

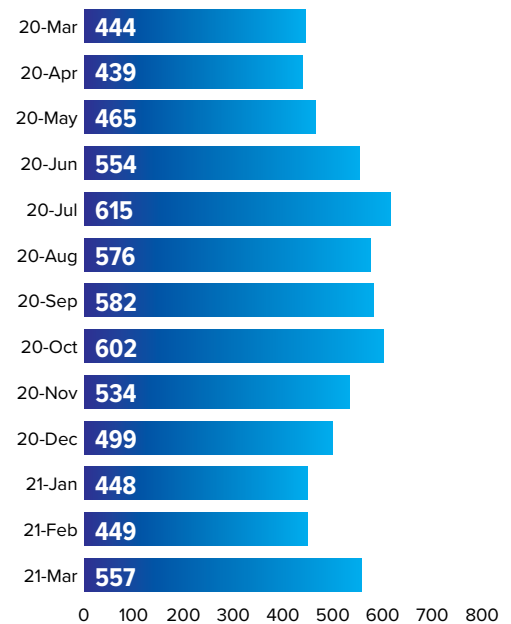
With spring in full swing, home buyers' and sellers' focus typically shifts to spring break vacations and enjoying the warmer weather. Despite this, March activity across the Treasure Valley held up remarkably well. First, building permits increased 36 percent in March versus February – a three percent increase from a year ago. Existing home sales skyrocketed 44 percent from the month prior but are down nearly 30 percent from March 2020. New home sales posted significant gains in March as well, up nearly 44 percent from the month prior but are down nearly four percent from a year ago.

Despite small increases in interest rates, refinance volume managed to increase by just under 10 percent from the previous month; in the year-ago time period, refinance activity is up an incredible 69 percent. The Treasure Valley continues to see an increase in the average sales price (ASP) for homes in Ada and Canyon county at \$476,818 which is nearly a four percent increase from February's ASP. This increase represents a nearly 32 percent increase from a year and should remain healthy as the valley struggles with inventory shortage.



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As of 15 April 2021

	January 2021	February 2021	March 2021
Building Permits:	540	518	703
New Home Sales:	345	373	537
Existing Home Sales:	462	402	601
Refinances:	3,802	3,625	3,980
Average Sales Price:	\$449,438	\$460,248	\$476,818
Days on Market:	17	17	18
Financial Bond Market: (10-Year Treasury)	1.08	1.26	1.61
Notices of Default:	5	7	8
<b>PTC INDEX:</b>	<b>448</b>	<b>449</b>	<b>557</b>



The PTC Index, developed by Pioneer Title Company, is a monthly measurement of the vibrancy of the Treasure Valley Real Estate Market. Based on a custom-weighted algorithm, it combines nine critical measurements of the real estate market in a single, useful number: The PTC Index. Read more and see full county-by-county details at [ptcindex.com](http://ptcindex.com). Pioneer Title Company offers no guarantees, expressed or implied, with regard to this data. Though gathered from various sources, the PTC Index or the underlying data should not be used as a substitute for legal, real estate, or other professional advice. The PTC Index algorithm data collection methods and other functions are subject to change at any time.