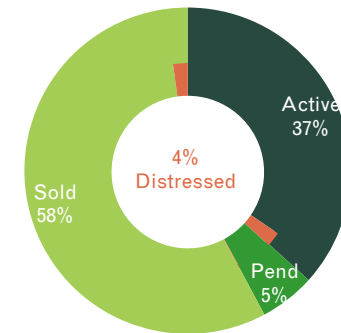
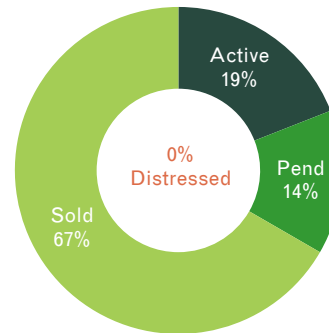
March 2025

Price \$1000's	# Active as of 04/04/2025	# Pend 12 mos.	# Sold 12 mos.	CDOM Avg	Months ¹ of Supply	Average Prices (12 mth Solds: 04-01-24 to 03-31-25)					
						Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt	# Distressed
0-100K	-	-	-	-	-	-	-	-	-	-	-
100 - 199K	-	-	-	-	-	-	-	-	-	-	-
200 - 299K	-	-	-	-	-	-	-	-	-	-	-
300 - 399K	-	2	12	80	-	365,317	365,325	100.0%	696	525.27	-
400 - 499K	3	1	14	56	2.6	452,757	452,757	100.0%	901	502.51	-
500 - 599K	2	-	4	24	6.0	534,900	534,875	100.0%	1,229	435.21	-
600 - 799K	2	2	10	102	2.4	781,351	777,386	99.5%	2,077	374.28	-
800 - 999K	1	-	4	51	3.0	845,680	840,915	99.4%	2,202	381.89	-
1 - 1.5M	2	1	7	56	3.4	1,264,214	1,258,561	99.6%	2,951	426.55	-
1.5 - 2M	3	3	1	33	36.0	1,690,000	1,690,000	100.0%	3,694	457.50	-
2 - 2.5M	2	2	2	113	12.0	2,519,500	2,350,000	93.3%	4,575	513.66	-
2.5 - 3M	1	1	2	15	6.0	3,125,000	2,900,000	92.8%	5,512	526.12	-
>3M	-	-	-	-	-	-	-	-	-	-	-
Totals	16	12	56	67	3.4	819,406	803,561	98.1%	1,785	\$450	0

Avg Price \$1,267,269 \$1,313,987 \$803,561

Current Market Strength

- vs - 2010 Market Distress

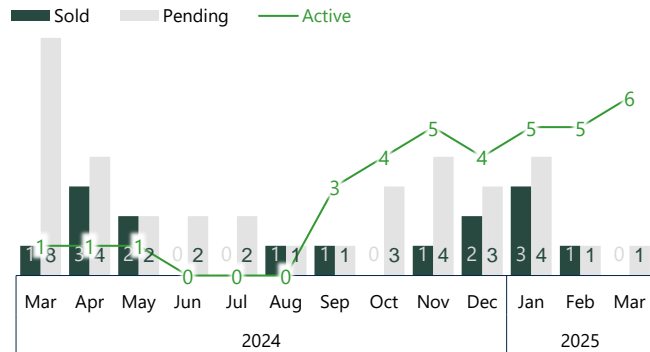


Report Date: Apr 4, 2025

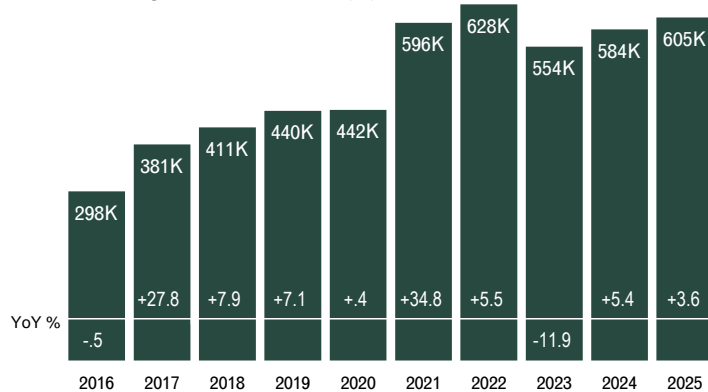
MONTHLY MARKET TRENDS

New Construction Homes

Monthly Trends



Average Sold Prices (\$)



Home Ages: New Const, Under Const, To Be Built (excl Actives)
Criteria: Single Family (SF), SF Acreage (<2 Acr), Condo/Townhouse
 Minimum: 1bed, 1bath, \$2K asking price

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 Data provided herein is derived from the Intermountain MLS and believed to be accurate and reliable, but cannot be warranted by Better Homes and Gardens Real Estate 43 North

Area: 300, SE Boise

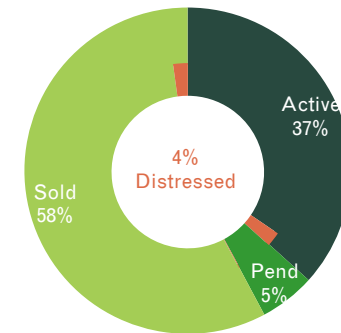
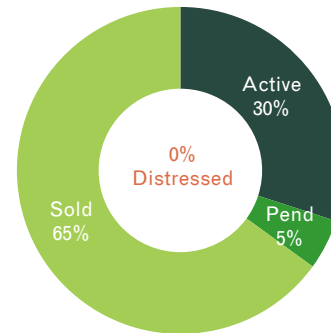
March 2025

Price \$1000's	# Active as of 04/04/2025	# Pend 12 mos.	# Sold	CDOM Avg	Months ¹ of Supply	Average Prices (12 mth Solds: 04-01-24 to 03-31-25)					
						Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt	# Distressed
0-100K	-	-	-	-	-	-	-	-	-	-	-
100 - 199K	-	-	-	-	-	-	-	-	-	-	-
200 - 299K	-	-	-	-	-	-	-	-	-	-	-
300 - 399K	-	-	-	-	-	-	-	-	-	-	-
400 - 499K	-	-	2	1	-	429,450	429,425	100.0%	1,468	292.52	-
500 - 599K	-	1	4	42	-	542,400	543,925	100.3%	1,665	326.78	-
600 - 799K	4	-	7	33	6.9	701,700	690,143	98.4%	2,534	272.35	-
800 - 999K	1	-	-	-	-	-	-	-	-	-	-
1 - 1.5M	1	-	-	-	-	-	-	-	-	-	-
1.5 - 2M	-	-	-	-	-	-	-	-	-	-	-
2 - 2.5M	-	-	-	-	-	-	-	-	-	-	-
2.5 - 3M	-	-	-	-	-	-	-	-	-	-	-
>3M	-	-	-	-	-	-	-	-	-	-	-
Totals	6	1	13	30	5.5	610,800	605,042	99.1%	2,102	\$288	0

Avg Price \$765,067 \$599,000 \$605,042

Current Market Strength

- vs - 2010 Market Distress

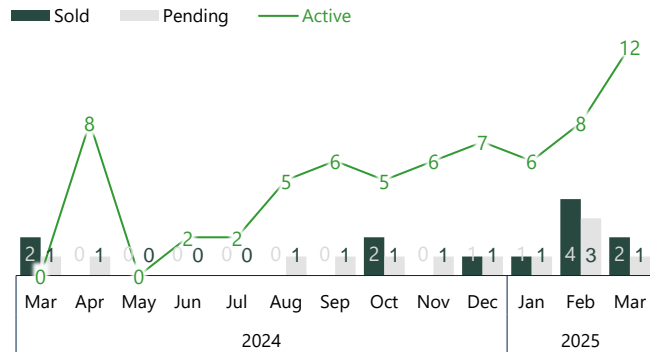


Report Date: Apr 4, 2025

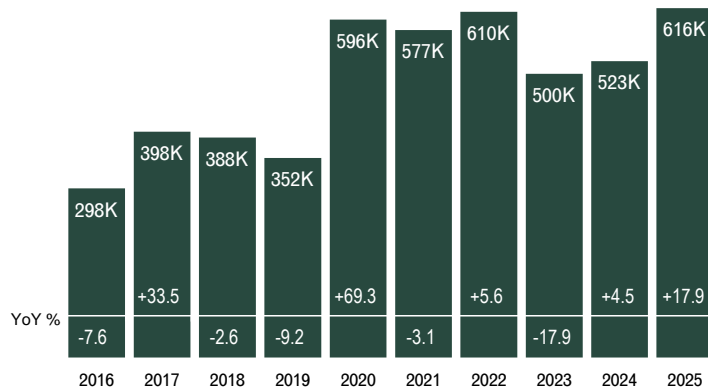
MONTHLY MARKET TRENDS

New Construction Homes

Monthly Trends



Average Sold Prices (\$)



Home Ages: New Const, Under Const, To Be Built (excl Actives)
Criteria: Single Family (SF), SF Acreage (<2 Acr), Condo/Townhouse
 Minimum: 1bed, 1bath, \$2K asking price

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Area: 400, Bench

March 2025

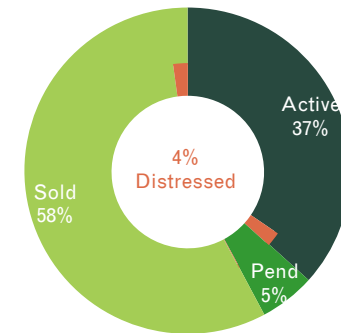
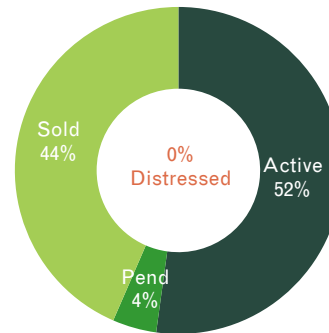
Price \$1000's	# Active as of 04/04/2025	# Pend 12 mos.	# Sold	CDOM Avg	Months ¹ of Supply	Average Prices (12 mth Solds: 04-01-24 to 03-31-25)					
						Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt	# Distressed
0-100K	-	-	-	-	-	-	-	-	-	-	
100 - 199K	-	-	-	-	-	-	-	-	-	-	
200 - 299K	-	-	-	-	-	-	-	-	-	-	
300 - 399K	-	-	-	-	-	-	-	-	-	-	
400 - 499K	1	-	-	-	-	-	-	-	-	-	
500 - 599K	2	1	5	26	4.8	576,980	561,000	97.2%	1,667	336.45	
600 - 799K	8	-	5	58	19.2	681,126	671,266	98.6%	2,178	308.17	
800 - 999K	-	-	-	-	-	-	-	-	-	-	
1 - 1.5M	1	-	-	-	-	-	-	-	-	-	
1.5 - 2M	-	-	-	-	-	-	-	-	-	-	
2 - 2.5M	-	-	-	-	-	-	-	-	-	-	
2.5 - 3M	-	-	-	-	-	-	-	-	-	-	
>3M	-	-	-	-	-	-	-	-	-	-	
Totals	12	1	10	42	14.4	629,053	616,133	97.9%	1,923	\$320	0

Avg Price \$710,667 \$505,900 \$616,133

Current Market Strength

- vs -

2010 Market Distress

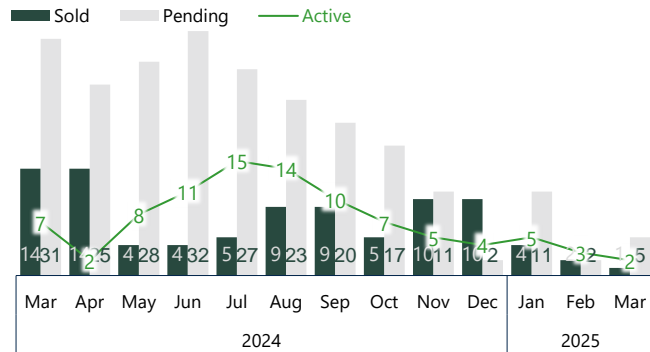


Report Date: Apr 4, 2025

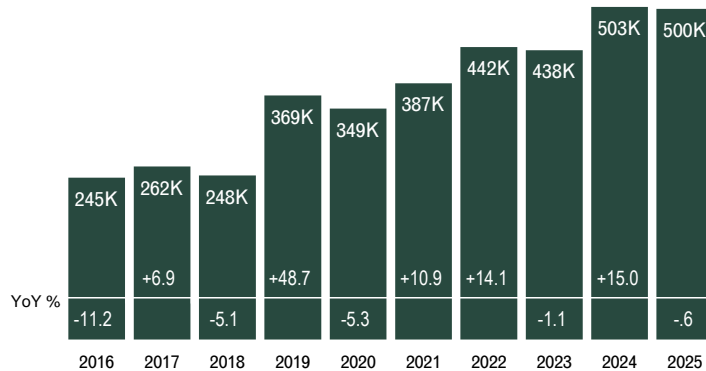
MONTHLY MARKET TRENDS

New Construction Homes

Monthly Trends



Average Sold Prices (\$)



Home Ages: New Const, Under Const, To Be Built (excl Actives)
Criteria: Single Family (SF), SF Acreage (<2 Acr), Condo/Townhouse
 Minimum: 1bed, 1bath, \$2K asking price

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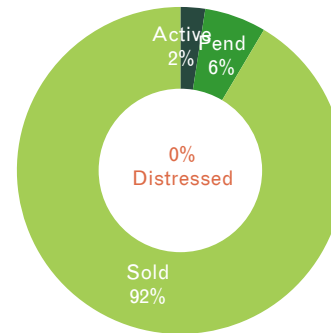
Area: 500, SW Boise

March 2025

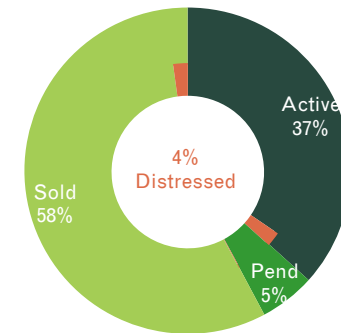
Price \$1000's	# Active as of 04/04/2025	# Pend 12 mos.	# Sold	CDOM Avg	Months ¹ of Supply	Average Prices (12 mth Solds: 04-01-24 to 03-31-25)					
						Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt	# Distressed
0-100K	-	-	-	-	-	-	-	-	-	-	
100 - 199K	-	-	-	-	-	-	-	-	-	-	
200 - 299K	-	-	-	-	-	-	-	-	-	-	
300 - 399K	-	-	2	-	-	394,594	386,414	97.9%	1,024	377.36	
400 - 499K	-	1	29	47	-	454,863	445,183	97.9%	1,521	292.70	
500 - 599K	1	1	44	94	0.3	556,368	541,344	97.3%	2,195	246.67	
600 - 799K	1	2	-	-	-	-	-	-	-	-	
800 - 999K	-	1	-	-	-	-	-	-	-	-	
1 - 1.5M	-	-	-	-	-	-	-	-	-	-	
1.5 - 2M	-	-	-	-	-	-	-	-	-	-	
2 - 2.5M	-	-	-	-	-	-	-	-	-	-	
2.5 - 3M	-	-	-	-	-	-	-	-	-	-	
>3M	-	-	-	-	-	-	-	-	-	-	
Totals	2	5	75	73	0.3	512,805	500,030	97.5%	1,903	\$263	0

Avg Price \$629,990 \$661,992 \$500,030

Current Market Strength



- vs - 2010 Market Distress

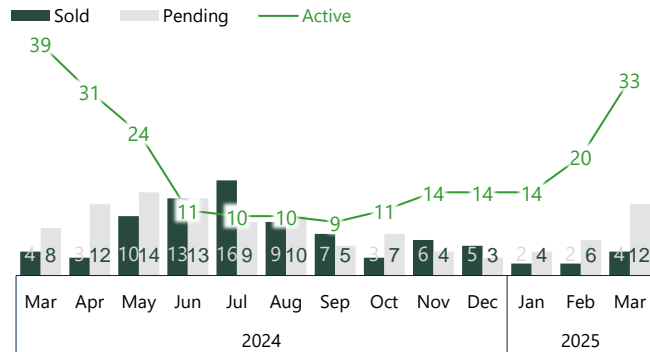


Report Date: Apr 4, 2025

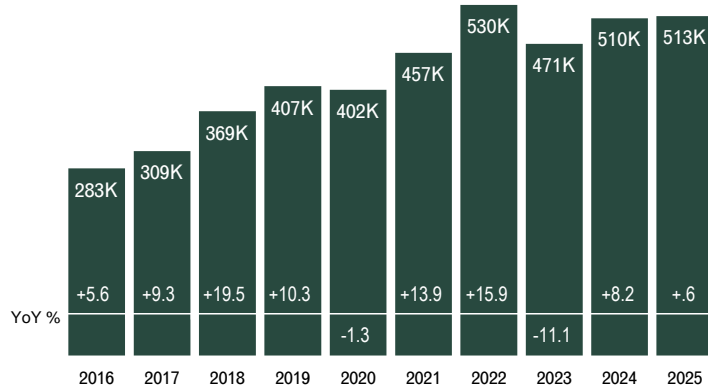
MONTHLY MARKET TRENDS

New Construction Homes

Monthly Trends



Average Sold Prices (\$)



Home Ages: New Const, Under Const, To Be Built (excl Actives)
Criteria: Single Family (SF), SF Acreage (<2 Acr), Condo/Townhouse
 Minimum: 1bed, 1bath, \$2K asking price

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Area: 550, SW Boise/Meridian

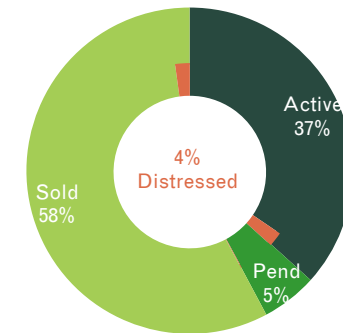
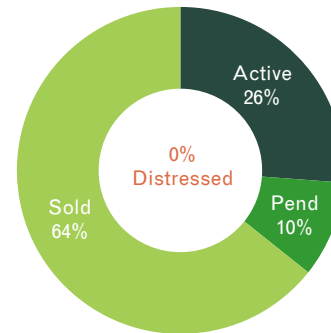
March 2025

Price \$1000's	# Active as of 04/04/2025	# Pend 12 mos.	# Sold	CDOM Avg	Months ¹ of Supply	Average Prices (12 mth Solds: 04-01-24 to 03-31-25)					
						Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt	# Distressed
0-100K	-	-	-	-	-	-	-	-	-	-	
100 - 199K	-	-	-	-	-	-	-	-	-	-	
200 - 299K	-	-	-	-	-	-	-	-	-	-	
300 - 399K	-	-	8	190	-	447,740	392,481	87.7%	1,529	256.63	-
400 - 499K	13	7	45	94	3.5	480,390	457,545	95.2%	1,737	263.47	-
500 - 599K	14	2	8	64	21.0	559,281	550,673	98.5%	2,017	273.02	-
600 - 799K	6	3	19	52	3.8	668,977	660,159	98.7%	2,508	263.24	-
800 - 999K	-	-	1	39	-	912,900	885,000	96.9%	2,750	321.82	-
1 - 1.5M	-	-	-	-	-	-	-	-	-	-	-
1.5 - 2M	-	-	-	-	-	-	-	-	-	-	-
2 - 2.5M	-	-	-	-	-	-	-	-	-	-	-
2.5 - 3M	-	-	-	-	-	-	-	-	-	-	-
>3M	-	-	-	-	-	-	-	-	-	-	-
Totals	33	12	81	90	4.9	534,533	513,121	96.0%	1,937	\$265	0

Avg Price \$537,065 \$529,484 \$513,121

Current Market Strength

- vs - 2010 Market Distress

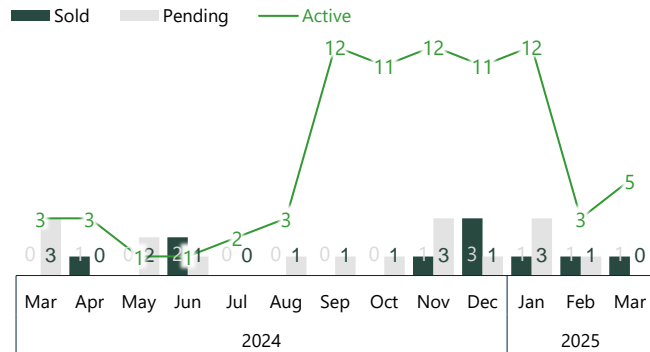


Report Date: Apr 4, 2025

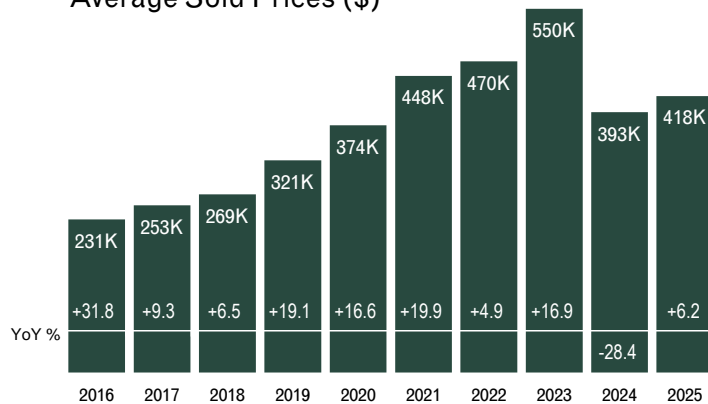
MONTHLY MARKET TRENDS

New Construction Homes

Monthly Trends



Average Sold Prices (\$)



Home Ages: New Const, Under Const, To Be Built (excl Actives)
Criteria: Single Family (SF), SF Acreage (<2 Acr), Condo/Townhouse
 Minimum: 1bed, 1bath, \$2K asking price

¹ Months of Supply = Active Listings / Avg # Solds each month over past 12 months
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Area: 600, W Boise

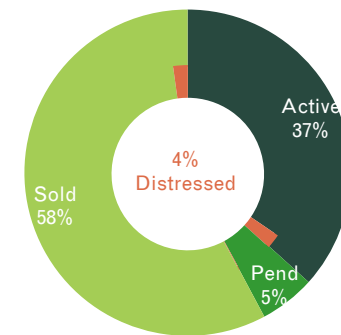
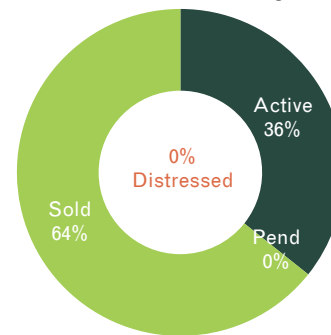
March 2025

Price \$1000's	# Active as of 04/04/2025	# Pend 12 mos.	# Sold 12 mos.	CDOM Avg	Months ¹ of Supply	Average Prices (12 mth Solds: 04-01-24 to 03-31-25)					
						Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt	# Distressed
0-100K	-	-	-	-	-	-	-	-	-	-	-
100 - 199K	-	-	-	-	-	-	-	-	-	-	-
200 - 299K	-	-	-	-	-	-	-	-	-	-	-
300 - 399K	-	-	7	55	-	328,771	325,900	99.1%	991	328.72	-
400 - 499K	-	-	-	-	-	-	-	-	-	-	-
500 - 599K	-	-	1	47	-	589,900	589,900	100.0%	1,938	304.39	-
600 - 799K	4	-	-	-	-	-	-	-	-	-	-
800 - 999K	1	-	1	61	12.0	910,000	890,000	97.8%	2,686	331.35	-
1 - 1.5M	-	-	-	-	-	-	-	-	-	-	-
1.5 - 2M	-	-	-	-	-	-	-	-	-	-	-
2 - 2.5M	-	-	-	-	-	-	-	-	-	-	-
2.5 - 3M	-	-	-	-	-	-	-	-	-	-	-
>3M	-	-	-	-	-	-	-	-	-	-	-
Totals	5	0	9	55	6.7	422,367	417,911	98.9%	1,285	\$325	0
Avg Price	\$671,340	\$0	\$417,911								

Current Market Strength

- vs -

2010 Market Distress

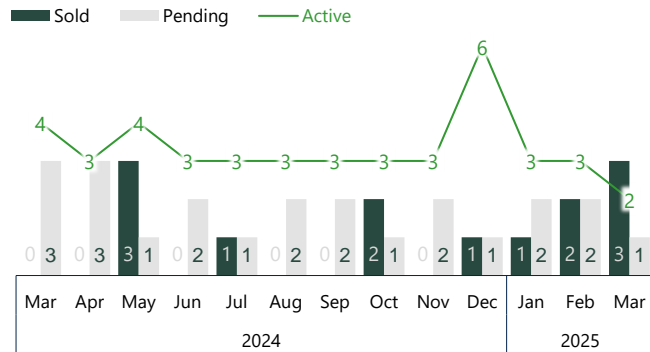


Report Date: Apr 4, 2025

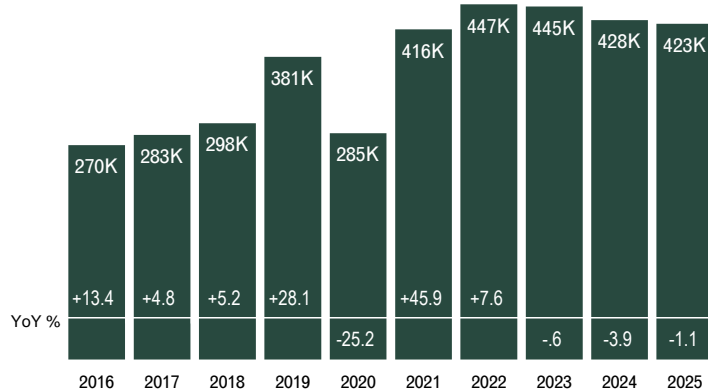
MONTHLY MARKET TRENDS

New Construction Homes

Monthly Trends



Average Sold Prices (\$)



Home Ages: New Const, Under Const, To Be Built (excl Actives)
Criteria: Single Family (SF), SF Acreage (<2 Acr), Condo/Townhouse
 Minimum: 1bed, 1bath, \$2K asking price

¹ Months of Supply = Active Listings / Avg # Solds each month over past 12 months
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Area: 650, W Boise/Meridian

March 2025

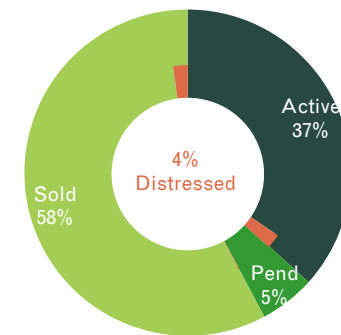
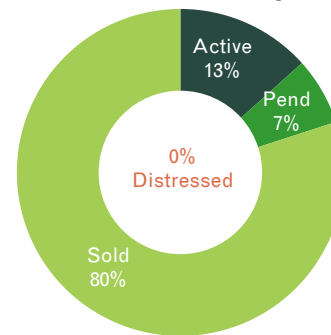
Price \$1000's	# Active as of 04/04/2025	# Pend 12 mos.	# Sold	CDOM Avg	Months ¹ of Supply	Average Prices (12 mth Solds: 04-01-24 to 03-31-25)					
						Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt	# Distressed
0-100K	-	-	-	-	-	-	-	-	-	-	-
100 - 199K	-	-	-	-	-	-	-	-	-	-	-
200 - 299K	-	-	-	-	-	-	-	-	-	-	-
300 - 399K	-	-	3	176	-	416,600	396,600	95.2%	1,623	244.36	-
400 - 499K	2	1	9	30	2.7	438,567	431,678	98.4%	1,789	241.27	-
500 - 599K	-	-	-	-	-	-	-	-	-	-	-
600 - 799K	-	-	-	-	-	-	-	-	-	-	-
800 - 999K	-	-	-	-	-	-	-	-	-	-	-
1 - 1.5M	-	-	-	-	-	-	-	-	-	-	-
1.5 - 2M	-	-	-	-	-	-	-	-	-	-	-
2 - 2.5M	-	-	-	-	-	-	-	-	-	-	-
2.5 - 3M	-	-	-	-	-	-	-	-	-	-	-
>3M	-	-	-	-	-	-	-	-	-	-	-
Totals	2	1	12	66	2.0	433,075	422,909	97.7%	1,748	\$242	0

Avg Price \$424,900 \$409,900 \$422,909

Current Market Strength

- vs -

2010 Market Distress

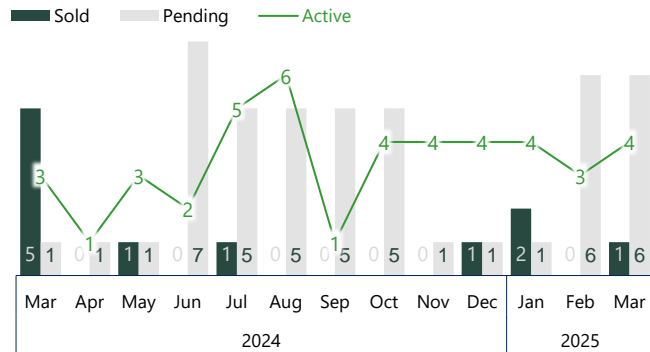


Report Date: Apr 4, 2025

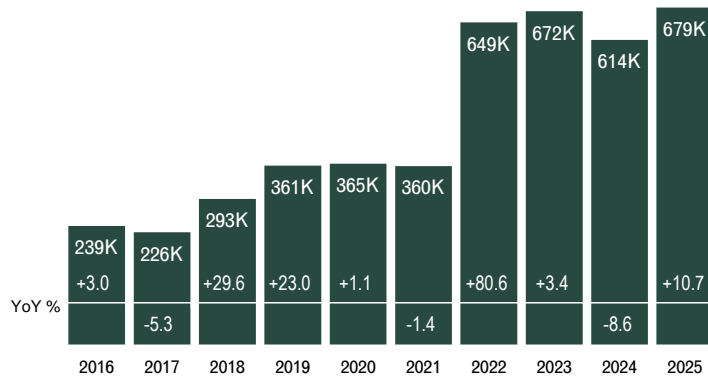
MONTHLY MARKET TRENDS

New Construction Homes

Monthly Trends



Average Sold Prices (\$)



Home Ages: New Const, Under Const, To Be Built (excl Actives)
Criteria: Single Family (SF), SF Acreage (<2 Acr), Condo/Townhouse
 Minimum: 1bed, 1bath, \$2K asking price

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Area: 700, Garden City

March 2025

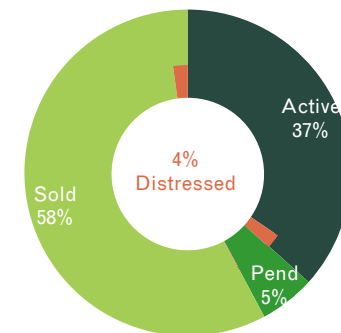
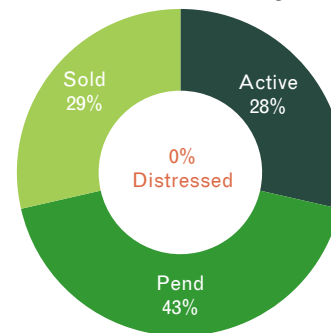
Price \$1000's	# Active as of 04/04/2025	# Pend 12 mos.	# Sold	CDOM Avg	Months ¹ of Supply	Average Prices (12 mth Solds: 04-01-24 to 03-31-25)					
						Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt	# Distressed
0-100K	-	-	-	-	-	-	-	-	-	-	
100 - 199K	-	-	-	-	-	-	-	-	-	-	
200 - 299K	-	-	-	-	-	-	-	-	-	-	
300 - 399K	-	-	-	-	-	-	-	-	-	-	
400 - 499K	2	1	-	-	-	-	-	-	-	-	
500 - 599K	-	-	1	5	-	535,000	530,000	99.1%	1,779	297.92	-
600 - 799K	-	-	2	198	-	724,900	681,200	94.0%	2,019	337.39	-
800 - 999K	2	3	1	190	24.0	950,000	825,000	86.8%	2,111	390.81	-
1 - 1.5M	-	1	-	-	-	-	-	-	-	-	-
1.5 - 2M	-	-	-	-	-	-	-	-	-	-	-
2 - 2.5M	-	-	-	-	-	-	-	-	-	-	-
2.5 - 3M	-	1	-	-	-	-	-	-	-	-	-
>3M	-	-	-	-	-	-	-	-	-	-	-
Totals	4	6	4	148	12.0	733,700	679,350	92.6%	1,982	\$343	0

Avg Price \$663,700 \$1,270,400 \$679,350

Current Market Strength

- vs -

2010 Market Distress

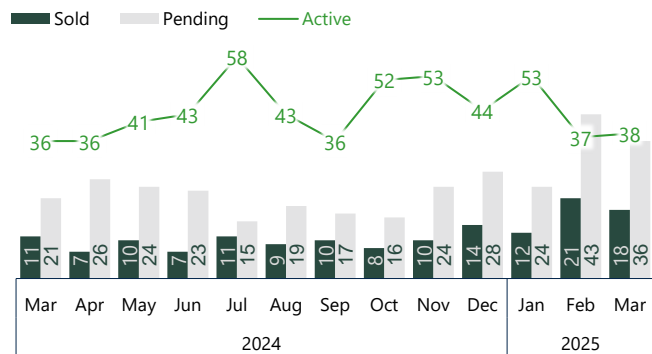


Report Date: Apr 4, 2025

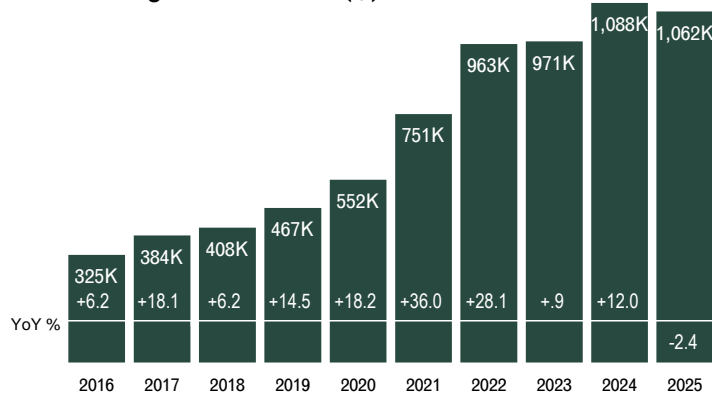
MONTHLY MARKET TRENDS

New Construction Homes

Monthly Trends



Average Sold Prices (\$)



Home Ages: New Const, Under Const, To Be Built (excl Actives)
Criteria: Single Family (SF), SF Acreage (<2 Acr), Condo/Townhouse
 Minimum: 1bed, 1bath, \$2K asking price

¹ Months of Supply = Active Listings / Avg # Solds each month over past 12 months
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Area: 800, NW Boise/Garden City

March 2025

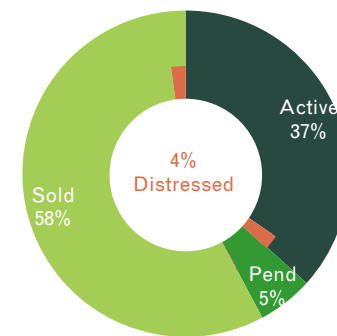
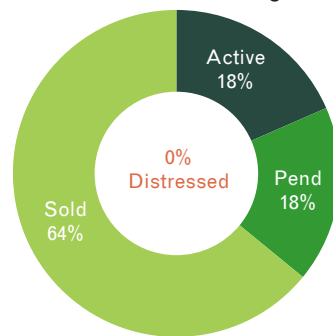
Price \$1000's	# Active as of 04/04/2025	# Pend 12 mos.	# Sold 12 mos.	CDOM Avg	Months ¹ of Supply	Average Prices (12 mth Solds: 04-01-24 to 03-31-25)					
						Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt	# Distressed
0-100K	-	-	-	-	-	-	-	-	-	-	-
100 - 199K	-	-	-	-	-	-	-	-	-	-	-
200 - 299K	-	-	-	-	-	-	-	-	-	-	-
300 - 399K	-	-	-	-	-	-	-	-	-	-	-
400 - 499K	-	1	19	200	-	526,070	443,896	84.4%	1,744	254.60	-
500 - 599K	7	1	15	95	5.6	569,579	553,977	97.3%	1,905	290.84	-
600 - 799K	7	1	15	25	5.6	717,132	709,848	99.0%	2,102	337.67	-
800 - 999K	8	1	19	42	5.1	863,081	869,589	100.8%	2,483	350.15	-
1 - 1.5M	12	15	35	65	4.1	1,283,529	1,267,138	98.7%	3,525	359.46	-
1.5 - 2M	2	12	24	70	1.0	1,689,958	1,681,793	99.5%	3,512	478.86	-
2 - 2.5M	2	3	4	45	6.0	2,274,180	2,237,771	98.4%	4,645	481.76	-
2.5 - 3M	-	2	1	7	-	2,555,909	2,555,909	100.0%	5,055	505.62	-
>3M	-	-	-	-	-	-	-	-	-	-	-
Totals	38	36	132	80	3.5	1,082,043	1,061,617	98.1%	2,816	\$377	0

Avg Price \$1,047,308 \$1,481,863 \$1,061,617

Current Market Strength

- vs -

2010 Market Distress

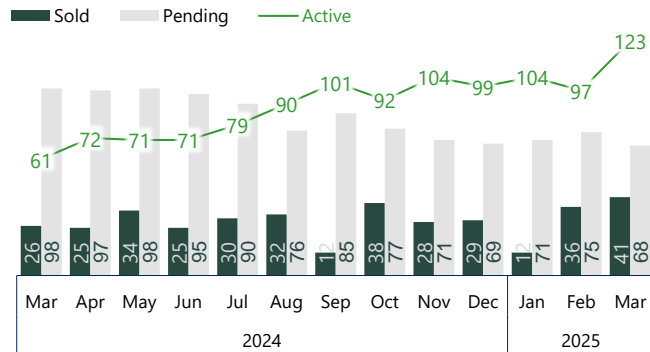


Report Date: Apr 4, 2025

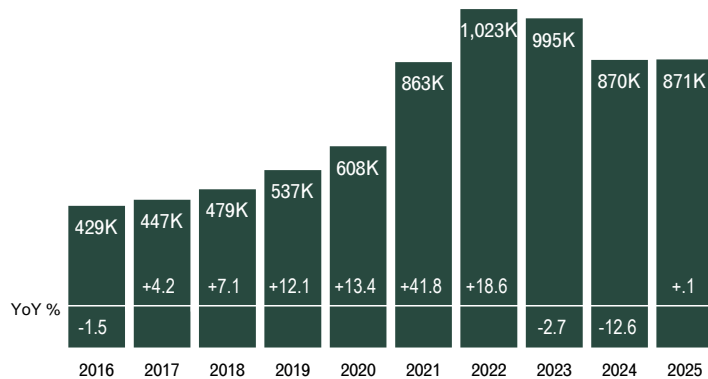
MONTHLY MARKET TRENDS

New Construction Homes

Monthly Trends



Average Sold Prices (\$)



Home Ages: New Const, Under Const, To Be Built (excl Actives)
Criteria: Single Family (SF), SF Acreage (<2 Acr), Condo/Townhouse
 Minimum: 1bed, 1bath, \$2K asking price

¹ Months of Supply = Active Listings / Avg # Solds each month over past 12 months
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Area: 900, Eagle

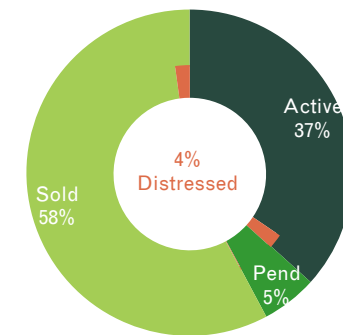
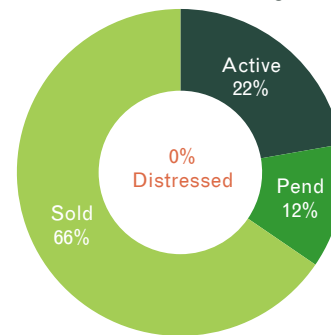
March 2025

Price	# Active	# Pend	# Sold	CDOM	Months ¹	Average Prices (12 mth Solds: 04-01-24 to 03-31-25)					
						Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt	# Distressed
\$1000's	as of 04/04/2025		12 mos.	Avg	of Supply						
0-100K	-	-	-	-	-	-	-	-	-	-	-
100 - 199K	-	-	-	-	-	-	-	-	-	-	-
200 - 299K	-	-	-	-	-	-	-	-	-	-	-
300 - 399K	5	5	7	55	8.6	416,543	392,086	94.1%	1,805	217.20	-
400 - 499K	6	4	48	87	1.5	462,094	445,208	96.3%	1,910	233.10	-
500 - 599K	28	5	49	92	6.9	559,598	555,756	99.3%	1,849	300.53	-
600 - 799K	19	15	88	50	2.6	707,145	694,915	98.3%	2,115	328.54	-
800 - 999K	11	8	62	87	2.1	914,002	910,665	99.6%	2,468	368.99	-
1 - 1.5M	42	21	82	57	6.1	1,200,113	1,210,384	100.9%	3,021	400.59	-
1.5 - 2M	6	7	22	51	3.3	1,688,008	1,678,636	99.4%	3,777	444.43	-
2 - 2.5M	5	2	2	102	30.0	2,570,000	2,295,000	89.3%	3,858	594.87	-
2.5 - 3M	1	-	2	74	6.0	2,890,981	2,728,481	94.4%	5,598	487.45	-
>3M	-	1	-	-	-	-	-	-	-	-	-
Totals	123	68	362	69	4.1	878,124	870,687	99.2%	2,442	\$357	0
Avg Price	\$962,161	\$1,035,204	\$870,687								

Current Market Strength

- vs -

2010 Market Distress

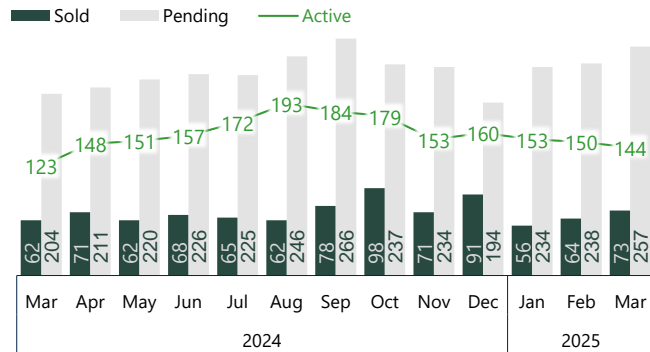


Report Date: Apr 4, 2025

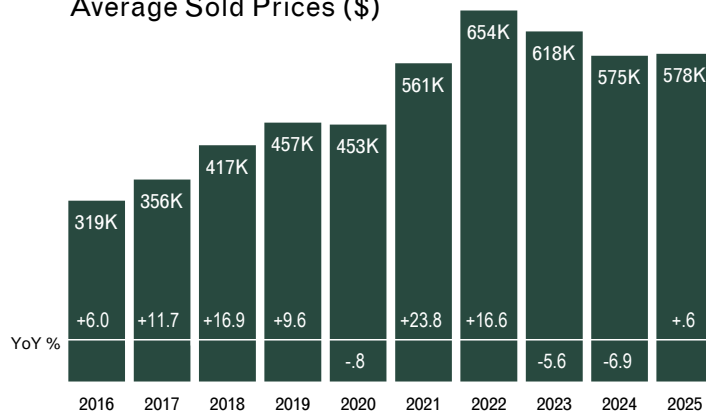
MONTHLY MARKET TRENDS

New Construction Homes

Monthly Trends



Average Sold Prices (\$)



Home Ages: New Const, Under Const, To Be Built (excl Actives)
Criteria: Single Family (SF), SF Acreage (<2 Acr), Condo/Townhouse
 Minimum: 1bed, 1bath, \$2K asking price

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Area: 950, Star

March 2025

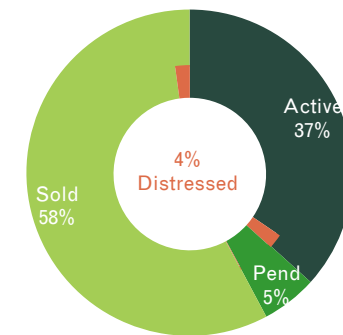
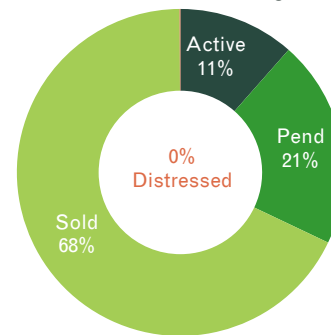
Price \$1000's	# Active as of 04/04/2025	# Pend 12 mos.	# Sold	CDOM Avg	Months ¹ of Supply	Average Prices (12 mth Solds: 04-01-24 to 03-31-25)					
						Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt	# Distressed
0-100K	-	-	-	-	-	-	-	-	-	-	-
100 - 199K	-	-	-	-	-	-	-	-	-	-	-
200 - 299K	-	-	-	-	-	-	-	-	-	-	-
300 - 399K	8	5	38	88	2.5	401,567	382,008	95.1%	1,536	248.66	-
400 - 499K	24	43	295	73	1.0	467,164	455,719	97.6%	1,847	246.73	-
500 - 599K	39	70	240	62	2.0	557,523	547,289	98.2%	2,287	239.32	-
600 - 799K	41	82	204	58	2.4	683,311	676,773	99.0%	2,582	262.09	1
800 - 999K	20	37	43	63	5.6	891,209	885,070	99.3%	2,902	305.00	-
1 - 1.5M	9	17	26	71	4.2	1,147,267	1,125,260	98.1%	3,317	339.29	-
1.5 - 2M	2	2	3	54	8.0	1,521,549	1,704,774	112.0%	4,189	407.00	-
2 - 2.5M	-	1	-	-	-	-	-	-	-	-	-
2.5 - 3M	-	-	-	-	-	-	-	-	-	-	-
>3M	1	-	-	-	-	-	-	-	-	-	-
Totals	144	257	849	66	2.0	587,738	578,084	98.4%	2,241	\$258	1

Avg Price \$689,589 \$679,797 \$578,084

Current Market Strength

- vs -

2010 Market Distress

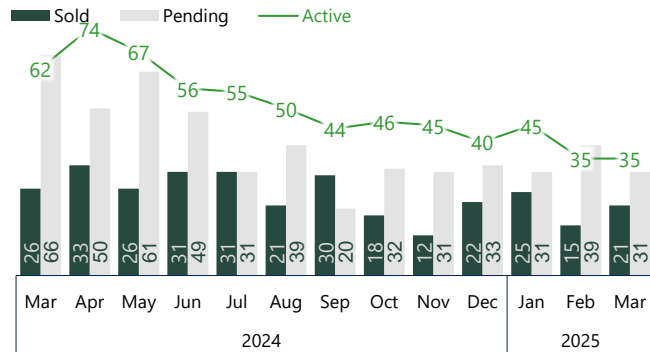


Report Date: Apr 4, 2025

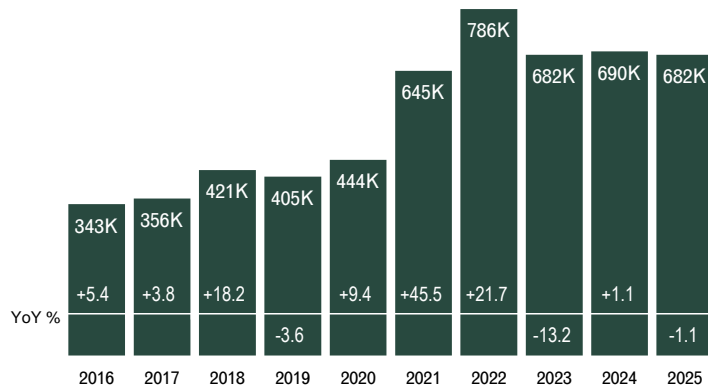
MONTHLY MARKET TRENDS

New Construction Homes

Monthly Trends



Average Sold Prices (\$)



Home Ages: New Const, Under Const, To Be Built (excl Actives)
Criteria: Single Family (SF), SF Acreage (<2 Acr), Condo/Townhouse
 Minimum: 1bed, 1bath, \$2K asking price

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Area: 1000, SE Meridian

March 2025

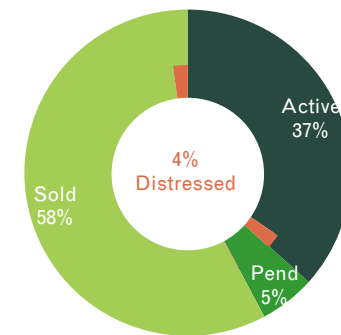
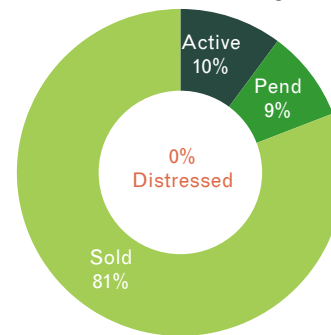
Price	# Active	# Pend	# Sold	CDOM	Months ¹	Average Prices (12 mth Solds: 04-01-24 to 03-31-25)					
						Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt	# Distressed
\$1000's	as of 04/04/2025		12 mos.	Avg	of Supply						
0-100K	-	-	-	-	-	-	-	-	-	-	-
100 - 199K	-	-	-	-	-	-	-	-	-	-	-
200 - 299K	-	-	-	-	-	-	-	-	-	-	-
300 - 399K	-	-	-	-	-	-	-	-	-	-	-
400 - 499K	5	3	24	58	2.5	490,127	469,315	95.8%	1,687	278.14	-
500 - 599K	11	5	86	92	1.5	577,035	557,685	96.6%	2,017	276.44	-
600 - 799K	9	15	114	55	0.9	682,781	681,342	99.8%	2,440	279.23	-
800 - 999K	10	6	41	50	2.9	867,960	866,870	99.9%	2,921	296.75	-
1 - 1.5M	-	2	13	86	-	1,237,649	1,207,404	97.6%	3,288	367.16	-
1.5 - 2M	-	-	-	-	-	-	-	-	-	-	-
2 - 2.5M	-	-	1	14	-	2,150,000	2,150,000	100.0%	4,266	503.98	-
2.5 - 3M	-	-	-	-	-	-	-	-	-	-	-
>3M	-	-	-	-	-	-	-	-	-	-	-
Totals	35	31	279	67	1.5	691,939	682,026	98.6%	2,362	\$289	0

Avg Price \$664,782 \$704,752 \$682,026

Current Market Strength

- vs -

2010 Market Distress

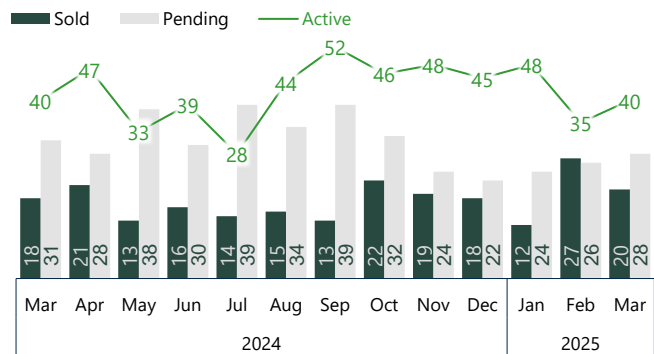


Report Date: Apr 4, 2025

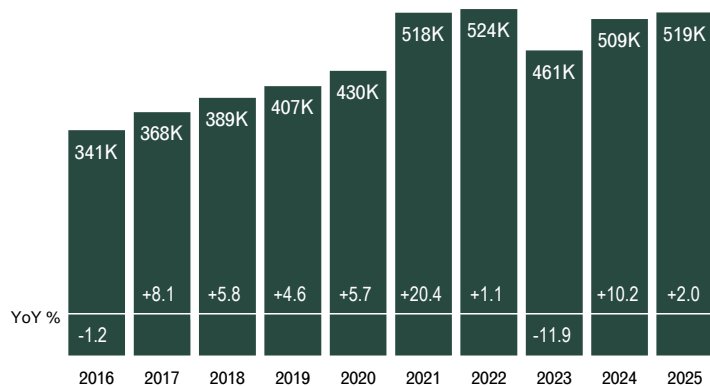
MONTHLY MARKET TRENDS

New Construction Homes

Monthly Trends



Average Sold Prices (\$)



Home Ages: New Const, Under Const, To Be Built (excl Actives)
Criteria: Single Family (SF), SF Acreage (<2 Acr), Condo/Townhouse
 Minimum: 1bed, 1bath, \$2K asking price

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Area: 1010, SW Meridian

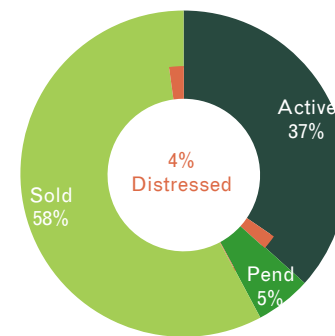
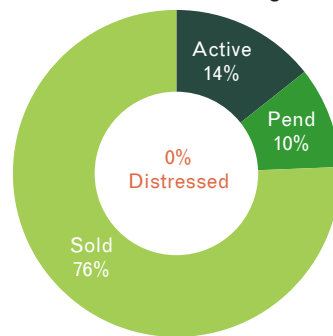
March 2025

Price \$1000's	# Active as of 04/04/2025	# Pend 12 mos.	# Sold 12 mos.	CDOM Avg	Months ¹ of Supply	Average Prices (12 mth Solds: 04-01-24 to 03-31-25)					
						Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt	# Distressed
0-100K	-	-	-	-	-	-	-	-	-	-	-
100 - 199K	-	-	-	-	-	-	-	-	-	-	-
200 - 299K	-	-	-	-	-	-	-	-	-	-	-
300 - 399K	1	1	8	49	1.5	408,044	394,695	96.7%	1,346	293.24	-
400 - 499K	18	10	133	61	1.6	450,342	441,069	97.9%	1,685	261.77	-
500 - 599K	6	9	33	73	2.2	550,828	541,964	98.4%	2,173	249.41	-
600 - 799K	12	3	17	78	8.5	684,352	679,327	99.3%	2,608	260.49	-
800 - 999K	3	5	17	45	2.1	850,519	884,278	104.0%	2,649	333.81	-
1 - 1.5M	-	-	3	9	-	973,667	1,051,417	108.0%	3,269	321.60	-
1.5 - 2M	-	-	-	-	-	-	-	-	-	-	-
2 - 2.5M	-	-	-	-	-	-	-	-	-	-	-
2.5 - 3M	-	-	-	-	-	-	-	-	-	-	-
>3M	-	-	-	-	-	-	-	-	-	-	-
Totals	40	28	211	62	2.3	522,990	518,673	99.2%	1,923	\$270	0

Avg Price \$567,424 \$581,323 \$518,673

Current Market Strength

- vs - 2010 Market Distress

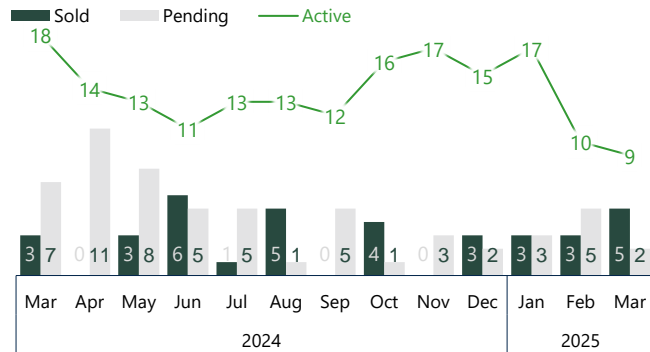


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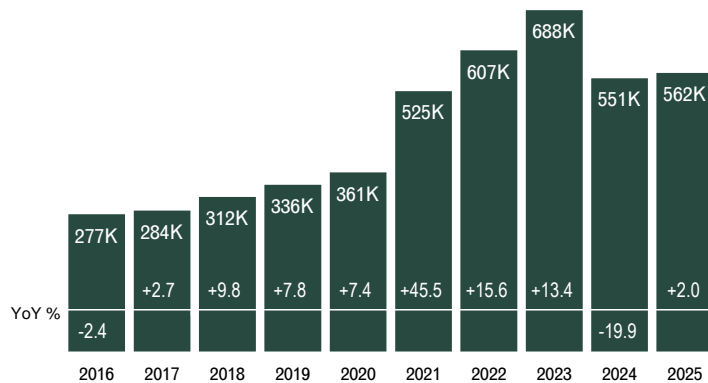
MONTHLY MARKET TRENDS

New Construction Homes

Monthly Trends



Average Sold Prices (\$)



Home Ages: New Const, Under Const, To Be Built (excl Actives)
Criteria: Single Family (SF), SF Acreage (<2 Acr), Condo/Townhouse
 Minimum: 1bed, 1bath, \$2K asking price

¹ Months of Supply = Active Listings / Avg # Solds each month over past 12 months
 Data provided herein is derived from the Intermountain MLS and believed to be accurate and reliable, but cannot be warranted by Better Homes and Gardens Real Estate 43 North

Area: 1020, NE Meridian

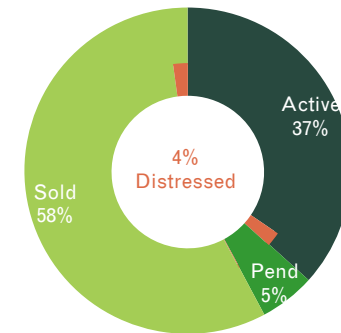
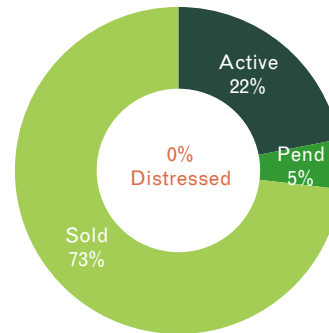
March 2025

Price \$1000's	# Active as of 04/04/2025	# Pend 12 mos.	# Sold 12 mos.	CDOM Avg	Months ¹ of Supply	Average Prices (12 mth Solds: 04-01-24 to 03-31-25)					
						Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt	# Distressed
0-100K	-	-	-	-	-	-	-	-	-	-	-
100 - 199K	-	-	-	-	-	-	-	-	-	-	-
200 - 299K	-	-	-	-	-	-	-	-	-	-	-
300 - 399K	-	-	-	-	-	-	-	-	-	-	-
400 - 499K	4	2	23	129	2.1	443,430	438,697	98.9%	1,711	256.42	-
500 - 599K	5	-	3	263	20.0	556,567	556,567	100.0%	1,811	307.27	-
600 - 799K	-	-	2	145	-	634,850	622,390	98.0%	2,086	298.44	-
800 - 999K	-	-	1	201	-	829,800	825,000	99.4%	3,068	268.90	-
1 - 1.5M	-	-	-	-	-	-	-	-	-	-	-
1.5 - 2M	-	-	-	-	-	-	-	-	-	-	-
2 - 2.5M	-	-	-	-	-	-	-	-	-	-	-
2.5 - 3M	-	-	-	-	-	-	-	-	-	-	-
>3M	-	-	1	18	-	3,100,000	3,025,000	97.6%	6,065	498.76	-
Totals	9	2	30	142	3.6	568,936	561,817	98.7%	1,936	\$290	0

Avg Price \$513,219 \$454,900 \$561,817

Current Market Strength

- vs - 2010 Market Distress

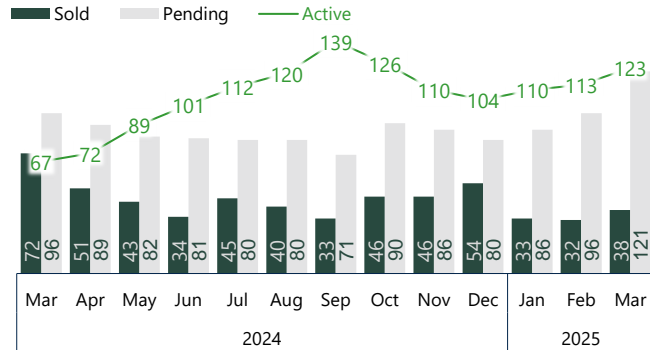


Report Date: Apr 4, 2025

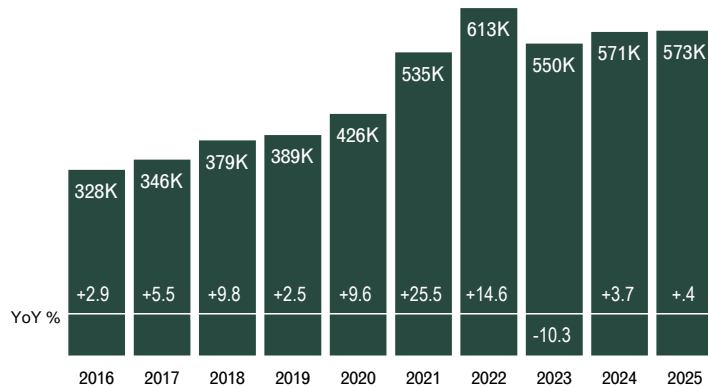
MONTHLY MARKET TRENDS

New Construction Homes

Monthly Trends



Average Sold Prices (\$)



Home Ages: New Const, Under Const, To Be Built (excl Actives)

Criteria: Single Family (SF), SF Acreage (<2 Acr), Condo/Townhouse

Minimum: 1bed, 1bath, \$2K asking price

¹ Months of Supply = Active Listings / Avg # Solds each month over past 12 months

Data provided herein is derived from the Intermountain MLS and believed to be accurate and reliable, but cannot be warranted by Better Homes and Gardens Real Estate 43 North

Area: 1030, NW Meridian

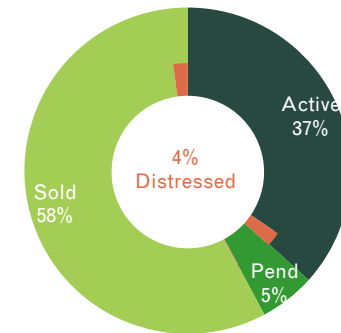
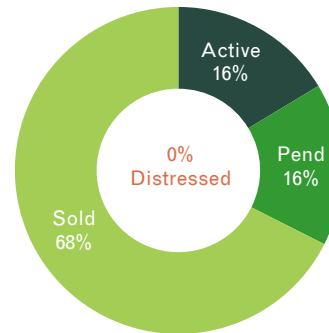
March 2025

Price	# Active	# Pend	# Sold	CDOM	Months ¹	Average Prices (12 mth Solds: 04-01-24 to 03-31-25)					
						Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt	# Distressed
\$1000's	as of 04/04/2025		12 mos.	Avg	of Supply						
0-100K	-	-	-	-	-	-	-	-	-	-	-
100 - 199K	-	-	-	-	-	-	-	-	-	-	-
200 - 299K	-	-	-	-	-	-	-	-	-	-	-
300 - 399K	3	2	5	97	7.2	433,172	393,666	90.9%	1,624	242.41	-
400 - 499K	60	45	238	80	3.0	468,557	452,180	96.5%	1,837	246.15	-
500 - 599K	24	29	102	73	2.8	563,414	549,479	97.5%	2,176	252.51	-
600 - 799K	26	25	118	51	2.6	699,491	695,388	99.4%	2,496	278.61	-
800 - 999K	8	20	38	50	2.5	844,002	850,675	100.8%	3,004	283.20	-
1 - 1.5M	2	-	4	79	6.0	1,296,458	1,359,731	104.9%	3,269	416.01	-
1.5 - 2M	-	-	2	28	-	1,621,598	1,658,574	102.3%	3,932	421.81	-
2 - 2.5M	-	-	1	-	-	2,296,537	2,314,055	100.8%	5,514	419.67	-
2.5 - 3M	-	-	-	-	-	-	-	-	-	-	-
>3M	-	-	-	-	-	-	-	-	-	-	-
Totals	123	121	508	69	2.9	583,638	573,003	98.2%	2,170	\$264	0

Avg Price \$565,729 \$600,462 \$573,003

Current Market Strength

- vs - 2010 Market Distress

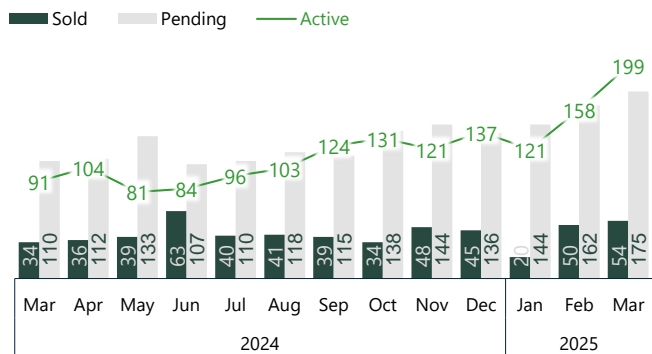


Report Date: Apr 4, 2025

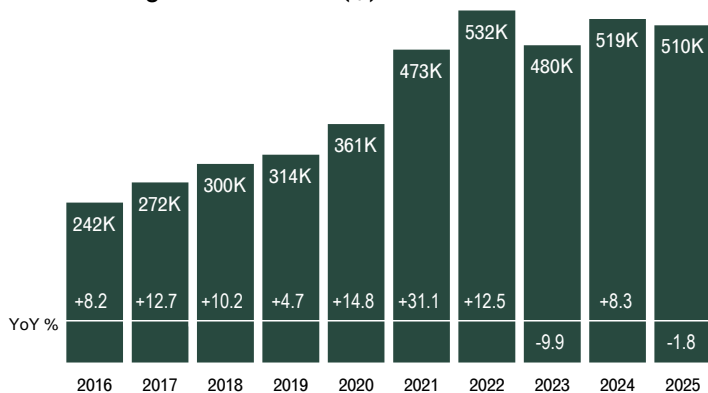
MONTHLY MARKET TRENDS

New Construction Homes

Monthly Trends



Average Sold Prices (\$)



Home Ages: New Const, Under Const, To Be Built (excl Actives)
Criteria: Single Family (SF), SF Acreage (<2 Acr), Condo/Townhouse
 Minimum: 1bed, 1bath, \$2K asking price

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 Data provided herein is derived from the Intermountain MLS and believed to be accurate and reliable, but cannot be warranted by Better Homes and Gardens Real Estate 43 North

Area: 1100, Kuna

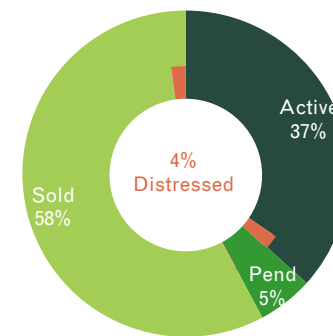
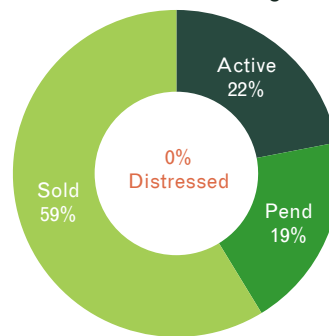
March 2025

Price	# Active	# Pend	# Sold	CDOM	Months ¹	Average Prices (12 mth Solds: 04-01-24 to 03-31-25)					
						Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt	# Distressed
\$1000's	as of 04/04/2025		12 mos.	Avg	of Supply						
0-100K	-	-	-	-	-	-	-	-	-	-	-
100 - 199K	-	-	-	-	-	-	-	-	-	-	-
200 - 299K	-	-	-	-	-	-	-	-	-	-	-
300 - 399K	11	26	69	48	1.9	392,945	385,665	98.1%	1,424	270.88	-
400 - 499K	100	58	264	61	4.5	456,541	443,140	97.1%	1,821	243.29	-
500 - 599K	37	30	92	63	4.8	554,828	539,550	97.2%	2,353	229.34	-
600 - 799K	41	39	85	76	5.8	689,668	686,309	99.5%	2,385	287.73	-
800 - 999K	7	15	21	29	4.0	838,854	876,007	104.4%	2,603	336.53	-
1 - 1.5M	3	7	1	195	36.0	1,328,800	1,328,800	100.0%	3,432	387.18	-
1.5 - 2M	-	-	-	-	-	-	-	-	-	-	-
2 - 2.5M	-	-	-	-	-	-	-	-	-	-	-
2.5 - 3M	-	-	-	-	-	-	-	-	-	-	-
>3M	-	-	-	-	-	-	-	-	-	-	-
Totals	199	175	532	61	4.5	519,268	509,962	98.2%	1,986	\$257	0
Avg Price	\$547,515	\$579,989	\$509,962								

Current Market Strength

- vs -

2010 Market Distress



Report Date: Apr 4, 2025