StreetMatrix

NEVADA | SEPTEMBER 2026

KEY MARKET TRENDS

- Statewide annual price gains were above those in the top five cities
- Four of the top five cities experienced annual declines in transactions
- Sparks continues to lead the top 5 cities in year-over-year price growth

EXTERNAL INFLUENCES

- Mortgage rates accelerated their upward growth as higher for longer remains the theme
- Climbing inventory levels and rising homeownership costs outside of principal and interest
- Cooling net in-migration and expanding remote-work pullback

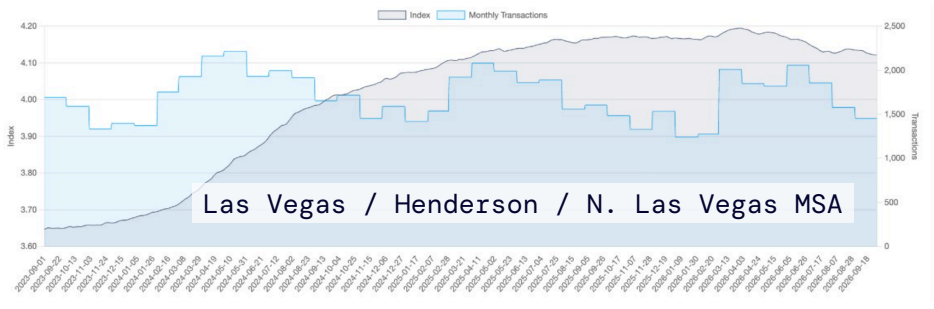
NEVADA STATEWIDE



1 YEAR CHANGE		2 YEAR CHANGE		3 YEAR CHANGE	
INDEX	TRANSACTIONS	INDEX	TRANSACTIONS	INDEX	TRANSACTIONS
1.24%	-7.83%	4.85%	-10.28%	12.29%	-9.78%

METROPOLITAN STATISTICAL AREA

Metropolitan Statistical Area is a Census/OMB-defined region consisting of a population center and surrounding counties that are economically integrated with it, primarily through commuting ties. An MSA must include at least one urban area with 50,000 or more residents. The largest MSA that exists in the state has been presented below.



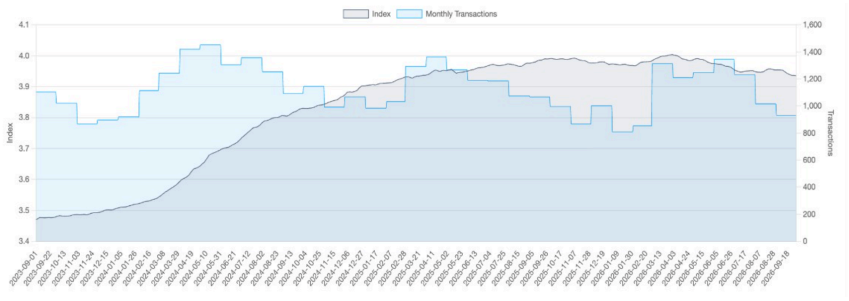
	INDEX CHANGE	TRANSACTIONS CHANGE
1 YEAR	-1.14%	-9.47%
2 YEAR	2.73%	-12.10%
3 YEAR	12.92%	-14.13%

About the StreetMatrix Index - StreetMatrix applies a hedonic methodology to standardized sales, MLS, and public record data, producing a single benchmark number that reflects true market movement while minimizing outliers. Powered by StreetWire's real-time Financial Standard Data Set, it delivers reliable insights into price change trends and volatility. © 2026 StreetMatrix. All Worldwide Rights Reserved.

NEVADA ❋ Top Cities
by population size

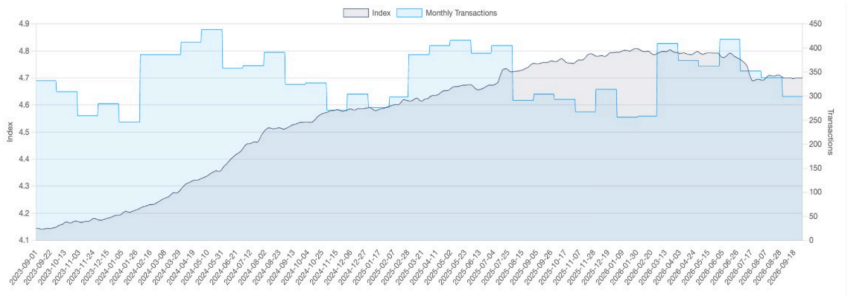
LAS VEGAS

	INDEX CHANGE	TRANSACTIONS CHANGE
1 YEAR	-1.38%	-12.65%
2 YEAR	2.75%	-14.73%
3 YEAR	13.12%	-15.58%



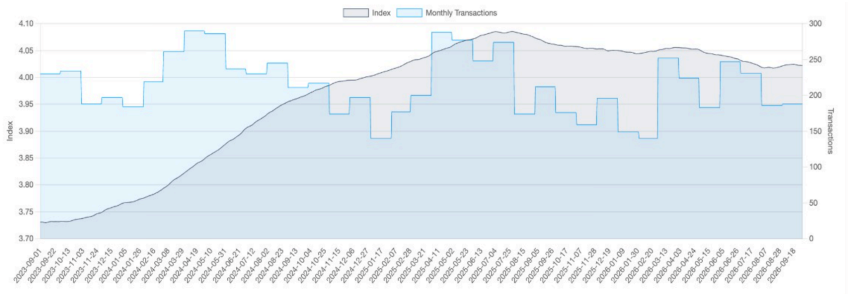
HENDERSON

	INDEX CHANGE	TRANSACTIONS CHANGE
1 YEAR	-1.26%	-1.64%
2 YEAR	3.62%	-7.72%
3 YEAR	13.34%	-9.94%



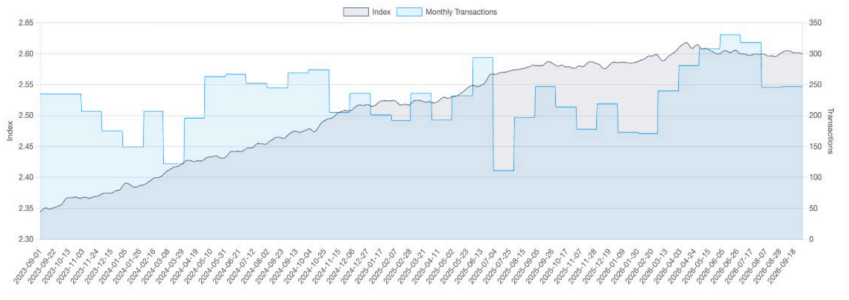
NORTH LAS VEGAS

	INDEX CHANGE	TRANSACTIONS CHANGE
1 YEAR	-0.96%	-11.32%
2 YEAR	1.34%	-10.90%
3 YEAR	7.78%	-18.26%



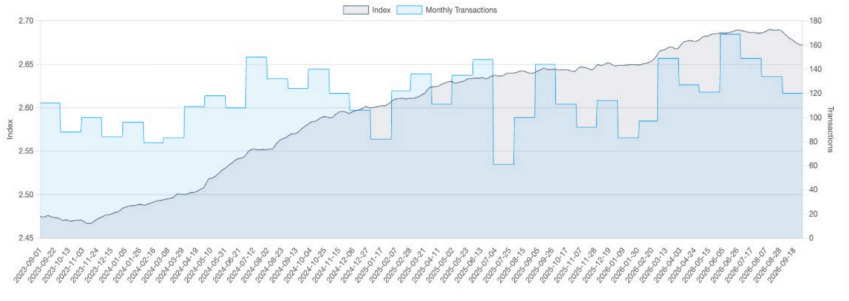
RENO

	INDEX CHANGE	TRANSACTIONS CHANGE
1 YEAR	0.74%	0.00%
2 YEAR	4.97%	-8.18%
3 YEAR	10.46%	5.11%



SPARKS

	INDEX CHANGE	TRANSACTIONS CHANGE
1 YEAR	1.05%	-16.67%
2 YEAR	3.53%	-3.23%
3 YEAR	8.10%	7.14%



Questions or comments?
Contact report author, Jonathan Miller, at jmiller@streetmatrix.net.
For details on how this report was created, please see our report methodology.
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