

# BOISE MARKET REPORT

# BOI

MARKET INSIGHTS • 4Q24



3.4%

Boise Unemployment Rate



34.4%

YoY New Home Starts Up



15.9%

YoY New Home Closings Up

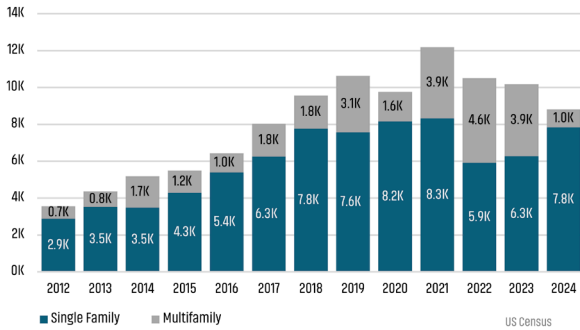


\$496,363

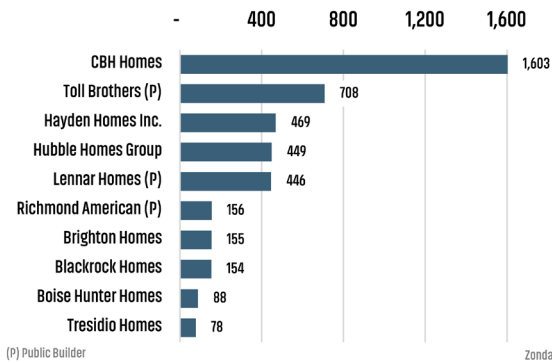
Average New Home Price

**NEW HOUSING TRENDS<sup>1</sup>**

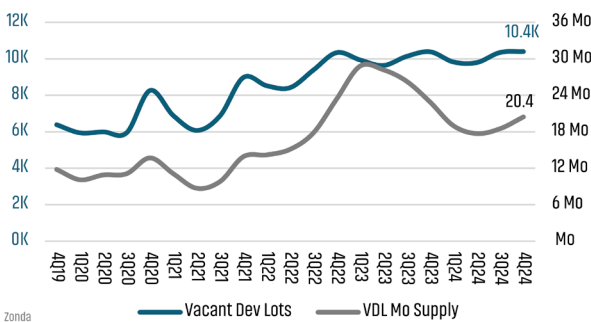
**Single & Multi-Family Permits**



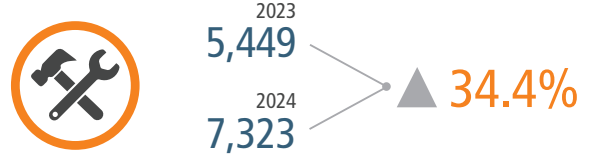
**YTD Homebuilder Ranking by Closings**



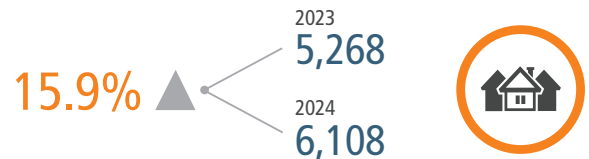
**Vacant Developed Lot Supply**



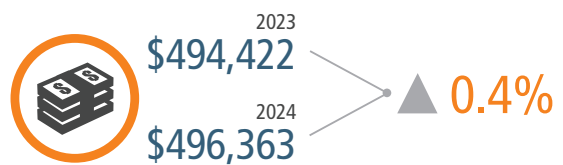
**ANNUALIZED NEW HOME STARTS**



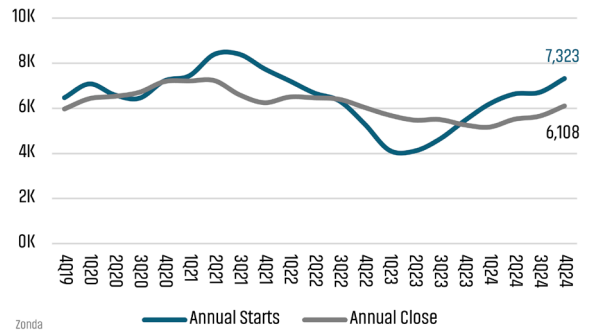
**ANNUALIZED NEW HOME CLOSINGS**



**AVERAGE NEW HOME PRICE**

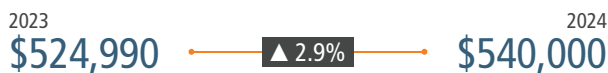


**Annual Starts vs Closings**

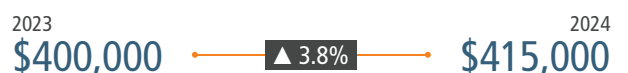


**MLS RESALE STATISTICS - SINGLE FAMILY HOMES<sup>2</sup>**

**ADA COUNTY  
MEDIAN SALE PRICE**



**CANYON COUNTY  
MEDIAN SALE PRICE**



**TOTAL DOLLAR VOLUME SOLD YTD**

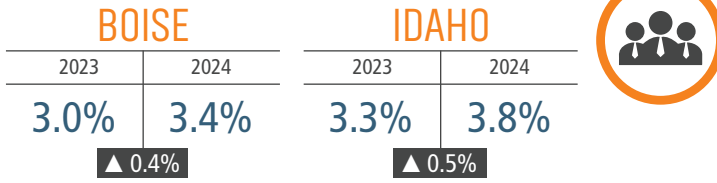


**TOTAL DOLLAR VOLUME SOLD YTD**

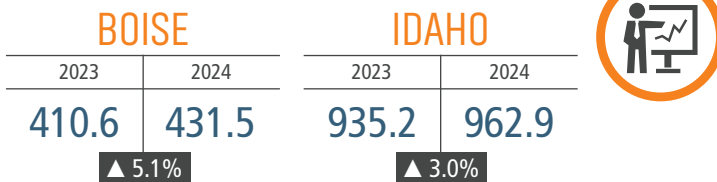


**ECONOMIC TRENDS<sup>3</sup>**

**UNEMPLOYMENT RATE** (unadjusted)



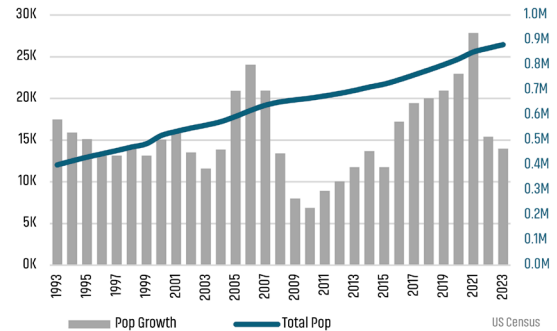
**TOTAL NONFARM EMPLOYMENT** (in thousands)



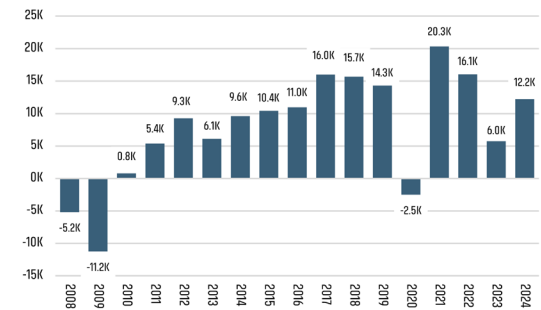
**EMPLOYMENT CHANGE**



**Population Growth & Total Population**

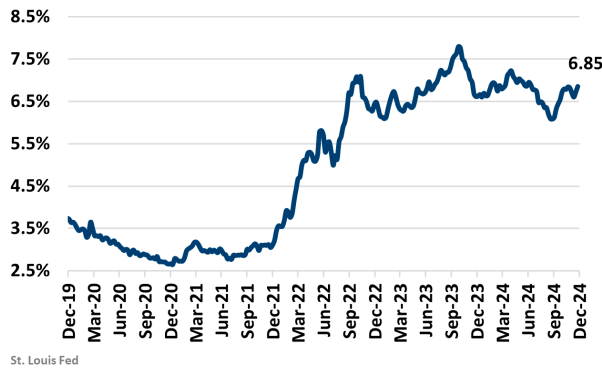


**Change in Employment**



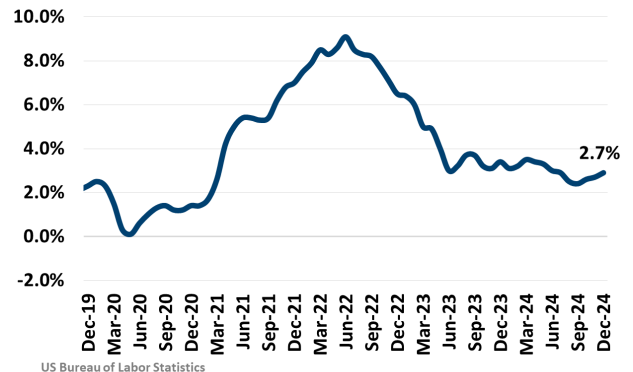
Bureau of Labor Statistics average YOY monthly employment change.

**30 Year Fixed Mortgage Rate**



St. Louis Fed

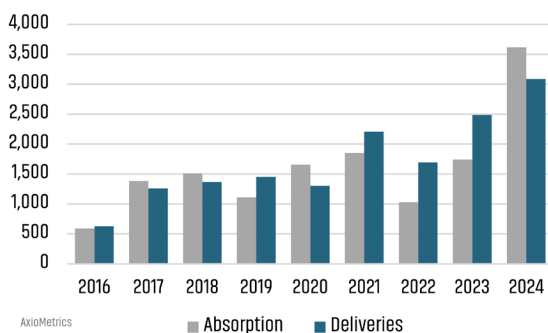
**US Inflation Rate**



US Bureau of Labor Statistics

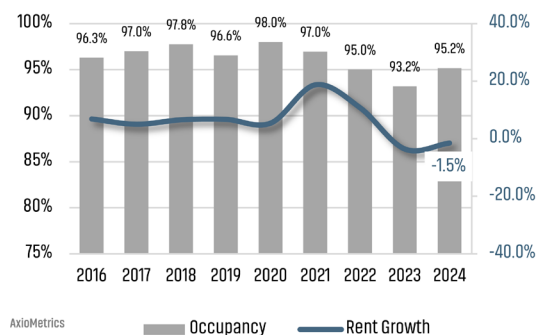
**MULTIFAMILY STATISTICS**

**Absorption & Deliveries**



AxioMetrics

**Occupancy & Rent Growth**



AxioMetrics

Sources: (3) Bureau of Labor Statistics  
\*Seasonally Adjusted

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30 Offices Across the Nation



85+ Specialized Advisors



45+ Staff Professionals



\$15+ Billion in Sales Since 2017

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PRESCOTT, AZ

TUCSON, AZ

BAY AREA, CA

IRVINE, CA

LODI, CA

PASADENA, CA

ROSEVILLE, CA

SACRAMENTO VALLEY, CA

SAN DIEGO, CA

SANTA BARBARA, CA

VALENCIA, CA

DENVER, CO

JACKSONVILLE, FL

ORLANDO, FL

TAMPA, FL

ATLANTA, GA

BOISE, ID

KANSAS CITY, KS/MO

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LAS VEGAS, NV

RENO, NV

GREENVILLE, SC

NASHVILLE, TN

AUSTIN, TX

DALLAS-FORT WORTH, TX

HOUSTON, TX

SALT LAKE CITY, UT

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## FUTURE OFFICES

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COLORADO SPRINGS, CO

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SAN ANTONIO, TX

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