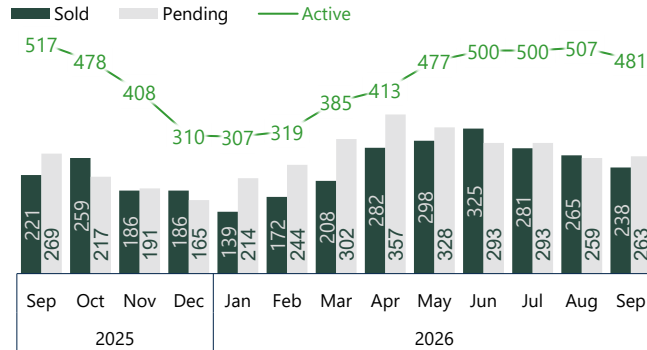


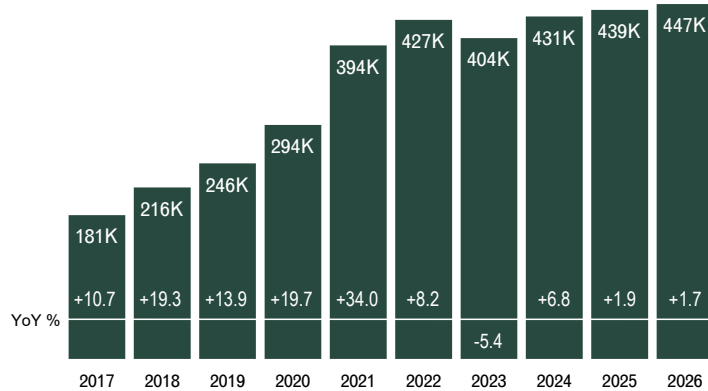
MONTHLY MARKET TRENDS

Existing Homes

Monthly Trends



Average Sold Prices (\$)



Home Ages: <1 yr - 81+ years

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

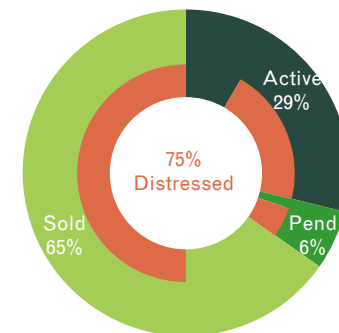
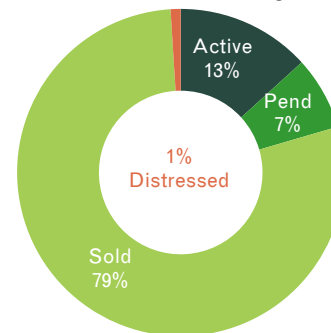
September 2026

Price	# Active	# Pend	# Sold	CDOM	Months ¹	Average Prices (12 mth Solds: 10-01-25 to 09-30-26)				
\$1000's	as of 10/05/2026		12 mos.	Avg	of Supply	Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt
0-100K	-	-	-	-	-	-	-	-	-	-
100 - 199K			30	35		182,813	159,980	87.5%	972	164.58
200 - 299K	27	23	184	32	1.8	281,460	267,242	94.9%	1,112	240.33
300 - 399K	134	95	1,214	29	1.3	362,565	356,175	98.2%	1,397	254.98
400 - 499K	133	75	780	37	2.0	449,321	438,925	97.7%	1,990	220.51
500 - 599K	80	37	306	49	3.1	557,709	543,044	97.4%	2,290	237.15
600 - 799K	67	19	205	47	3.9	707,074	681,706	96.4%	2,569	265.33
800 - 999K	21	8	74	70	3.4	945,254	902,224	95.4%	2,948	306.03
1 - 1.5M	17	6	55	55	3.7	1,245,084	1,197,344	96.2%	3,385	353.72
1.5 - 2M	1		4	58	3.0	1,703,600	1,599,750	93.9%	5,390	296.80
2 - 2.5M	1					2,325,000			4,030	
2.5 - 3M										
>3M										
Totals	481	263	2,852	37	2.0	458,909	446,588	97.3%	1,802	\$248

Avg Price \$520,068 \$457,563 \$446,588

Current Market Strength

- VS - 2010 Market Distress

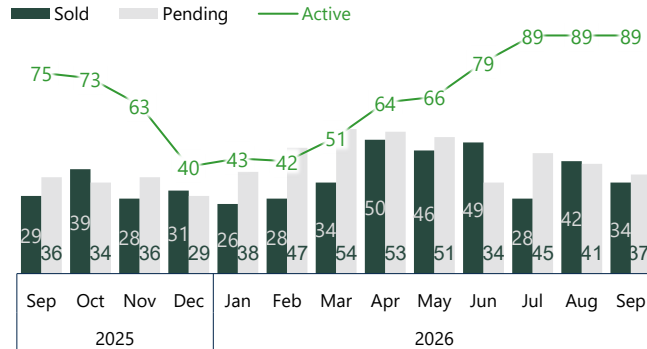


Report Date: Oct 5, 2026

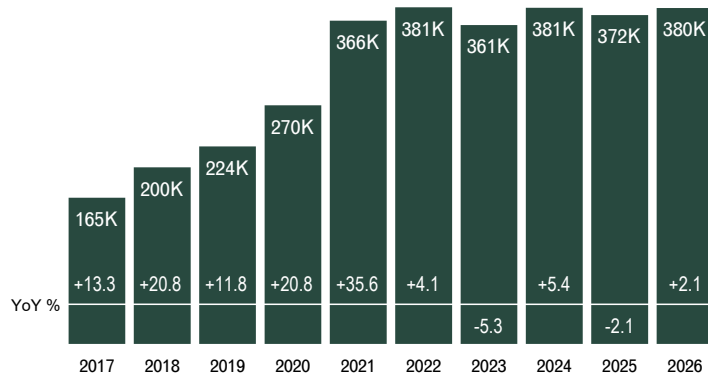
MONTHLY MARKET TRENDS

Existing Homes

Monthly Trends



Average Sold Prices (\$)



Home Ages: <1 yr - 81+ years

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

September 2026

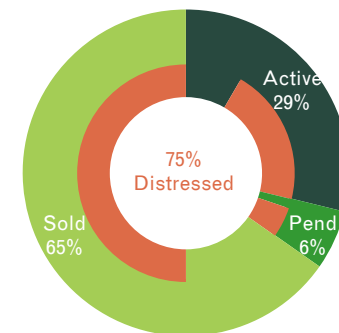
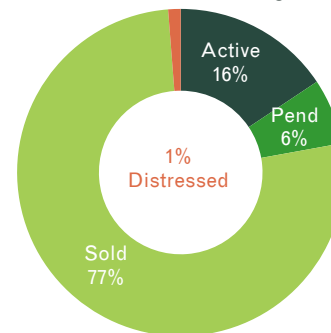
Price	# Active	# Pend	# Sold	CDOM	Months ¹	Average Prices (12 mth Solds: 10-01-25 to 09-30-26)				
\$1000's	as of 10/05/2026		12 mos.	Avg	of Supply	Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt
0-100K	—	—	—	—	—	—	—	—	—	—
100 - 199K	—	—	12	27	—	190,550	163,688	85.9%	949	172.44
200 - 299K	7	8	50	25	1.7	281,532	269,559	95.7%	1,047	257.47
300 - 399K	40	15	234	31	2.1	362,361	357,732	98.7%	1,473	242.87
400 - 499K	21	9	100	34	2.5	446,359	436,495	97.8%	2,187	199.58
500 - 599K	11	4	28	58	4.7	548,468	537,319	98.0%	2,297	233.93
600 - 799K	9	1	11	70	9.8	691,273	646,773	93.6%	2,795	231.38
800 - 999K	1	—	1	28	12.0	875,000	825,000	94.3%	1,485	555.56
1 - 1.5M	—	—	—	—	—	—	—	—	—	—
1.5 - 2M	—	—	—	—	—	—	—	—	—	—
2 - 2.5M	—	—	—	—	—	—	—	—	—	—
2.5 - 3M	—	—	—	—	—	—	—	—	—	—
>3M	—	—	—	—	—	—	—	—	—	—
Totals	89	37	436	34	2.4	389,054	380,242	97.7%	1,660	\$229

Avg Price \$442,252 \$377,806 \$380,242

Current Market Strength

- VS -

2010 Market Distress

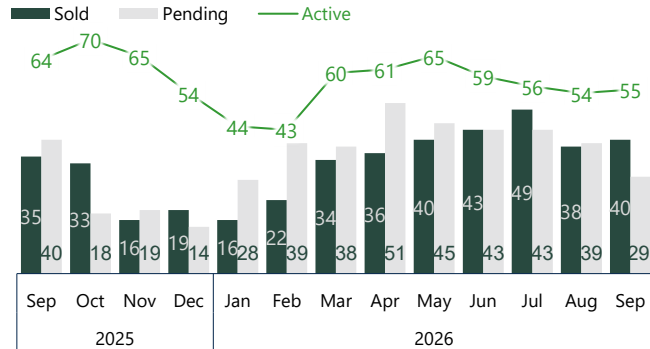


Report Date: Oct 5, 2026

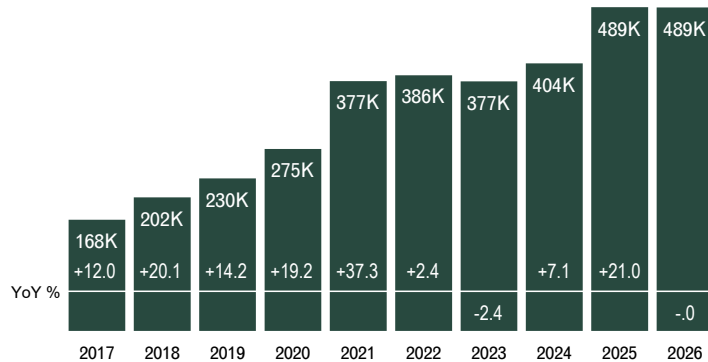
MONTHLY MARKET TRENDS

Existing Homes

Monthly Trends



Average Sold Prices (\$)



Home Ages: <1 yr - 81+ years

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

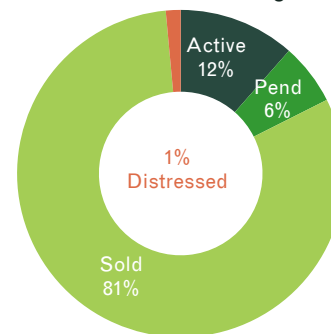
Area: 83607, SW Caldwell, 1280

September 2026

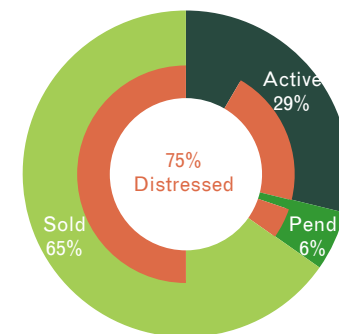
Price	# Active	# Pend	# Sold	CDOM	Months ¹	Average Prices (12 mth Solds: 10-01-25 to 09-30-26)					
\$1000's	as of 10/05/2026		12 mos.	Avg	of Supply	Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt	# Dis-tressed
0-100K	—	—	—	—	—	—	—	—	—	—	—
100 - 199K											
200 - 299K			7	20		314,418	261,292	83.1%	1,527	171.13	2
300 - 399K	15	8	184	26	1.0	363,656	359,080	98.7%	1,441	249.26	5
400 - 499K	18	9	90	45	2.4	448,197	438,103	97.7%	2,066	212.10	
500 - 599K	4	2	36	41	1.3	558,208	544,064	97.5%	2,326	233.92	
600 - 799K	8	5	30	41	3.2	703,474	677,491	96.3%	2,382	284.38	
800 - 999K	3	3	20	91	1.8	926,319	885,670	95.6%	2,897	305.72	
1 - 1.5M	6	2	19	57	3.8	1,241,939	1,179,632	95.0%	3,339	353.27	
1.5 - 2M	1		1	4	12.0	1,699,999	1,700,000	100.0%	3,506	484.88	
2 - 2.5M											
2.5 - 3M											
>3M											
Totals	55	29	387	37	1.7	502,518	488,544	97.2%	1,917	\$255	7

Avg Price \$601,326 \$567,577 \$488,544

Current Market Strength



- VS - 2010 Market Distress

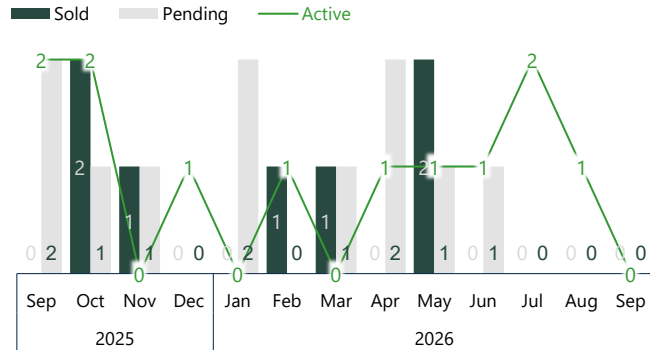


Report Date: Oct 5, 2026

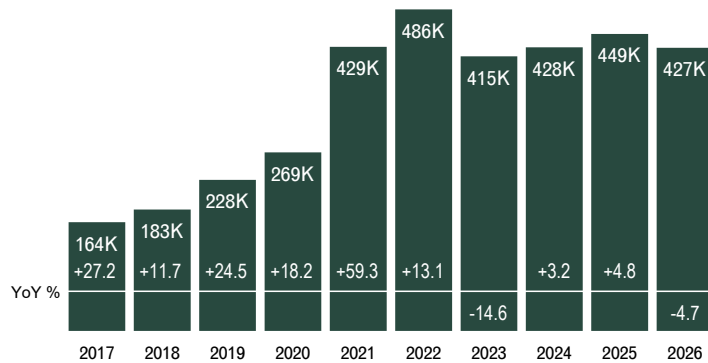
MONTHLY MARKET TRENDS

Existing Homes

Monthly Trends



Average Sold Prices (\$)



Home Ages: <1 yr - 81+ years

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

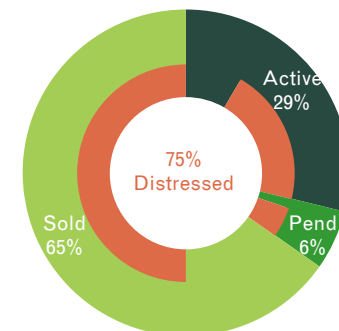
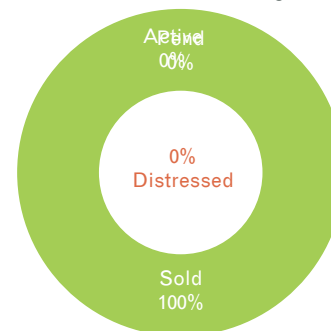
September 2026

Price	# Active	# Pend	# Sold	CDOM	Months ¹	Average Prices (12 mth Solds: 10-01-25 to 09-30-26)				
\$1000's	as of 10/05/2026		12 mos.	Avg	of Supply	Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt
0-100K	-	-	-	-	-	-	-	-	-	-
100 - 199K										
200 - 299K										
300 - 399K			5	15		359,900	347,400	96.5%	1,143	303.99
400 - 499K			1	49		499,999	470,000	94.0%	1,702	276.15
500 - 599K										
600 - 799K			1	24		795,000	785,000	98.7%	1,930	406.74
800 - 999K										
1 - 1.5M										
1.5 - 2M										
2 - 2.5M										
2.5 - 3M										
>3M										
Totals			7	21		442,071	427,428	96.7%	1,335	\$320
Avg Price										

Current Market Strength

- VS -

2010 Market Distress

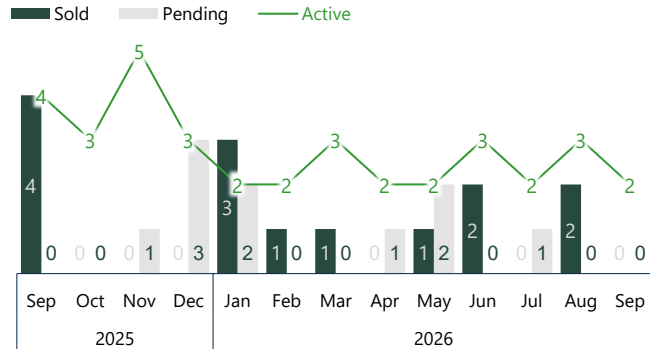


Report Date: Oct 5, 2026

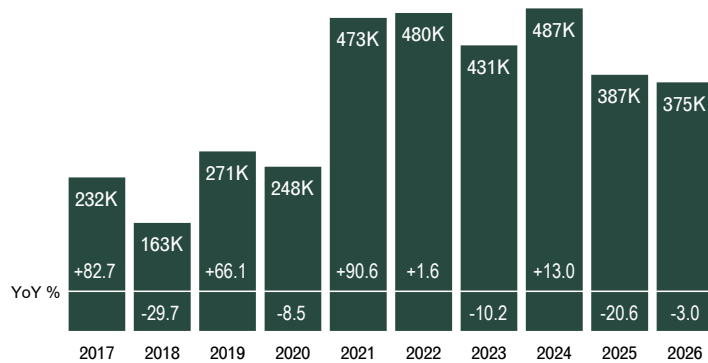
MONTHLY MARKET TRENDS

Existing Homes

Monthly Trends



Average Sold Prices (\$)



Home Ages: <1 yr - 81+ years

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: 83641, Melba, 1265

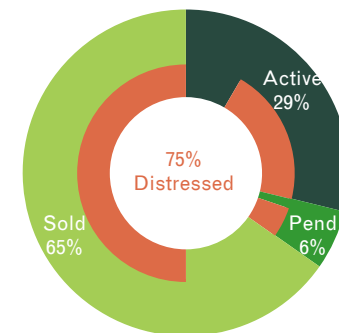
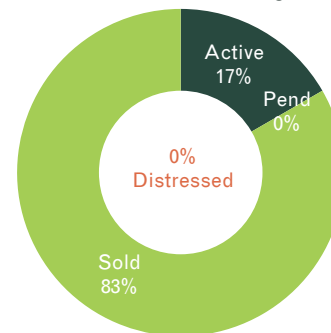
September 2026

Price	# Active	# Pend	# Sold	CDOM	Months ¹	Average Prices (12 mth Solds: 10-01-25 to 09-30-26)				
\$1000's	as of 10/05/2026		12 mos.	Avg	of Supply	Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt
0-100K	-	-	-	-	-	-	-	-	-	-
100 - 199K										
200 - 299K			4	27		268,725	271,188	100.9%	1,536	176.53
300 - 399K	1		4	35	3.0	375,450	361,725	96.3%	1,442	250.94
400 - 499K										
500 - 599K			1	84		640,000	560,000	87.5%	2,112	265.15
600 - 799K			1	22		659,900	659,900	100.0%	2,229	296.05
800 - 999K	1									
1 - 1.5M										
1.5 - 2M										
2 - 2.5M										
2.5 - 3M										
>3M										
Totals	2		10	35	2.4	387,660	375,155	96.8%	1,625	\$231
Avg Price	\$677,000		\$375,155							

Current Market Strength

- VS -

2010 Market Distress

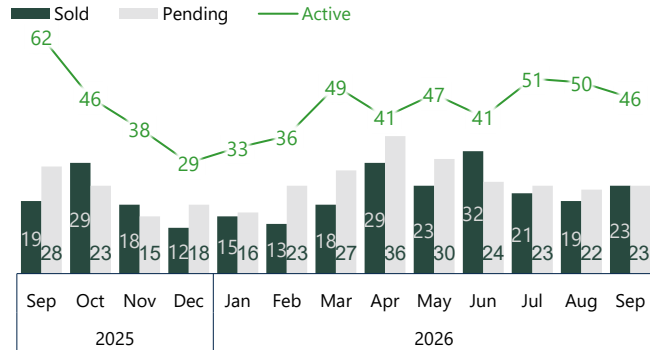


Report Date: Oct 5, 2026

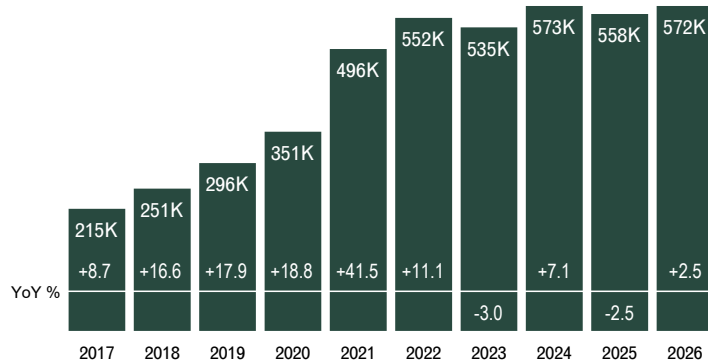
MONTHLY MARKET TRENDS

Existing Homes

Monthly Trends



Average Sold Prices (\$)



Home Ages: <1 yr - 81+ years

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

September 2026

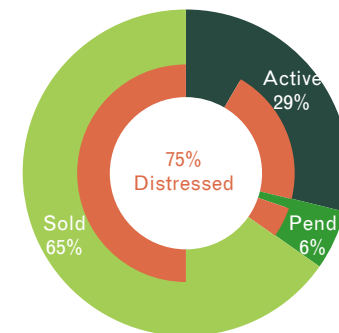
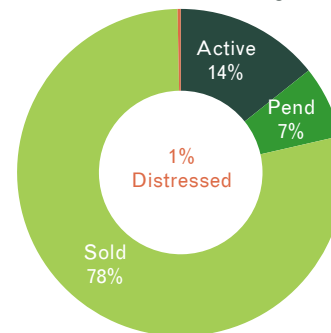
Price	# Active	# Pend	# Sold	CDOM	Months ¹	Average Prices (12 mth Solds: 10-01-25 to 09-30-26)				
\$1000's	as of 10/05/2026		12 mos.	Avg	of Supply	Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt
0-100K	-	-	-	-	-	-	-	-	-	-
100 - 199K	-	-	-	-	-	-	-	-	-	-
200 - 299K	1	1	7	22	1.7	296,686	278,300	93.8%	1,183	235.19
300 - 399K	4	2	61	34	0.8	372,986	362,523	97.2%	1,338	270.94
400 - 499K	10	7	67	35	1.8	449,322	438,837	97.7%	1,960	223.89
500 - 599K	11	7	41	55	3.2	566,504	547,529	96.7%	2,291	238.95
600 - 799K	10	4	36	36	3.3	705,911	685,479	97.1%	2,716	252.37
800 - 999K	6		20	63	3.6	967,575	922,795	95.4%	2,988	308.87
1 - 1.5M	4	2	19	52	2.5	1,268,890	1,241,153	97.8%	3,372	368.06
1.5 - 2M			1	3		1,599,000	1,599,000	100.0%	5,527	289.31
2 - 2.5M										
2.5 - 3M										
>3M										
Totals	46	23	252	41	2.2	589,811	572,329	97.0%	2,152	\$266

Avg Price \$644,264 \$565,835 \$572,329

Current Market Strength

- VS -

2010 Market Distress

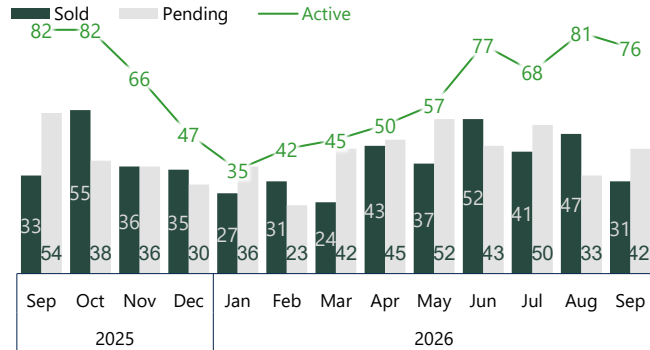


Report Date: Oct 5, 2026

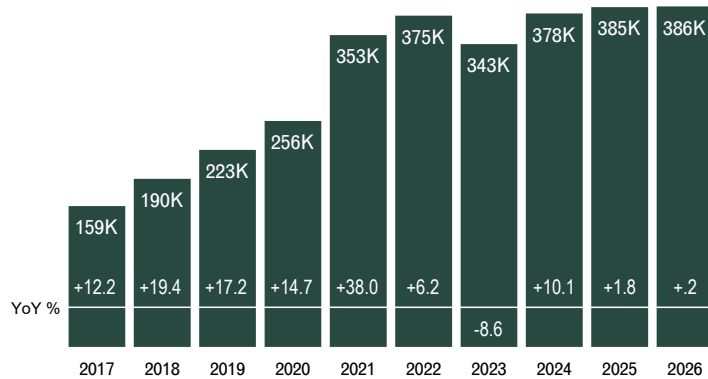
MONTHLY MARKET TRENDS

Existing Homes

Monthly Trends



Average Sold Prices (\$)



Home Ages: <1 yr - 81+ years

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: 83651, NW Nampa, 1270

September 2026

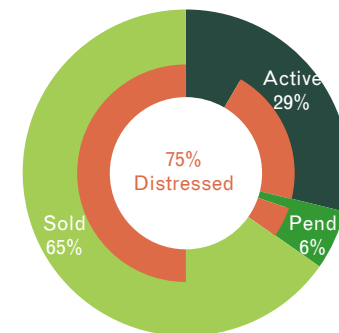
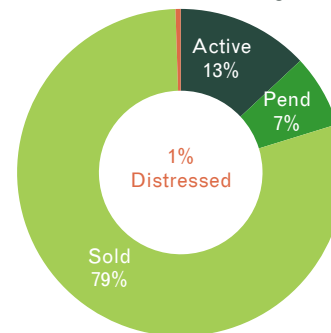
Price	# Active	# Pend	# Sold	CDOM	Months ¹	Average Prices (12 mth Solds: 10-01-25 to 09-30-26)				
\$1000's	as of 10/05/2026		12 mos.	Avg	of Supply	Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt
0-100K	-	-	-	-	-	-	-	-	-	-
100 - 199K	-	-	7	58	-	188,371	152,429	80.9%	1,003	151.97
200 - 299K	10	4	49	39	2.4	278,135	264,068	94.9%	1,214	217.54
300 - 399K	30	26	251	31	1.4	356,819	349,782	98.0%	1,411	247.96
400 - 499K	21	10	116	34	2.2	447,014	436,894	97.7%	2,021	216.14
500 - 599K	9	2	21	81	5.1	581,452	543,414	93.5%	2,507	216.79
600 - 799K	4	-	12	75	4.0	694,129	668,471	96.3%	2,445	273.42
800 - 999K	1	-	4	64	3.0	945,225	913,500	96.6%	2,697	338.68
1 - 1.5M	1	-	2	33	6.0	1,307,500	1,277,500	97.7%	3,626	352.37
1.5 - 2M	-	-	-	-	-	-	-	-	-	-
2 - 2.5M	-	-	-	-	-	-	-	-	-	-
2.5 - 3M	-	-	-	-	-	-	-	-	-	-
>3M	-	-	-	-	-	-	-	-	-	-
Totals	76	42	462	36	2.0	396,750	385,549	97.2%	1,634	\$236

Avg Price \$426,436 \$378,083 \$385,549

Current Market Strength

- VS -

2010 Market Distress

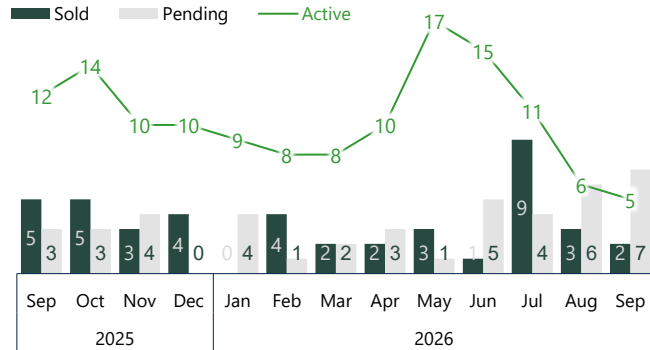


Report Date: Oct 5, 2026

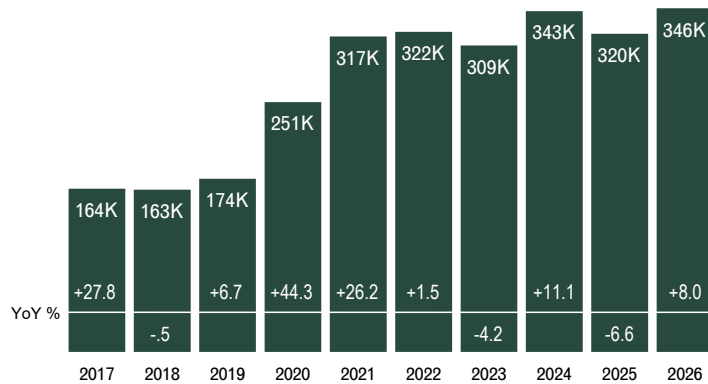
MONTHLY MARKET TRENDS

Existing Homes

Monthly Trends



Average Sold Prices (\$)



Home Ages: <1 yr - 81+ years

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: 83660, Parma, 1292

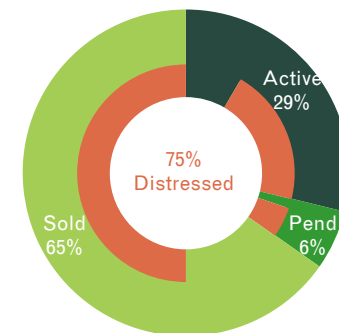
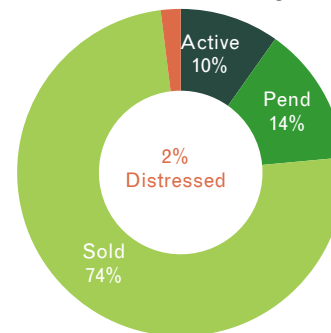
September 2026

Price	# Active	# Pend	# Sold	CDOM	Months ¹	Average Prices (12 mth Solds: 10-01-25 to 09-30-26)				
\$1000's	as of 10/05/2026		12 mos.	Avg	of Supply	Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt
0-100K	-	-	-	-	-	-	-	-	-	-
100 - 199K	-	-	6	25	-	174,117	159,917	91.8%	1,156	138.32
200 - 299K	1	2	5	25	2.4	266,960	240,300	90.0%	908	264.76
300 - 399K	1	3	14	53	0.9	374,934	350,771	93.6%	1,682	208.54
400 - 499K	2	1	8	29	3.0	441,962	435,313	98.5%	2,092	208.12
500 - 599K	-	1	5	80	-	533,780	518,000	97.0%	2,815	184.03
600 - 799K	1	-	-	-	-	-	-	-	-	-
800 - 999K	-	-	-	-	-	-	-	-	-	-
1 - 1.5M	-	-	-	-	-	-	-	-	-	-
1.5 - 2M	-	-	-	-	-	-	-	-	-	-
2 - 2.5M	-	-	-	-	-	-	-	-	-	-
2.5 - 3M	-	-	-	-	-	-	-	-	-	-
>3M	-	-	-	-	-	-	-	-	-	-
Totals	5	7	38	43	1.6	364,031	345,903	95.0%	1,732	\$200
Avg Price	\$455,600	\$394,773	\$345,903							

Current Market Strength

- VS -

2010 Market Distress

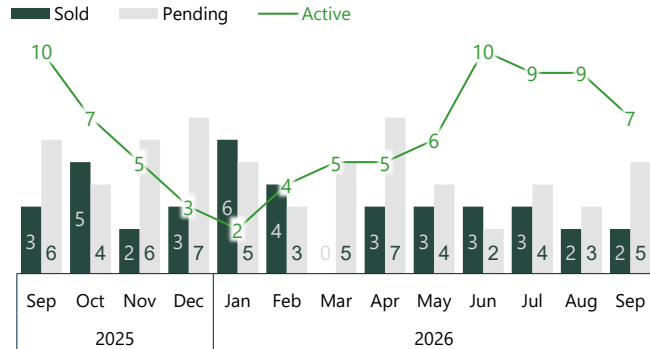


Report Date: Oct 5, 2026

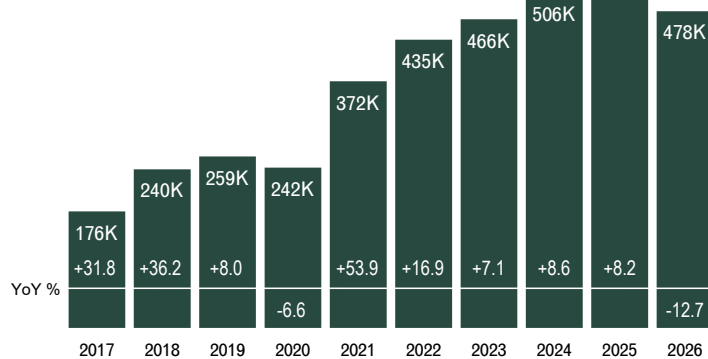
MONTHLY MARKET TRENDS

Existing Homes

Monthly Trends



Average Sold Prices (\$)



Home Ages: <1 yr - 81+ years

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

September 2026

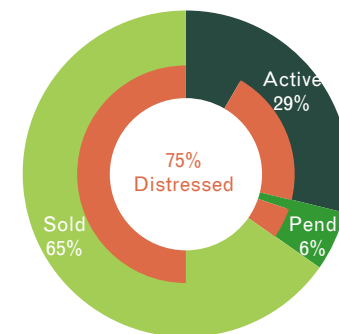
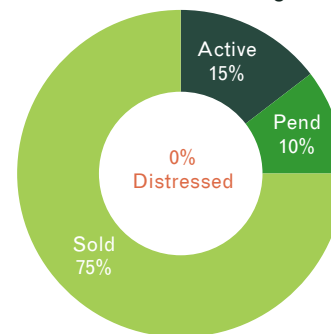
Price	# Active	# Pend	# Sold	CDOM	Months ¹	Average Prices (12 mth Solds: 10-01-25 to 09-30-26)				
\$1000's	as of 10/05/2026		12 mos.	Avg	of Supply	Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt
0-100K	-	-	-	-	-	-	-	-	-	-
100 - 199K	-	-	-	-	-	-	-	-	-	-
200 - 299K	1	1	3	125	4.0	257,633	231,750	90.0%	1,122	206.49
300 - 399K	3	1	13	38	2.8	353,260	338,900	95.9%	1,402	241.78
400 - 499K	-	1	7	63	-	474,814	454,271	95.7%	1,983	229.03
500 - 599K	-	-	4	37	-	584,750	552,750	94.5%	2,301	240.27
600 - 799K	2	-	6	23	4.0	718,317	681,167	94.8%	2,426	280.74
800 - 999K	1	2	3	30	4.0	881,667	878,333	99.6%	2,331	376.81
1 - 1.5M	-	-	-	-	-	-	-	-	-	-
1.5 - 2M	-	-	-	-	-	-	-	-	-	-
2 - 2.5M	-	-	-	-	-	-	-	-	-	-
2.5 - 3M	-	-	-	-	-	-	-	-	-	-
>3M	-	-	-	-	-	-	-	-	-	-
Totals	7	5	36	47	2.3	499,524	478,163	95.7%	1,840	\$260

Avg Price \$515,386 \$569,800 \$478,163

Current Market Strength

- VS -

2010 Market Distress

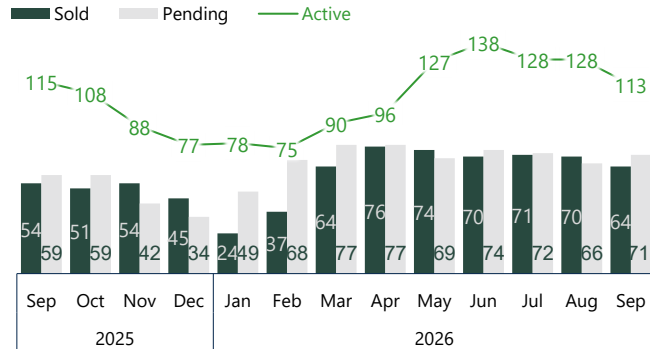


Report Date: Oct 5, 2026

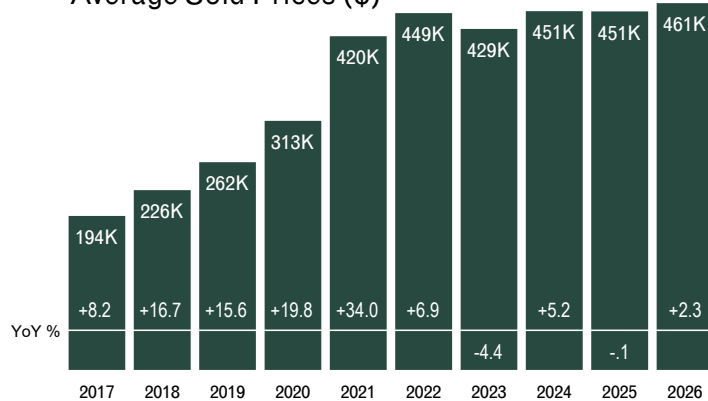
MONTHLY MARKET TRENDS

Existing Homes

Monthly Trends



Average Sold Prices (\$)



Home Ages: <1 yr - 81+ years

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

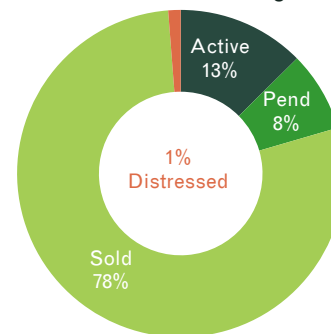
Area: 83686, S Nampa, 1260

September 2026

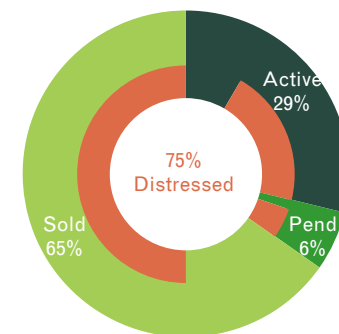
Price	# Active	# Pend	# Sold	CDOM	Months ¹	Average Prices (12 mth Solds: 10-01-25 to 09-30-26)				
\$1000's	as of 10/05/2026		12 mos.	Avg	of Supply	Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt
0-100K	-	-	-	-	-	-	-	-	-	-
100 - 199K	-	-	1	4	-	99,900	115,000	115.1%	620	185.48
200 - 299K	3	5	36	32	1.0	287,254	274,818	95.7%	1,021	269.22
300 - 399K	22	31	258	26	1.0	362,729	355,868	98.1%	1,346	264.32
400 - 499K	36	20	212	40	2.0	452,754	441,970	97.6%	1,940	227.77
500 - 599K	28	9	107	41	3.1	549,291	541,718	98.6%	2,240	241.81
600 - 799K	20	5	64	48	3.8	718,415	689,306	95.9%	2,672	257.93
800 - 999K	1	1	14	85	0.9	960,586	908,714	94.6%	3,210	283.13
1 - 1.5M	3	-	9	67	4.0	1,289,778	1,212,222	94.0%	4,063	298.35
1.5 - 2M	-	-	2	112	-	1,675,000	1,550,000	92.5%	6,102	254.02
2 - 2.5M	-	-	-	-	-	-	-	-	-	-
2.5 - 3M	-	-	-	-	-	-	-	-	-	-
>3M	-	-	-	-	-	-	-	-	-	-
Totals	113	71	703	37	1.9	473,923	461,354	97.3%	1,850	\$249

Avg Price \$529,806 \$431,475 \$461,354

Current Market Strength



- VS - 2010 Market Distress

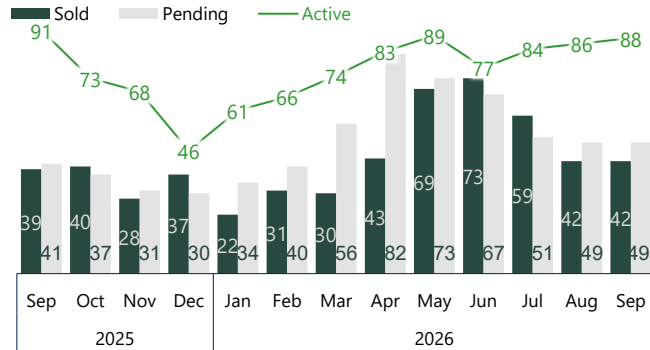


Report Date: Oct 5, 2026

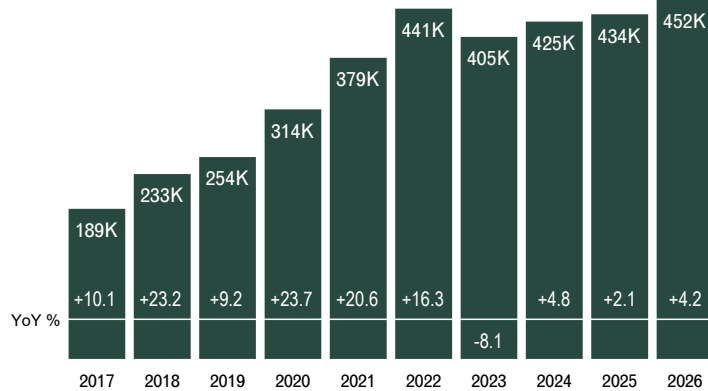
MONTHLY MARKET TRENDS

Existing Homes

Monthly Trends



Average Sold Prices (\$)



Home Ages: <1 yr - 81+ years

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: 83687, NE Nampa, 1250

September 2026

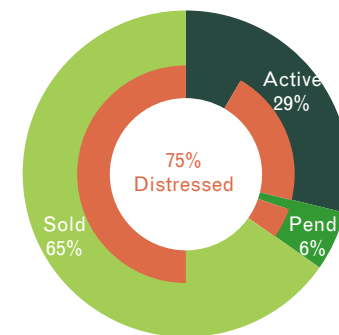
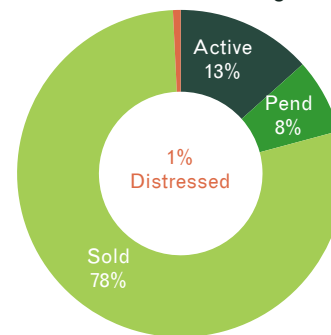
Price	# Active	# Pend	# Sold	CDOM	Months ¹	Average Prices (12 mth Solds: 10-01-25 to 09-30-26)				
\$1000's	as of 10/05/2026		12 mos.	Avg	of Supply	Orig Price	Sold Price	% Diff.	Avg Sq Ft	\$ per SqFt
0-100K	-	-	-	-	-	-	-	-	-	-
100 - 199K	-	-	4	41	-	183,650	173,415	94.4%	798	217.24
200 - 299K	4	2	21	33	2.3	274,380	266,748	97.2%	1,030	258.98
300 - 399K	18	9	188	30	1.1	365,126	359,819	98.5%	1,312	274.26
400 - 499K	25	18	179	33	1.7	448,020	437,827	97.7%	1,891	231.55
500 - 599K	17	12	63	48	3.2	561,068	545,314	97.2%	2,238	243.68
600 - 799K	13	4	43	48	3.6	697,010	678,910	97.4%	2,397	283.20
800 - 999K	7	2	12	49	7.0	943,483	896,608	95.0%	3,023	296.63
1 - 1.5M	3	2	6	45	6.0	1,128,967	1,065,667	94.4%	3,256	327.33
1.5 - 2M	-	-	-	-	-	-	-	-	-	-
2 - 2.5M	1	-	-	-	-	-	-	-	-	-
2.5 - 3M	-	-	-	-	-	-	-	-	-	-
>3M	-	-	-	-	-	-	-	-	-	-
Totals	88	49	516	36	2.0	462,694	451,577	97.6%	1,763	\$256

Avg Price \$551,888 \$505,300 \$451,577

Current Market Strength

- VS -

2010 Market Distress



Report Date: Oct 5, 2026