

# Canyon County Sold Market Analysis

## September 2004

	No. of Listings	Dollar Volume	Average Price	Median Price	Average DOM
<b>Residential</b>					
Conventional	230	\$29,720,137	\$129,218	\$113,000	80
FHA	44	\$4,607,713	\$104,721	\$101,500	84
VA	10	\$1,519,949	\$151,995	\$132,940	77
Assumption	1	\$91,550	\$91,550	\$91,550	6
Cash	52	\$5,841,823	\$112,343	\$102,250	60
Owner Finance	3	\$277,400	\$92,467	\$98,500	83
Idaho Housing Association	11	\$1,128,149	\$102,559	\$101,000	58
Other	5	\$572,900	\$114,580	\$68,500	29
Analysis by Area					
NE Nampa (87) - 1250	67	\$8,180,770	\$122,101	\$116,000	75
South Nampa (86) - 1260	93	\$12,299,098	\$132,248	\$112,890	73
NW Nampa(51) - 1270	64	\$7,341,901	\$114,717	\$111,189	53
NW Caldwell - 1275	23	\$2,380,826	\$103,514	\$99,390	111
SW Caldwell - 1280	64	\$6,352,162	\$99,253	\$93,595	89
Middleton - 1285	27	\$4,832,748	\$178,991	\$129,000	69
Canyon County Other - 1290	6	\$726,400	\$121,067	\$111,000	142
Melba - 1265	3	\$459,116	\$153,039	\$98,000	60
Parma - 1292	4	\$650,200	\$162,550	\$170,950	65
Wilder - 1293	5	\$536,400	\$107,280	\$110,000	110
<b>Totals</b>	<b>356</b>	<b>\$43,759,621</b>	<b>\$122,920</b>	<b>\$110,250</b>	<b>76</b>
Non Co-op Sales	83	\$10,437,006	\$125,747	\$112,900	79
Co-op Sales	273	\$33,322,615	\$122,061	\$108,163	75
All Sold Listings	356	\$43,759,621	\$122,920	\$110,250	76