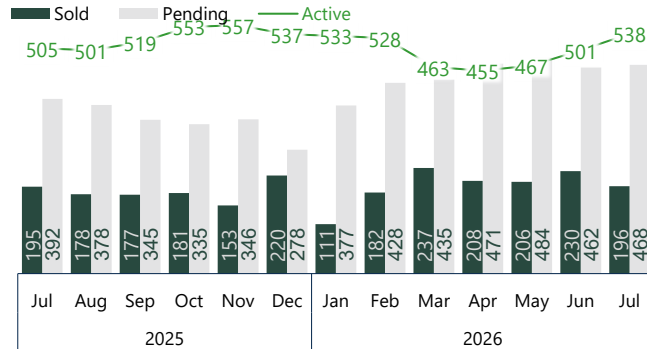


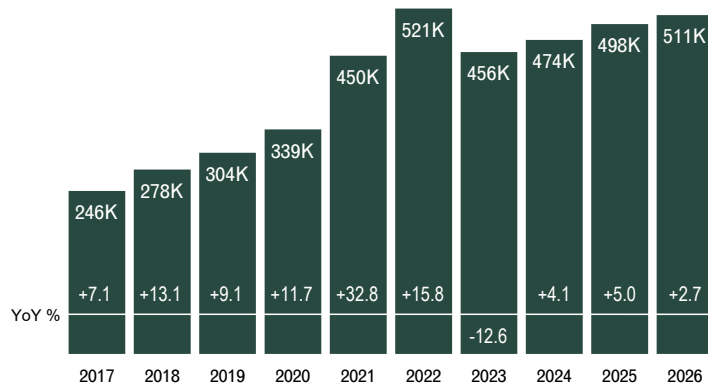
MONTHLY MARKET TRENDS

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 Data compiled by Zip Code (prev Area #), for geographically precise data

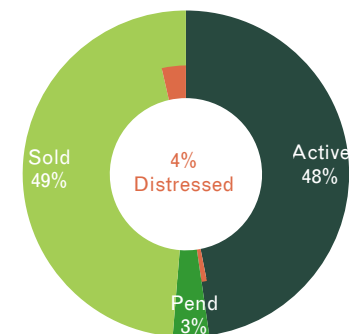
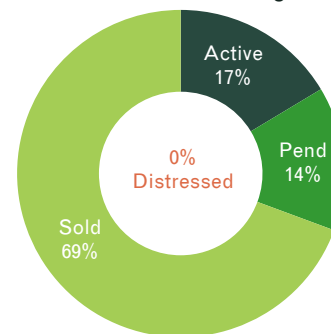
Area: Canyon County

July 2026

Price	# Active	# Pend	# Sold	CDOM	Months ¹	Average Prices (12 mth Solds: 08-01-25 to 07-31-26)				
\$1000's	as of 08/05/2026		12 mos.	Avg	of Supply	Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt
0-100K	-	-	-	-	-	-	-	-	-	-
100 - 199K										
200 - 299K										
300 - 399K	46	70	432	56	1.3	385,739	376,088	97.5%	1,468	256.19
400 - 499K	248	195	1,068	82	2.8	457,930	443,851	96.9%	1,993	222.74
500 - 599K	123	101	434	77	3.4	557,847	544,857	97.7%	2,510	217.04
600 - 799K	63	68	215	64	3.5	687,444	675,637	98.3%	2,794	241.80
800 - 999K	15	9	64	103	2.8	928,803	918,162	98.9%	2,605	352.41
1 - 1.5M	31	19	48	88	7.8	1,248,959	1,227,779	98.3%	3,198	383.90
1.5 - 2M	10	6	13	29	9.2	1,677,973	1,681,211	100.2%	3,522	477.29
2 - 2.5M	1		3	4	4.0	2,076,410	2,243,421	108.0%	4,049	554.02
2.5 - 3M	1									
>3M										
Totals	538	468	2,277	75	2.8	523,957	511,425	97.6%	2,122	\$241
Avg Price	\$586,657	\$549,895	\$511,425							

Current Market Strength

- VS - 2010 Market Distress

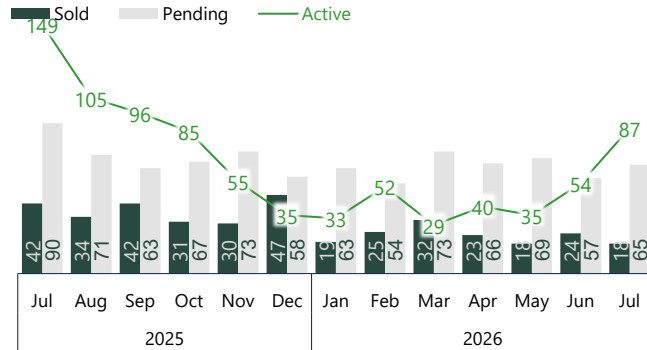


Report Date: Aug 4, 2026

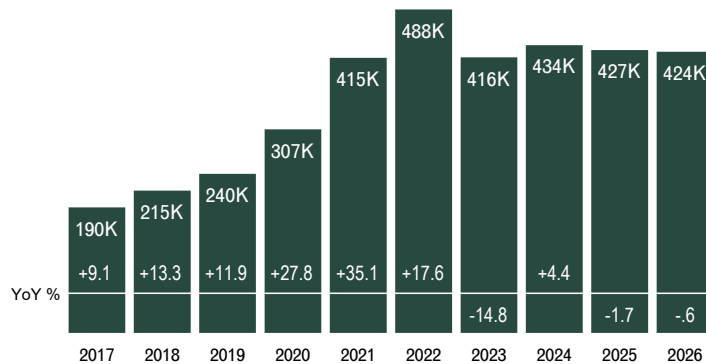
MONTHLY MARKET TRENDS

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

Data compiled by Zip Code (prev Area #), for geographically precise data

Area: 83605, NW Caldwell, 1275

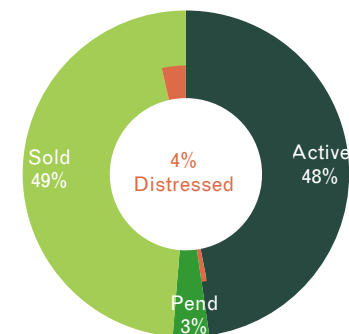
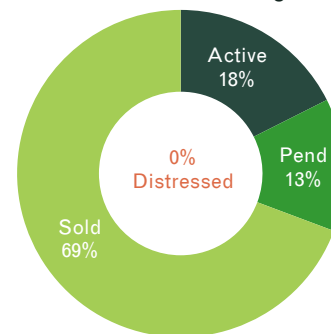
July 2026

Price	# Active	# Pend	# Sold	CDOM	Months ¹	Average Prices (12 mth Solds: 08-01-25 to 07-31-26)				
\$1000's	as of 08/05/2026		12 mos.	Avg	of Supply	Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt
0-100K	-	-	-	-	-	-	-	-	-	-
100 - 199K										
200 - 299K										
300 - 399K	33	32	138	61	2.9	387,963	376,840	97.1%	1,493	252.36
400 - 499K	54	28	174	102	3.7	458,078	441,111	96.3%	2,084	211.67
500 - 599K		4	28	64		541,068	529,930	97.9%	2,715	195.17
600 - 799K		1	3	128		686,113	657,444	95.8%	3,587	183.30
800 - 999K										
1 - 1.5M										
1.5 - 2M										
2 - 2.5M										
2.5 - 3M										
>3M										
Totals	87	65	343	82	3.0	438,637	424,396	96.8%	1,911	\$222
Avg Price	\$411,325	\$416,636	\$424,396							

Current Market Strength

- VS -

2010 Market Distress

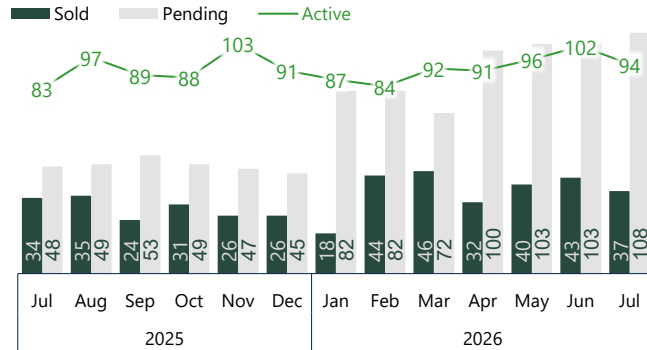


Report Date: Aug 4, 2026

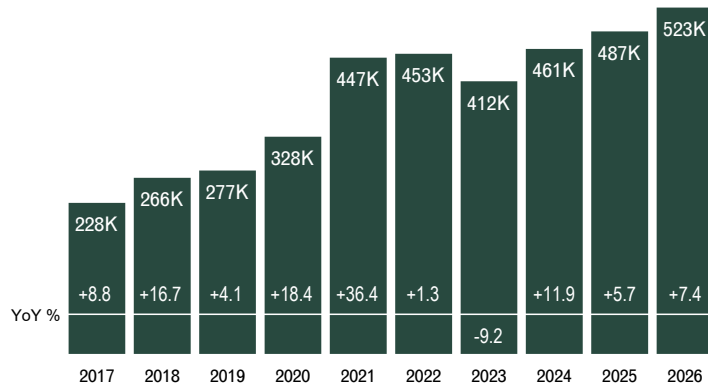
MONTHLY MARKET TRENDS

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 Data compiled by Zip Code (prev Area #), for geographically precise data

Area: 83607, SW Caldwell, 1280

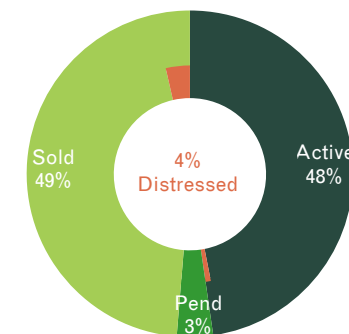
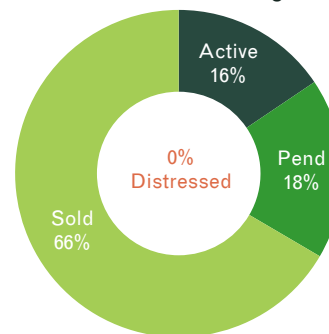
July 2026

Price	# Active	# Pend	# Sold	CDOM	Months ¹	Average Prices (12 mth Solds: 08-01-25 to 07-31-26)				
\$1000's	as of 08/05/2026		12 mos.	Avg	of Supply	Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt
0-100K	-	-	-	-	-	-	-	-	-	-
100 - 199K										
200 - 299K										
300 - 399K	1	9	52	56	0.2	388,920	377,989	97.2%	1,571	240.60
400 - 499K	37	39	215	69	2.1	460,459	446,192	96.9%	2,074	215.17
500 - 599K	27	30	77	81	4.2	567,186	548,220	96.7%	2,509	218.53
600 - 799K	8	20	33	36	2.9	693,061	684,944	98.8%	2,914	235.02
800 - 999K	1	3	10	227	1.2	977,780	966,464	98.8%	2,626	368.09
1 - 1.5M	15	6	13	78	13.8	1,276,915	1,249,154	97.8%	3,187	391.96
1.5 - 2M	5	1	1	48	60.0	1,649,000	1,649,000	100.0%	4,024	409.79
2 - 2.5M			1	6		2,239,000	2,239,000	100.0%	3,639	615.28
2.5 - 3M										
>3M										
Totals	94	108	402	71	2.8	537,395	522,872	97.3%	2,219	\$236

Avg Price \$706,763 \$588,201 \$522,872

Current Market Strength

- VS - 2010 Market Distress



Report Date: Aug 4, 2026



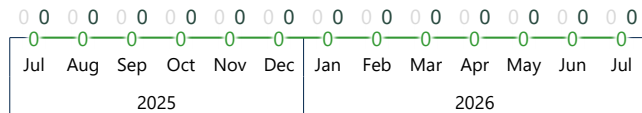
43° NORTH

MONTHLY MARKET TRENDS

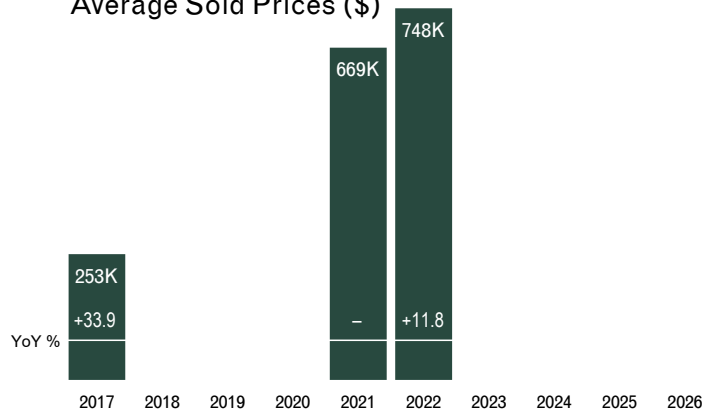
New Construction Homes

Monthly Trends

■ Sold ■ Pending ■ Active



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

Data compiled by Zip Code (prev Area #), for geographically precise data

Area: 83626, Greenleaf, 1294

July 2026

Price	# Active	# Pend	# Sold	CDOM	Months ¹	Average Prices (12 mth Solds: 08-01-25 to 07-31-26)					
\$1000's	as of 08/05/2026		12 mos.	Avg	of Supply	Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt	# Dis-tressed
0-100K	—	—	—	—	—	—	—		—		—
100 - 199K											
200 - 299K											
300 - 399K											
400 - 499K											
500 - 599K											
600 - 799K											
800 - 999K											
1 - 1.5M											
1.5 - 2M											
2 - 2.5M											
2.5 - 3M											
>3M											

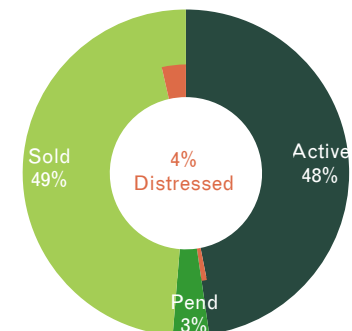
Totals
Avg Price

Current Market Strength

- VS -

2010 Market Distress

0%
Distressed



Report Date: Aug 4, 2026



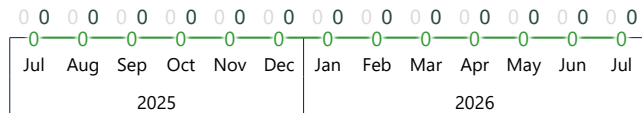
43° NORTH

MONTHLY MARKET TRENDS

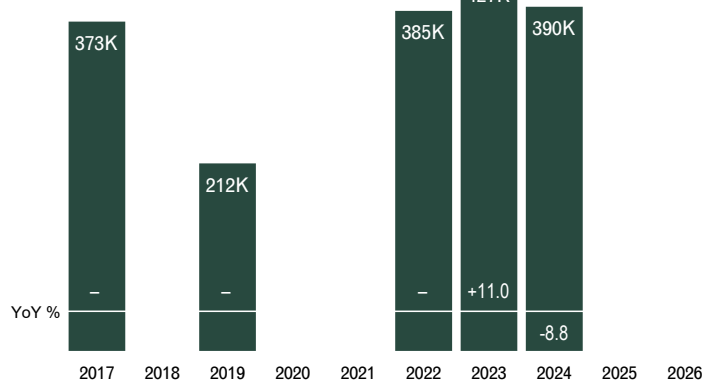
New Construction Homes

Monthly Trends

■ Sold ■ Pending ■ Active



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

Data compiled by Zip Code (prev Area #), for geographically precise data

Area: 83641, Melba, 1265

July 2026

Price	# Active	# Pend	# Sold	CDOM	Months ¹	Average Prices (12 mth Solds: 08-01-25 to 07-31-26)				
\$1000's	as of 08/05/2026		12 mos.	Avg	of Supply	Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt
0-100K	-	-	-	-	-	-	-	-	-	-
100 - 199K										
200 - 299K										
300 - 399K										
400 - 499K										
500 - 599K										
600 - 799K										
800 - 999K										
1 - 1.5M										
1.5 - 2M										
2 - 2.5M										
2.5 - 3M										
>3M										

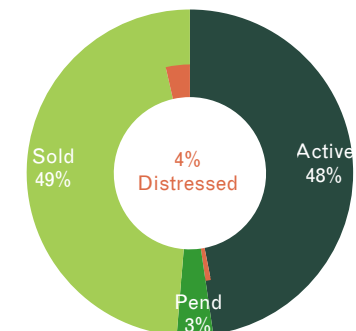
Totals
Avg Price

Current Market Strength

- VS -

2010 Market Distress

0%
Distressed

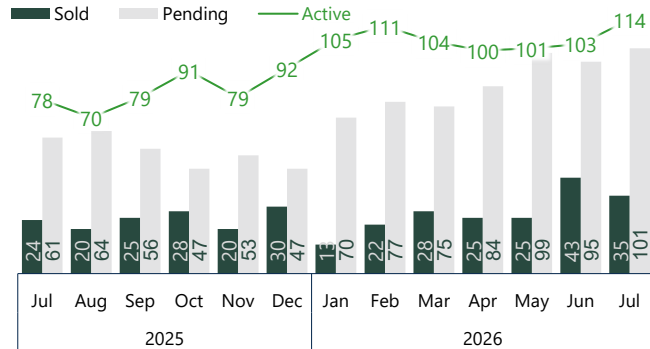


Report Date: Aug 4, 2026

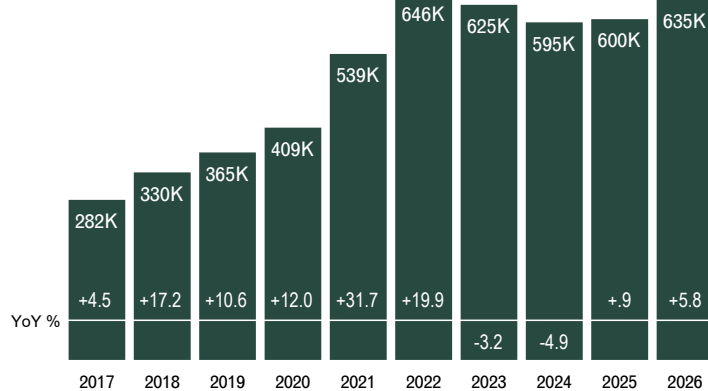
MONTHLY MARKET TRENDS

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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Data compiled by Zip Code (prev Area #), for geographically precise data

Area: 83644, Middleton, 1285

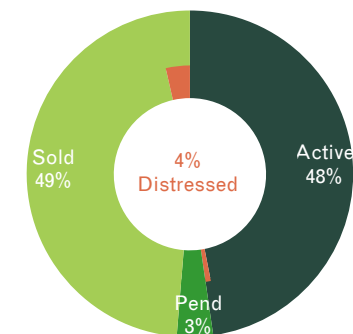
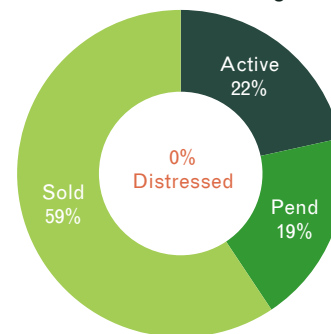
July 2026

Price	# Active	# Pend	# Sold	CDOM	Months ¹	Average Prices (12 mth Solds: 08-01-25 to 07-31-26)				
\$1000's	as of 08/05/2026		12 mos.	Avg	of Supply	Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt
0-100K	-	-	-	-	-	-	-	-	-	-
100 - 199K										
200 - 299K										
300 - 399K			14	81		403,470	390,068	96.7%	1,421	274.60
400 - 499K	44	33	116	67	4.6	452,442	441,327	97.5%	1,858	237.49
500 - 599K	30	24	65	77	5.5	564,669	551,759	97.7%	2,373	232.51
600 - 799K	22	30	69	58	3.8	685,637	677,771	98.9%	2,671	253.76
800 - 999K	3	2	15	48	2.4	905,661	902,698	99.7%	2,594	347.94
1 - 1.5M	12	9	29	87	5.0	1,245,249	1,235,395	99.2%	3,158	391.18
1.5 - 2M	3	3	5	22	7.2	1,695,980	1,670,600	98.5%	3,373	495.26
2 - 2.5M			1			2,085,930	2,291,264	109.8%	4,257	538.23
2.5 - 3M										
>3M										
Totals	114	101	314	68	4.4	644,609	634,702	98.5%	2,311	\$275

Avg Price \$659,112 \$659,503 \$634,702

Current Market Strength

- VS - 2010 Market Distress



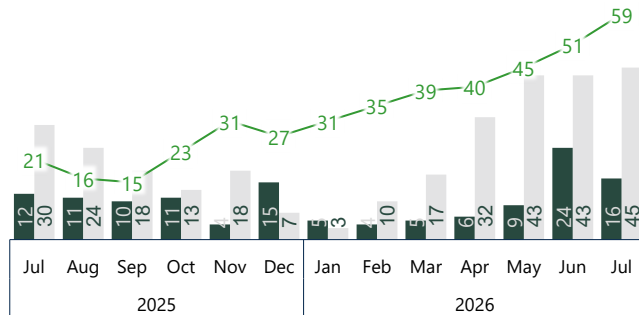
Report Date: Aug 4, 2026

MONTHLY MARKET TRENDS

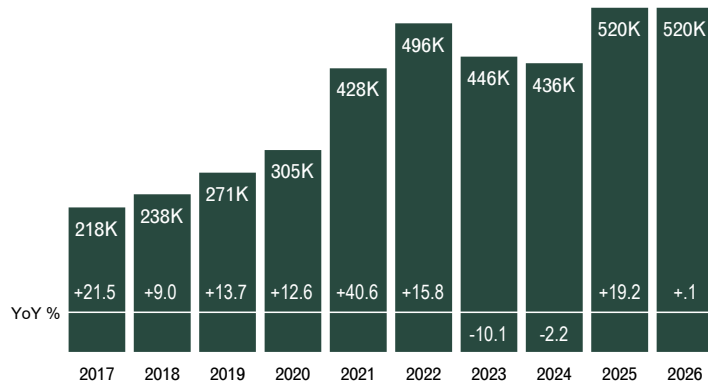
New Construction Homes

Monthly Trends

■ Sold ■ Pending ▲ Active



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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and reliable, but cannot be warranted by Better Homes and Gardens Real Estate 43 North

Data compiled by Zip Code (prev Area #), for geographically precise data

Area: 83651, NW Nampa, 1270

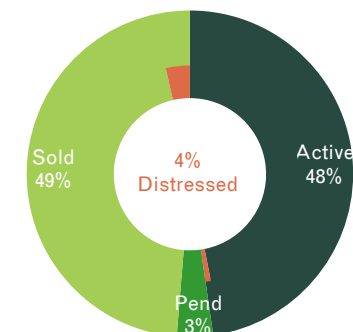
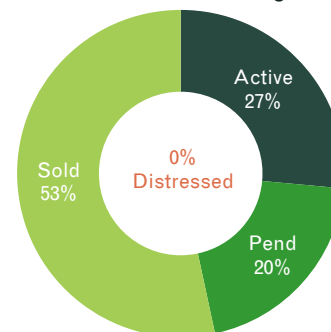
July 2026

Price	# Active	# Pend	# Sold	CDOM	Months ¹	Average Prices (12 mth Solds: 08-01-25 to 07-31-26)					
\$1000's	as of 08/05/2026		12 mos.	Avg	of Supply	Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt	# Dis-tressed
0-100K	—	—	—	—	—	—	—		—		—
100 - 199K											
200 - 299K											
300 - 399K	1	3	23	86	0.5	399,488	386,781	96.8%	1,516	255.17	
400 - 499K	43	28	75	94	6.9	450,528	433,168	96.1%	2,047	211.58	
500 - 599K	7	9	13	93	6.5	556,873	541,332	97.2%	3,106	174.27	
600 - 799K	5	2									
800 - 999K			1	66		1,014,900	980,000	96.6%	2,409	406.81	
1 - 1.5M		1									
1.5 - 2M	1	2	6	28	2.0	1,681,124	1,709,291	101.7%	3,574	478.28	
2 - 2.5M	1		1	6		1,904,300	2,200,000	115.5%	4,252	517.40	
2.5 - 3M	1										
>3M											
Totals	59	45	119	88	5.9	531,286	519,803	97.8%	2,159	\$241	

Avg Price \$566,783 \$548,642 \$519,803

Current Market Strength

- VS - 2010 Market Distress

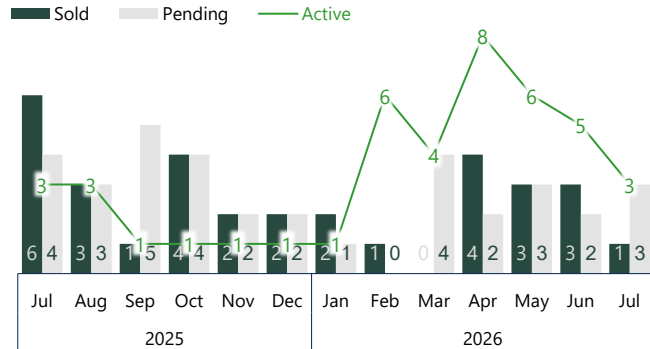


Report Date: Aug 4, 2026

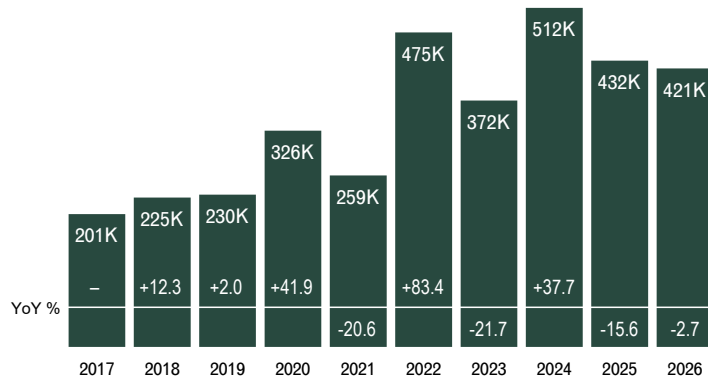
MONTHLY MARKET TRENDS

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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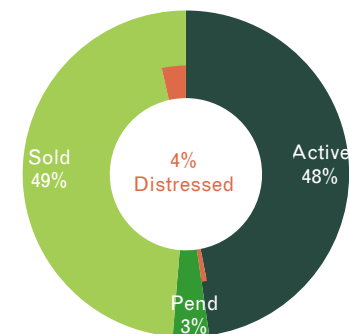
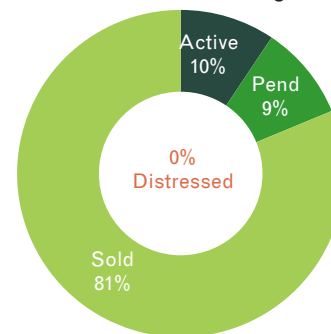
Area: 83660, Parma, 1292

July 2026

Price	# Active	# Pend	# Sold	CDOM	Months ¹	Average Prices (12 mth Solds: 08-01-25 to 07-31-26)				
\$1000's	as of 08/05/2026		12 mos.	Avg	of Supply	Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt
0-100K	-	-	-	-	-	-	-	-	-	-
100 - 199K										
200 - 299K										
300 - 399K		2	18	25		357,105	356,494	99.8%	1,448	246.18
400 - 499K	2	1	2	18	12.0	421,500	425,500	100.9%	2,149	198.00
500 - 599K			3	157		545,000	527,667	96.8%	2,179	242.20
600 - 799K			3	79		691,633	694,833	100.5%	2,168	320.45
800 - 999K	1									
1 - 1.5M										
1.5 - 2M										
2 - 2.5M										
2.5 - 3M										
>3M										
Totals	3	3	26	46	1.4	422,338	420,592	99.6%	1,669	\$252
Avg Price	\$604,967	\$400,000	\$420,592							

Current Market Strength

- VS - 2010 Market Distress

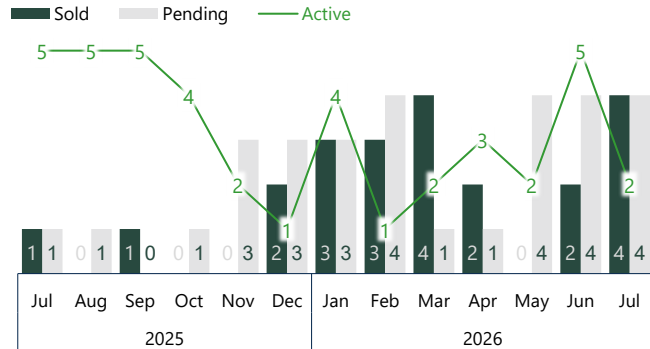


Report Date: Aug 4, 2026

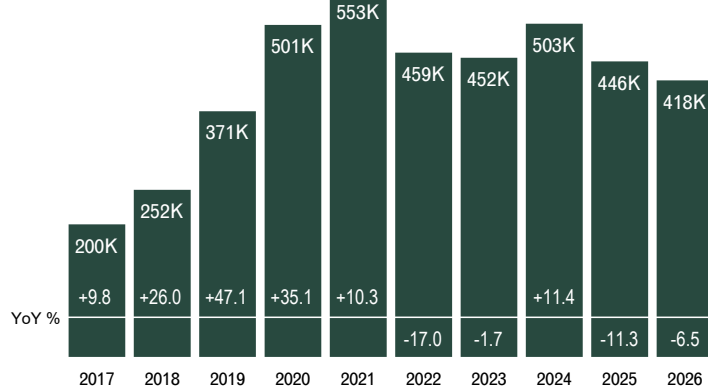
MONTHLY MARKET TRENDS

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

Data compiled by Zip Code (prev Area #), for geographically precise data

Area: 83676, Wilder, 1293

July 2026

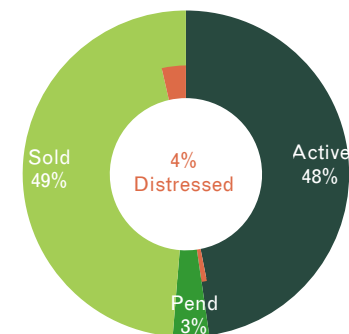
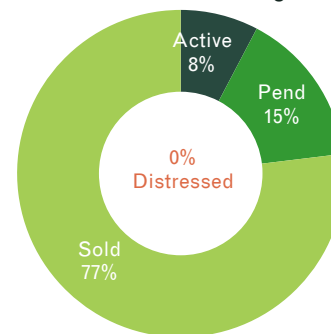
Price	# Active	# Pend	# Sold	CDOM	Months ¹	Average Prices (12 mth Solds: 08-01-25 to 07-31-26)				
\$1000's	as of 08/05/2026		12 mos.	Avg	of Supply	Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt
0-100K	-	-	-	-	-	-	-	-	-	-
100 - 199K										
200 - 299K										
300 - 399K		2	13	40		366,634	366,454	100.0%	1,563	234.49
400 - 499K		2	4	53		426,987	429,590	100.6%	1,769	242.88
500 - 599K			2			539,064	539,452	100.1%	2,494	216.34
600 - 799K	1		1	71	12.0	850,000	790,000	92.9%	2,698	292.81
800 - 999K	1									
1 - 1.5M										
1.5 - 2M										
2 - 2.5M										
2.5 - 3M										
>3M										
Totals	2	4	20	40	1.2	420,116	417,558	99.4%	1,754	\$238

Avg Price \$889,000 \$423,350 \$417,558

Current Market Strength

- VS -

2010 Market Distress

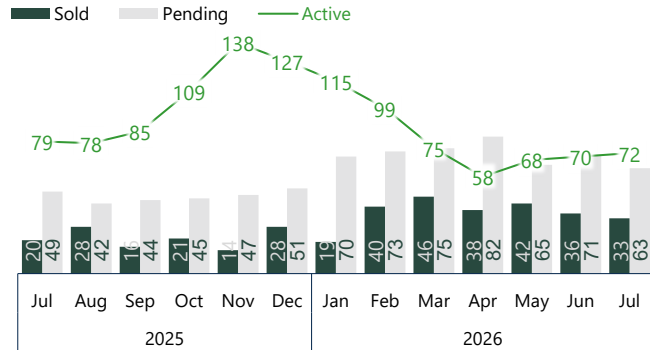


Report Date: Aug 4, 2026

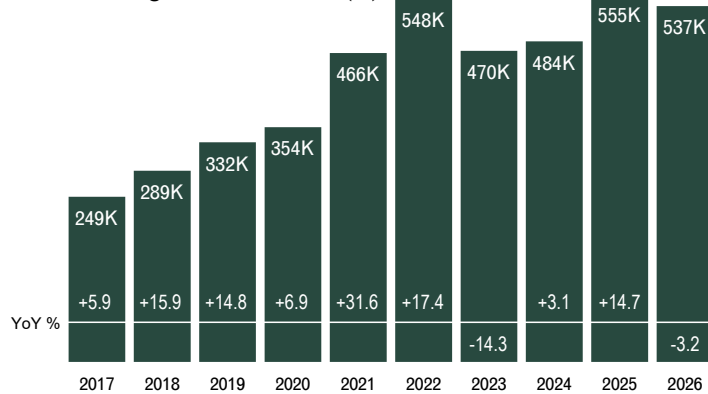
MONTHLY MARKET TRENDS

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

Data compiled by Zip Code (prev Area #), for geographically precise data

Area: 83686, S Nampa, 1260

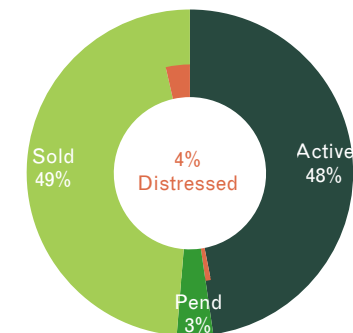
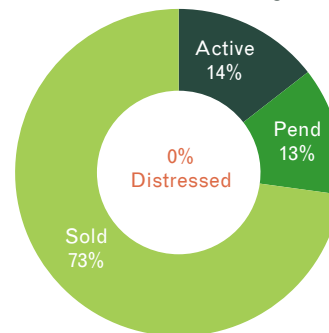
July 2026

Price	# Active	# Pend	# Sold	CDOM	Months ¹	Average Prices (12 mth Solds: 08-01-25 to 07-31-26)				
\$1000's	as of 08/05/2026		12 mos.	Avg	of Supply	Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt
0-100K	-	-	-	-	-	-	-	-	-	-
100 - 199K	-	-	-	-	-	-	-	-	-	-
200 - 299K	-	-	-	-	-	-	-	-	-	-
300 - 399K	4	17	67	43	0.7	377,748	373,223	98.8%	1,333	279.97
400 - 499K	29	27	130	77	2.7	453,373	442,380	97.6%	1,949	227.01
500 - 599K	14	6	72	107	2.3	565,002	545,175	96.5%	2,476	220.19
600 - 799K	14	8	60	104	2.8	689,740	677,558	98.2%	2,769	244.68
800 - 999K	8	3	27	103	3.6	928,830	917,113	98.7%	2,644	346.90
1 - 1.5M	3	2	5	115	7.2	1,197,589	1,141,589	95.3%	3,330	342.84
1.5 - 2M	-	-	1	46	-	1,598,000	1,598,000	100.0%	3,458	462.12
2 - 2.5M	-	-	-	-	-	-	-	-	-	-
2.5 - 3M	-	-	-	-	-	-	-	-	-	-
>3M	-	-	-	-	-	-	-	-	-	-
Totals	72	63	362	84	2.4	549,659	537,264	97.7%	2,151	\$250

Avg Price \$597,589 \$506,446 \$537,264

Current Market Strength

- VS - 2010 Market Distress

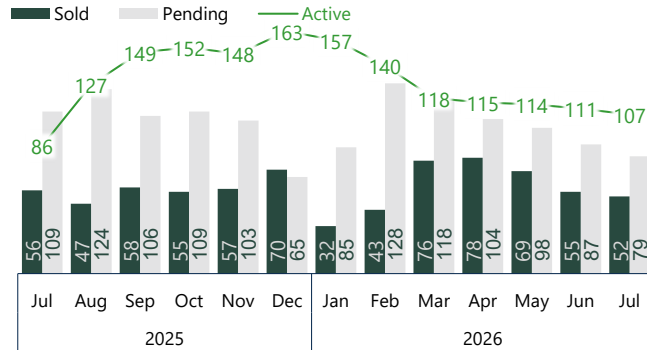


Report Date: Aug 4, 2026

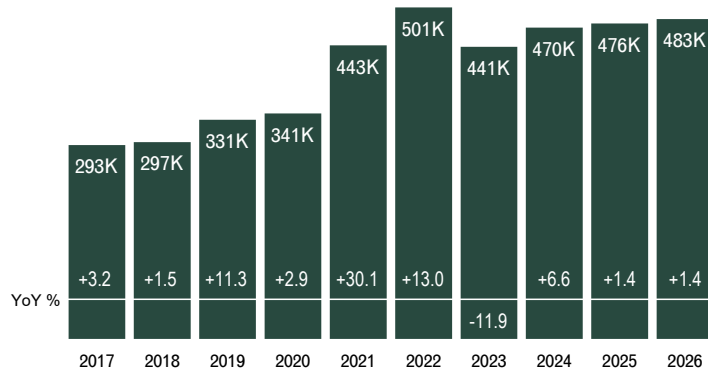
MONTHLY MARKET TRENDS

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

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Data compiled by Zip Code (prev Area #), for geographically precise data

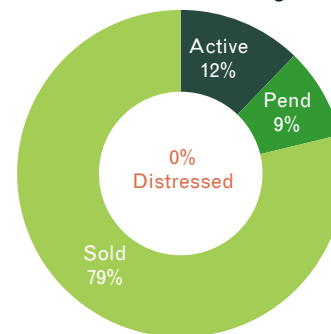
Area: 83687, NE Nampa, 1250

July 2026

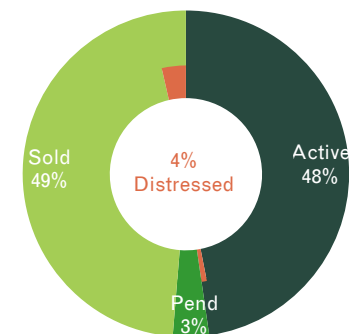
Price	# Active	# Pend	# Sold	CDOM	Months ¹	Average Prices (12 mth Solds: 08-01-25 to 07-31-26)				
\$1000's	as of 08/05/2026		12 mos.	Avg	of Supply	Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt
0-100K	-	-	-	-	-	-	-	-	-	-
100 - 199K	-	-	-	-	-	-	-	-	-	-
200 - 299K	-	-	-	-	-	-	-	-	-	-
300 - 399K	7	5	107	56	0.8	388,193	376,326	96.9%	1,458	258.17
400 - 499K	39	37	352	86	1.3	461,939	447,693	96.9%	1,949	229.74
500 - 599K	45	28	174	63	3.1	551,414	543,682	98.6%	2,505	217.02
600 - 799K	13	7	46	37	3.4	679,409	660,704	97.2%	2,917	226.51
800 - 999K	1	1	11	69	1.1	907,942	892,291	98.3%	2,526	353.28
1 - 1.5M	1	1	1	134	12.0	1,250,000	1,160,000	92.8%	3,848	301.46
1.5 - 2M	1	-	-	-	-	-	-	-	-	-
2 - 2.5M	-	-	-	-	-	-	-	-	-	-
2.5 - 3M	-	-	-	-	-	-	-	-	-	-
>3M	-	-	-	-	-	-	-	-	-	-
Totals	107	79	691	72	1.9	495,767	483,102	97.4%	2,089	\$231

Avg Price \$543,944 \$514,504 \$483,102

Current Market Strength



- VS - 2010 Market Distress



Report Date: Aug 4, 2026