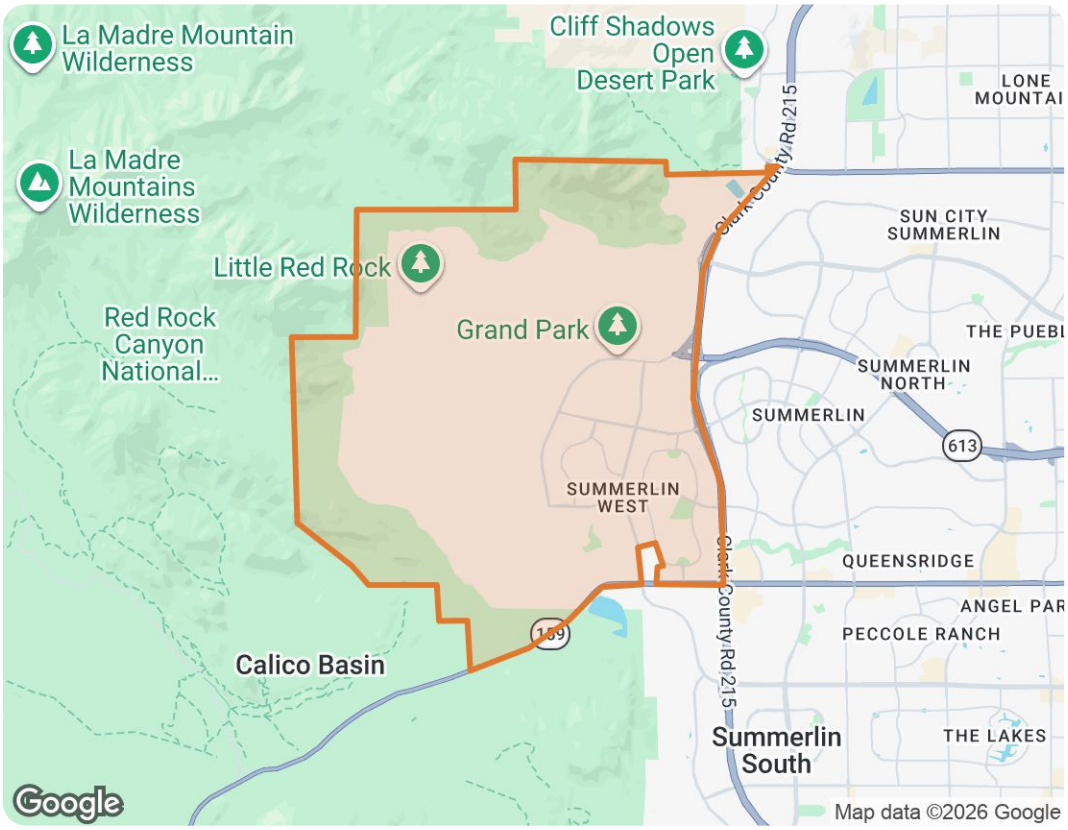
Las Vegas, NV 89138



Realtor Rick Goretski

Realtor

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Las Vegas, NV 89138

Market Trends

Market Trends for Las Vegas, NV 89138

Single Family + Condo/Townhouse/Apt.

October 2026

Market Type

Seller's Market | Balanced Market | Buyer's Market

Key Details

Months of Inventory	Sold to List Price %	Median Days in RPR	Median Sold Price
4.99	95.8%	43	$710,000
↓ 11.99% MoM	↓ 0.98% MoM	↑ 10.26% MoM	↓ 5.21% MoM

October 2026 Median Estimated Property Value

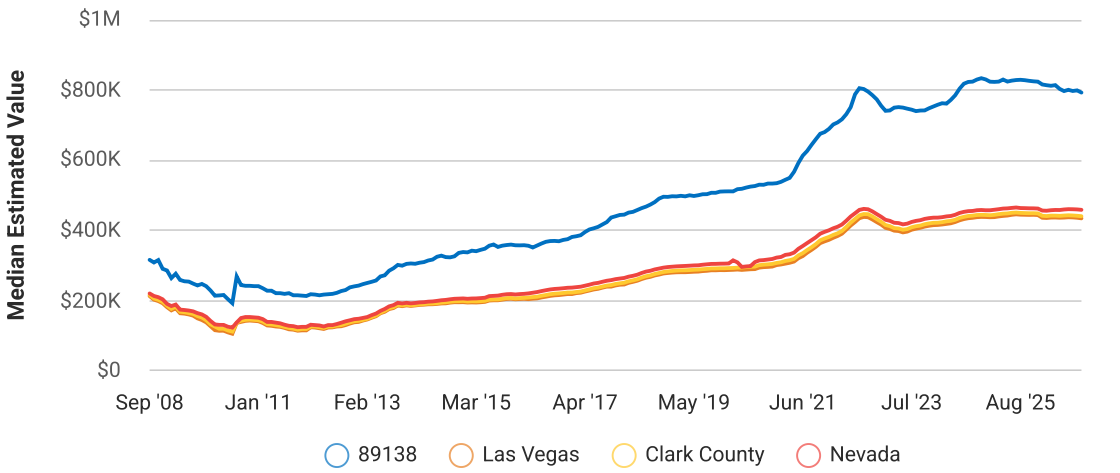
Single Family + Condo/Townhouse/Apt.

This graphic displays property estimates for a market area and a subject property, where one has been selected. Estimated property values are generated by a valuation model and are not formal appraisals.

Source: Public records, and MLS sources where licensed

Update Frequency: Monthly

Median Estimated Value	Last Month Change	12 Month Change
$792,880	-0.8%	-4%



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Las Vegas, NV 89138

October 2026 Active Listings

Las Vegas, NV 89138

Single Family + Condo/Townhouse/Apt.

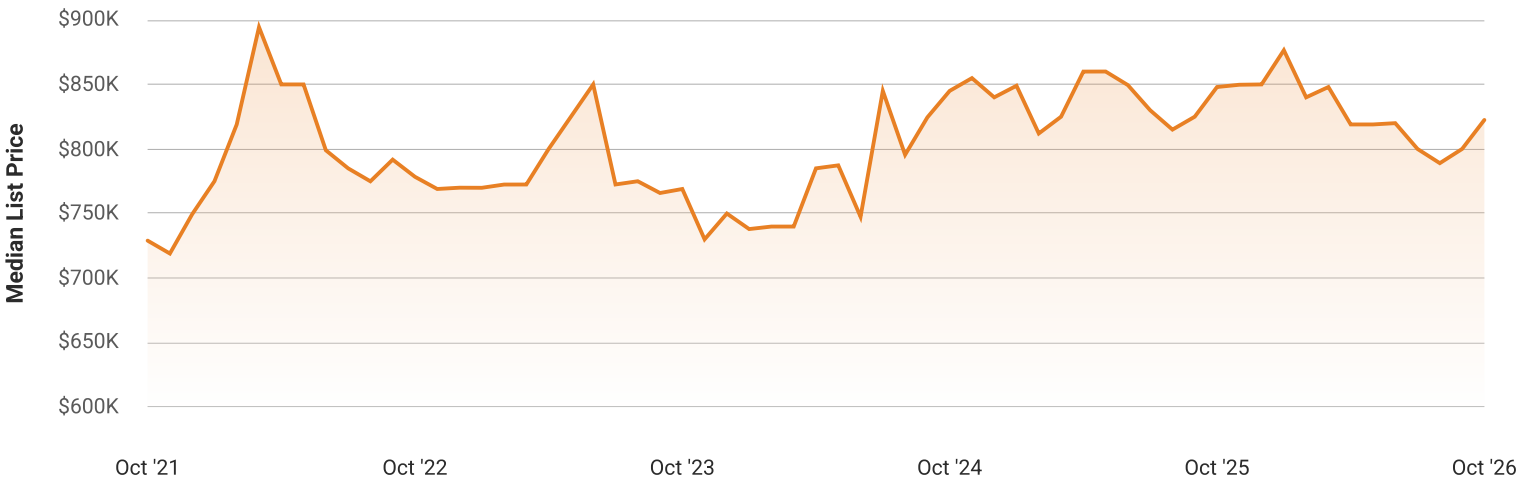
This graphic summarizes key statistics for properties that were in an active status on the last day of each month. RPR uses list date and a derived pending date to determine if the listing was active on the last day of the month. An end-of-month snapshot of active listings helps to understand inventory levels, price points and duration on the market.

Source: Listing sources

Update Frequency: Monthly

Median List Price - $822,500

↑ 2.8% Month over Month



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Las Vegas, NV 89138

October 2026 Sold Listings

Las Vegas, NV 89138

Single Family + Condo/Townhouse/Apt.

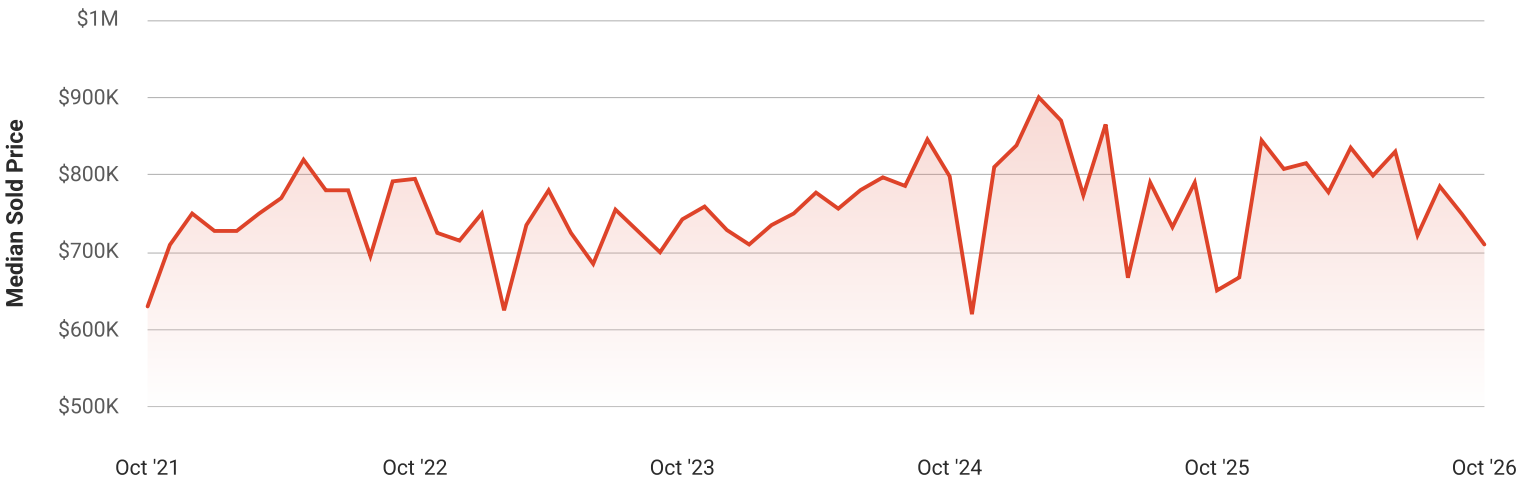
This graphic summarizes key statistics for properties that sold each month. RPR uses a derived sold date to determine when a property moved into a sold status within the given month. These statistics are important for understanding the price points on sold properties as well as the difference between the list price and sold price, which reveals whether buyers are paying over or under the asking price.

Source: Listing sources

Update Frequency: Monthly

Median Sold Price - $710,000

↓ **5.2%** Month over Month



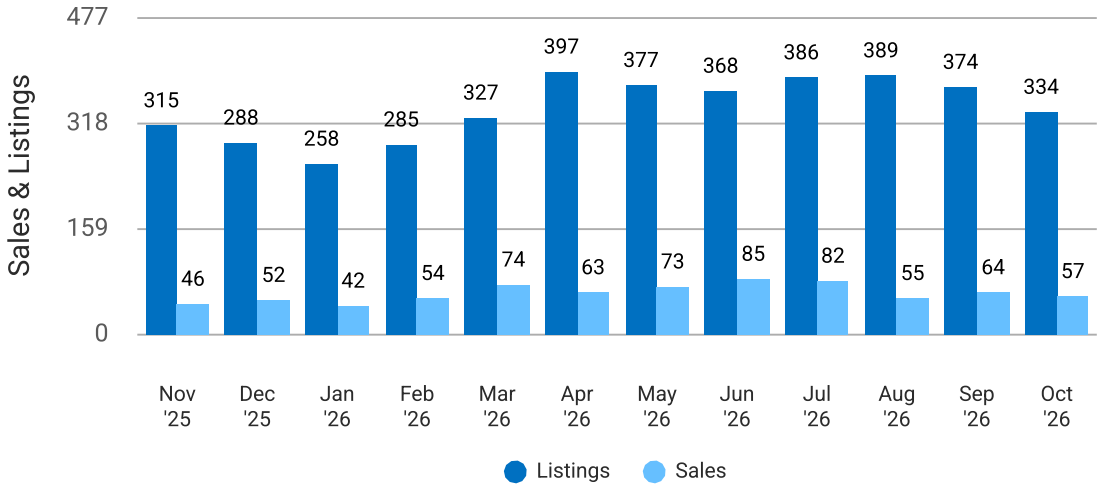
Total Sales and Active Listings in Las Vegas, NV 89138

Single Family + Condo/Townhouse/Apt.

This graph compares the number of sales with the number of active listings in the local market.

Source: MLS data where licensed

Update Frequency: Monthly



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Las Vegas, NV 89138

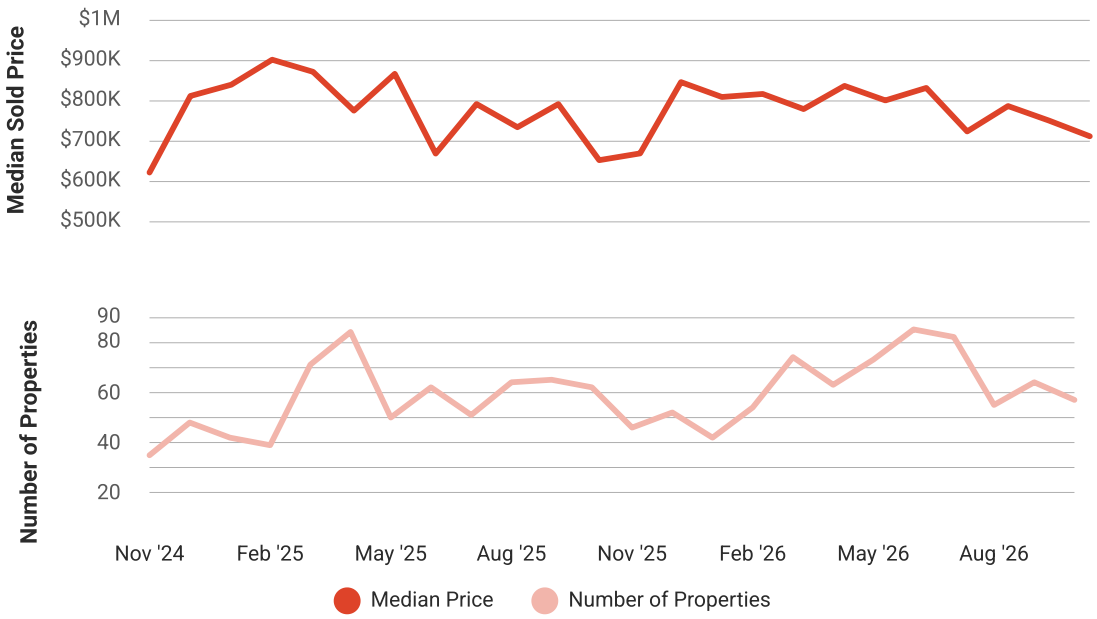
Median Sold Price vs Sold Listings in Las Vegas, NV 89138

Single Family + Condo/Townhouse/Apt.

This chart compares the trend of median sold price and number of sold listings for the given location.

Source: Listing Data

Update Frequency: Monthly



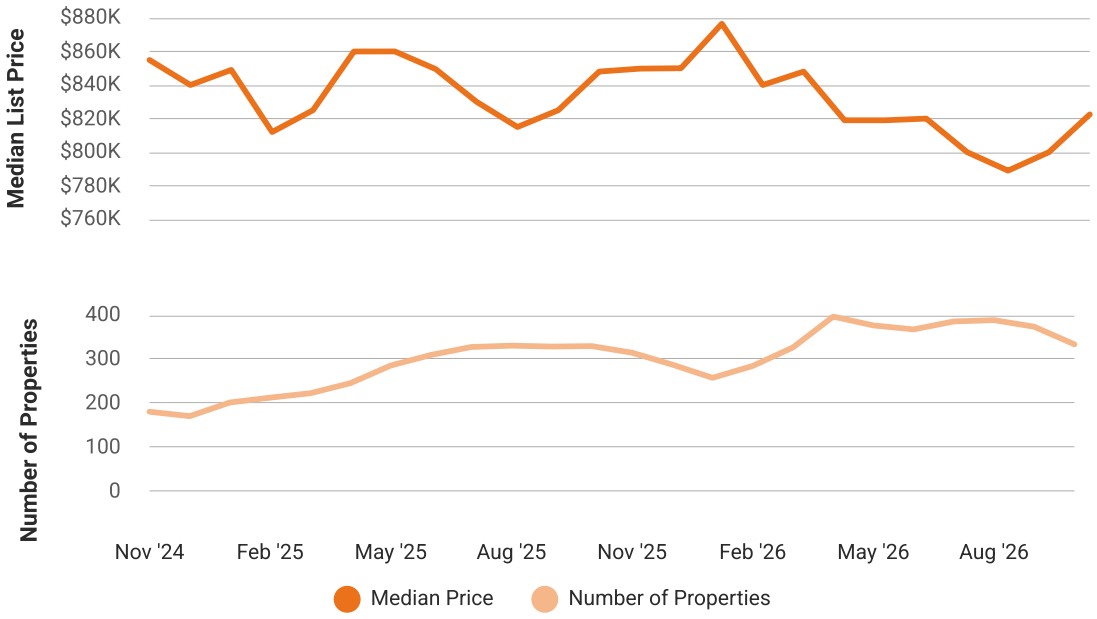
Median List Price vs Active Listings in Las Vegas, NV 89138

Single Family + Condo/Townhouse/Apt.

This chart compares the trend of median list price and number of active properties for the given location.

Source: Listing Data

Update Frequency: Monthly



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Las Vegas, NV 89138

Market Snapshot

Value and Price Changes

	Current	Last Month	Last 3 Months	Last 12 Months	Last 24 Months	Last 36 Months
Median Est. Property Value Last Updated: 10/31/2026	$792,880	$799,100 -0.78%	$800,700 -0.98%	$826,320 -4.05%	$830,050 -4.48%	$741,980 +6.86%
Median Sold Price Last Updated: 10/31/2026	$710,000	$749,000 -5.21%	$722,000 -1.66%	$650,715 +9.11%	$798,000 -11.03%	$742,500 -4.38%
Median List Price Last Updated: 10/31/2026	$822,500	$799,999 +2.81%	$799,999 +2.81%	$848,000 -3.01%	$845,000 -2.66%	$769,000 +6.96%

About this Data: Because some brokerages may choose not to include their MLS listing content within the RPR platform, the analysis contained in this report may not have been created using all the available listing data within this geographical market.
Median estimated property values are generated by a valuation model and are not formal appraisals. Valuations are based on public records and MLS data where licensed. The Metrics displayed here reflect **All Residential Single Family, Condo, Townhouse and Apartment properties** data.

Market Activity

Market Activity Filters

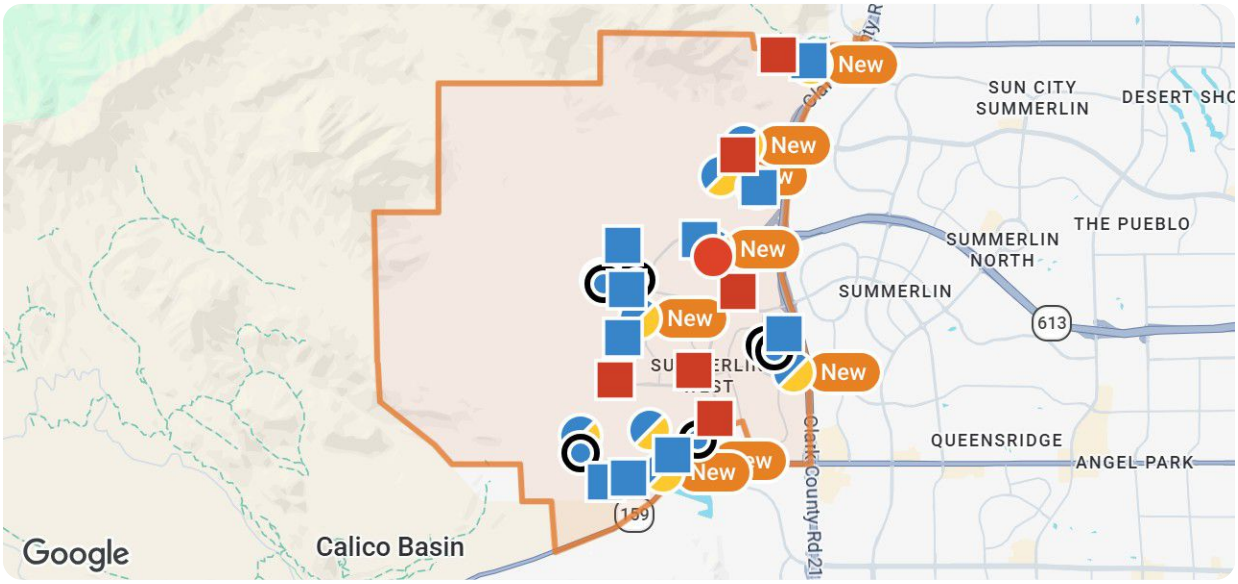
Sort Order: Recently updated
Maximum Properties Per Change Type: 10
Change Types: New Listings, Distressed, Pending, Closed
Property Types: Single Family, Condo/Townhouse/Apt, CoOp
Property Features: Sale Price: Any, Lease Price: Any, Beds: Any, Baths: Any, Living Area: Any, Lot Size: Any, Year Built: Any

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Las Vegas, NV 89138

Summary

For Sale Activity in the Last 3 Months



Legend

- For Sale Pending
- Distressed For Sale or Lease
- For Sale / Lease
- Recently Closed
- Distressed

	New	Pending	Closed	Distressed
Number of Properties	10	10	10	7
Lowest Listing Price / Est.Value	$410,000	$424,750	$504,000	$558,480
Median Listing Price / Est.Value	$1,083,000	$517,490	$740,000	$894,480
Highest Listing Price / Est.Value	$2,099,000	$2,100,000	$1,579,000	$2,321,280
Average Price / sqft	$435	$356	$379	$400
Median Price / sqft	$391	$314	$388	$347
Average Days in RPR	17	70	58	81
Median Days in RPR	6	69	34	81
Total Volume	$11,253,400	$7,809,980	$8,874,000	$7,592,940
Source	Listings	Listings	Public Records & Listings	Public Records & Listings

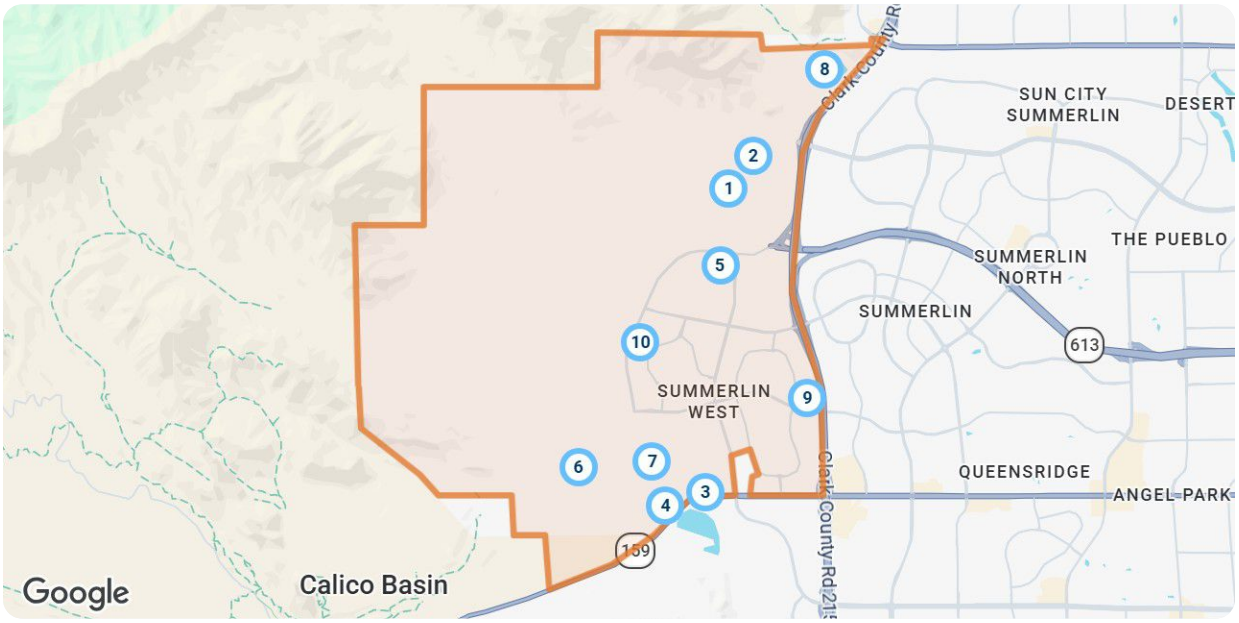
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Las Vegas, NV 89138

Market Activity Breakdown

New

Source: Listings



Legend

Active For Sale

New: 10 properties	Property Type	Beds / Baths	Living Area (sq ft)	Lot Size	Year Built	List Date / Days in RPR	List Price / $ Per Sq Ft
1  **1578 Crowned Eagle St** **Las Vegas, NV 89138** MLS ID: 2834321 Active / For Sale and For Lease *Listing Courtesy of Realty ONE Group, Inc*	Single Family	5/4	2,460	3,485 sqft	2024	11/17/2026 1 day	$865,000 $352/sq ft
2  **11617 Falcon Gorge Ave** **Las Vegas, NV 89138** MLS ID: 2832516 Active / For Sale and For Lease *Listing Courtesy of Huntington & Ellis, A Real Est*	Single Family	3/3	2,335	6,098 sqft	2023	11/6/2026 12 days	$891,000 $382/sq ft
3  **1059 Garden Cress Ct** **Las Vegas, NV 89138** MLS ID: 2832508 Active / For Sale and For Lease *Listing Courtesy of LIFE Realty District*	Single Family	3/3	1,740	3,049 sqft	2005	11/8/2026 10 days	$410,000 $236/sq ft
4  **12338 Valley Chase Ave** **Las Vegas, NV 89138** MLS ID: 2834062 Active / For Sale and For Lease *Listing Courtesy of Realty 360*	Single Family	5/4	3,089	8,712 sqft	2018	11/12/2026 6 days	$1,300,000 $421/sq ft
5  **650 Talon Ridge St** **Las Vegas, NV 89138** MLS ID: 2834915 Active / For Sale and For Lease *Listing Courtesy of TB Realty Las Vegas LLC*	Condo/Townhouse/Apt.	4/4	2,019	1,307 sqft	2027	11/17/2026 1 day	$625,000 $310/sq ft

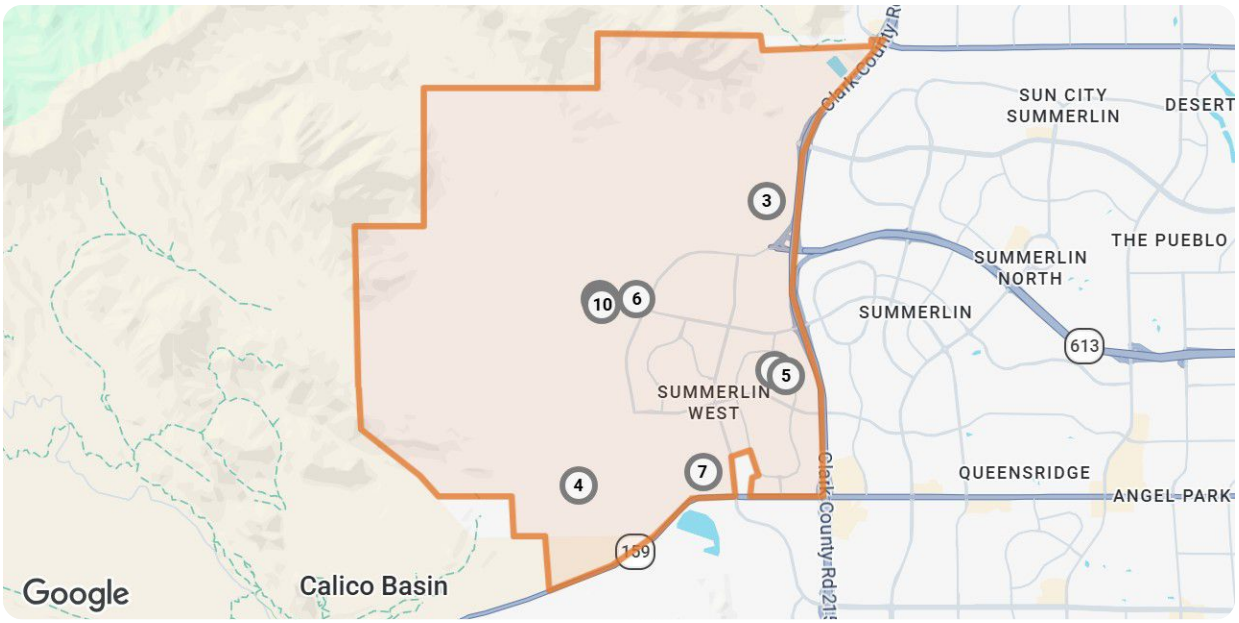
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Las Vegas, NV 89138

	New: 10 properties	Property Type	Beds / Baths	Living Area (sq ft)	Lot Size	Year Built	List Date / Days in RPR	List Price / $ Per Sq Ft
6	 **810 Bolide St** **Las Vegas, NV 89138** MLS ID: 2824580 Active / For Sale and For Lease *Listing Courtesy of Axis Real Estate LLC*	Single Family	3/3	2,817	8,276 sqft	2021	10/9/2026 40 days	$2,099,000 $745/sq ft
7	 **12284 White Landing Ct** **Las Vegas, NV 89138** MLS ID: 2811832 Active / For Sale and For Lease *Listing Courtesy of Queensridge Realty*	Single Family	4/4	3,243	0.25 acres	2014	8/26/2026 84 days	$1,299,500 $401/sq ft
8	 **3010 Full Lotus Dr** **Las Vegas, NV 89138** MLS ID: 2834074 Active / For Sale and For Lease *Listing Courtesy of Listing Haven*	Single Family	3/3	2,123	6,098 sqft	2019	11/12/2026 6 days	$1,275,000 $601/sq ft
9	 **11231 Playa Bonita Ave** **Las Vegas, NV 89138** MLS ID: 2834903 Active / For Sale and For Lease *Listing Courtesy of Vertex Realty & Property Manag*	Single Family	4/3	2,442	4,792 sqft	2003	11/17/2026 1 day	$639,000 $262/sq ft
10	 **277 Lindura Ct** **Las Vegas, NV 89138** MLS ID: 2833384 Active / For Sale and For Lease *Listing Courtesy of Douglas Elliman of Nevada LLC*	Single Family	4/4	2,863	0.31 acres	2015	11/12/2026 6 days	$1,849,900 $646/sq ft

Pending

Source: Listings



Legend

Pending

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Las Vegas, NV 89138

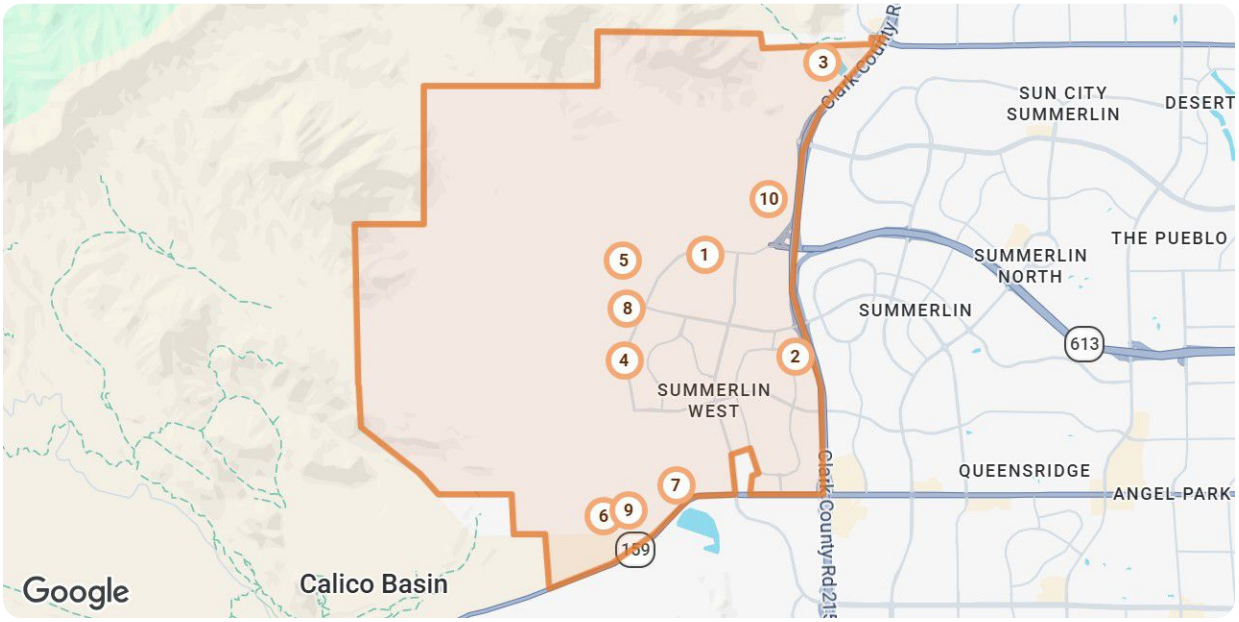
	Pending: 10 properties	Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	List Date	List Price / $ Per Sq Ft	Pending Date / Days in RPR
1	 **103 Sundial Bridge Ln** **Las Vegas, NV 89138** MLS ID: 2812158 Pending / For Sale and For Lease *Listing Courtesy of KB Home Nevada Inc*	Condo/Townhouse/Apt.	3/3	1,545	1,742 sqft 2026	8/25/2026	$424,750 $275/sq ft	11/16/2026 83 days
2	 **11424 Perugino Dr** **Las Vegas, NV 89138** MLS ID: 2821705 Pending / For Sale and For Lease *Listing Courtesy of Luxury Estates International*	Single Family	3/3	2,338	6,970 sqft 2003	9/30/2026	$975,000 $417/sq ft	11/13/2026 44 days
3	 **1459 Song Lark Ln** **Las Vegas, NV 89138** MLS ID: 2805721 Pending / For Sale and For Lease *Listing Courtesy of Real Estate Consultants of Nv*	Condo/Townhouse/Apt.	3/3	1,796	1,796 sqft 2026	8/3/2026	$514,990 $287/sq ft	11/15/2026 104 days
4	 **881 Regent Terrace Ln** **Las Vegas, NV 89138** MLS ID: 2817739 Pending / For Sale and For Lease *Listing Courtesy of BHHS Nevada Properties*	Single Family	2/2	1,232	4,356 sqft 2024	9/10/2026	$519,990 $422/sq ft	11/14/2026 65 days
5	 **11388 Orazio Dr** **Las Vegas, NV 89138** MLS ID: 2831536 Pending / For Sale and For Lease *Listing Courtesy of Raintree Real Estate*	Single Family	3/4	2,339	6,534 sqft 2004	11/3/2026	$827,000 $354/sq ft	11/13/2026 10 days
6	 **192 Rambling Vista St** **Las Vegas, NV 89138** MLS ID: 2806498 Pending / For Sale and For Lease *Listing Courtesy of TB Realty Las Vegas LLC*	Single Family	4/6	3,083	8,276 sqft 2026	8/6/2026	$2,100,000 $681/sq ft	9/11/2026 36 days
7	 **926 Loma Bonita Pl** **Las Vegas, NV 89138** MLS ID: 2824131 Pending / For Sale and For Lease *Listing Courtesy of Realty ONE Group, Inc*	Single Family	4/4	3,423	9,148 sqft 2006	10/5/2026	$1,125,000 $329/sq ft	11/12/2026 38 days
8	 **88 Hornbeck Ln** **Las Vegas, NV 89138** MLS ID: 2774924 Pending / For Sale *Listing Courtesy of KB Home Nevada Inc*	Condo/Townhouse/Apt.	2/3	1,430	1,742 sqft 2026	4/21/2026	$428,750 $300/sq ft	8/27/2026 128 days
9	 **107 Sundial Bridge Ln** **Las Vegas, NV 89138** MLS ID: 2812160 Pending / For Sale and For Lease *Listing Courtesy of KB Home Nevada Inc*	Condo/Townhouse/Apt.	3/3	1,809	1,742 sqft 2026	8/25/2026	$444,750 $246/sq ft	11/6/2026 73 days
10	 **140 Sundial Bridge Ln** **Las Vegas, NV 89138** MLS ID: 2792595 Pending / For Sale *Listing Courtesy of KB Home Nevada Inc*	Condo/Townhouse/Apt.	3/3	1,809	1,742 sqft 2026	6/17/2026	$449,750 $249/sq ft	10/15/2026 120 days

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Las Vegas, NV 89138

Closed

Source: Public Records and Listings



Closed: 10 properties	Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	Closed Date / Days in RPR	Closed Price / $ Per Sq Ft	List to Sold Price %
1  **11977 Angle Cliff Ave** **Las Vegas, NV 89138** MLS ID: 2812403 Closed / For Sale and For Lease *Courtesy of New Door Residential*	Condo/Townhouse/Apt.	3/3	1,824	2,614 sqft 2025	11/16/2026 82 days	$570,000 $313/sq ft	↓ 1.53%
2  **11242 Revelry Ln** **Las Vegas, NV 89138** MLS ID: 2826269 Closed / For Sale and For Lease *Courtesy of LPT Realty, LLC*	Single Family	3/2	1,667	5,227 sqft 2003	11/17/2026 27 days	$504,000 $302/sq ft	↓ 2.14%
3  **3060 Full Lotus Dr** **Las Vegas, NV 89138** MLS ID: 2826142 Closed / For Sale and For Lease *Courtesy of Las Vegas Sotheby's Int'l*	Single Family	3/3	2,452	6,534 sqft 2019	11/17/2026 34 days	$1,240,000 $506/sq ft	↓ 2.75%
4  **128 Springbough Ln** **Las Vegas, NV 89138** Closed / Public Record	Single Family	–/–	–	2,683 sqft –	11/3/2026 – days	$982,000 –/sq ft	–
5  **12470 Madison Park Pl** **Las Vegas, NV 89138** MLS ID: 2825604 Closed / For Sale and For Lease *Courtesy of HomePlus Realty LLC*	Single Family	3/2	1,631	5,663 sqft 2025	11/16/2026 26 days	$660,000 $405/sq ft	↓ 3.65%

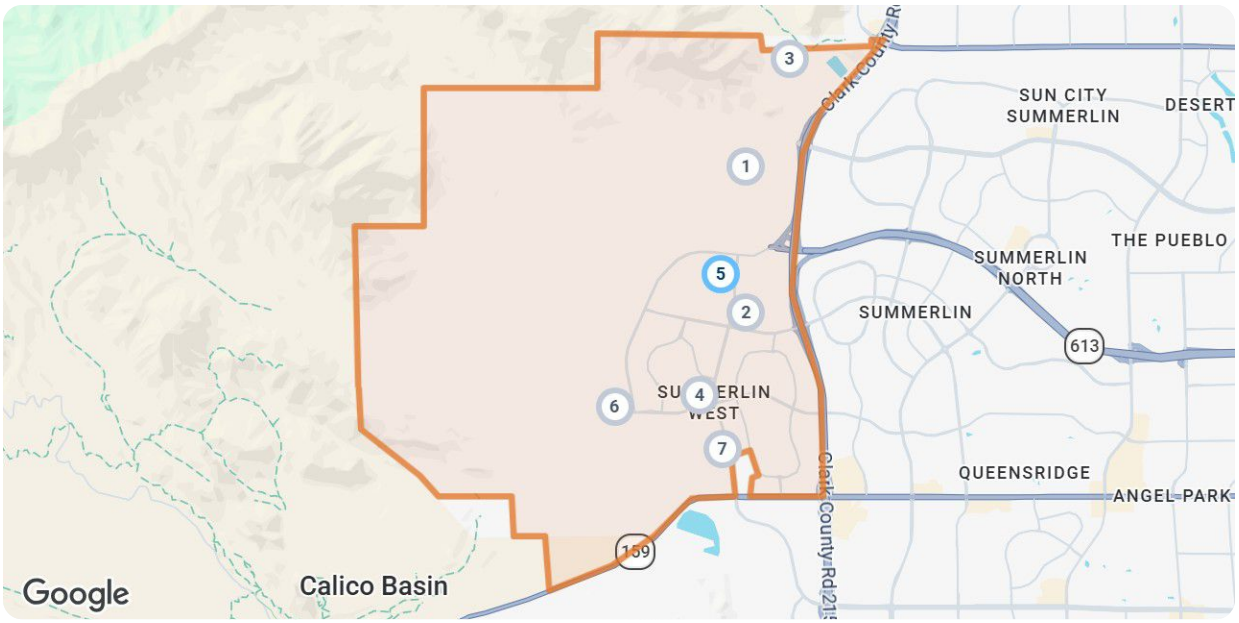
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Las Vegas, NV 89138

Closed: 10 properties	Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	Closed Date / Days in RPR	Closed Price / $ Per Sq Ft	List to Sold Price %
6  **924 Calluna Hills Ln** **Las Vegas, NV 89138** MLS ID: 2817308 Closed / For Sale and For Lease *Courtesy of Elevate Real Estate Group*	Single Family	3/2	1,952	5,227 sqft 2022	11/16/2026 54 days	$820,000 $420/sq ft	↓ 2.96%
7  **12204 Capilla Real Ave** **Las Vegas, NV 89138** MLS ID: 2821151 Closed / For Sale and For Lease *Courtesy of Cofield Real Estate*	Single Family	3/3	1,975	5,663 sqft 2005	11/16/2026 25 days	$595,000 $301/sq ft	↓ 4.03%
8  **51 Parkwood Ridge St** **Las Vegas, NV 89138** MLS ID: 2768069 Closed / For Sale and For Lease *Courtesy of New Door Residential*	Single Family	4/5	4,065	7,405 sqft 2025	11/16/2026 198 days	$1,579,000 $388/sq ft	↓ 12.24%
9  **12390 Tudor Arch Dr** **Las Vegas, NV 89138** MLS ID: 2814166 Closed / For Sale and For Lease *Courtesy of Virtue Real Estate Group*	Single Family	4/4	2,939	7,405 sqft 2019	11/16/2026 11 days	$1,375,000 $468/sq ft	–
10  **1456 Song Lark Ln** **Las Vegas, NV 89138** MLS ID: 2805727 Closed / For Sale and For Lease *Courtesy of Real Estate Consultants of Nv*	Condo/Townhouse/Apt.	3/3	1,796	1,796 sqft 2026	11/13/2026 67 days	$549,000 $306/sq ft	↓ 2.63%

Distressed

Source: Public Records and Listings



Legend

- Active For Sale
- Off Market, Hold, Withdrawn, Expired, or Canceled

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Las Vegas, NV 89138

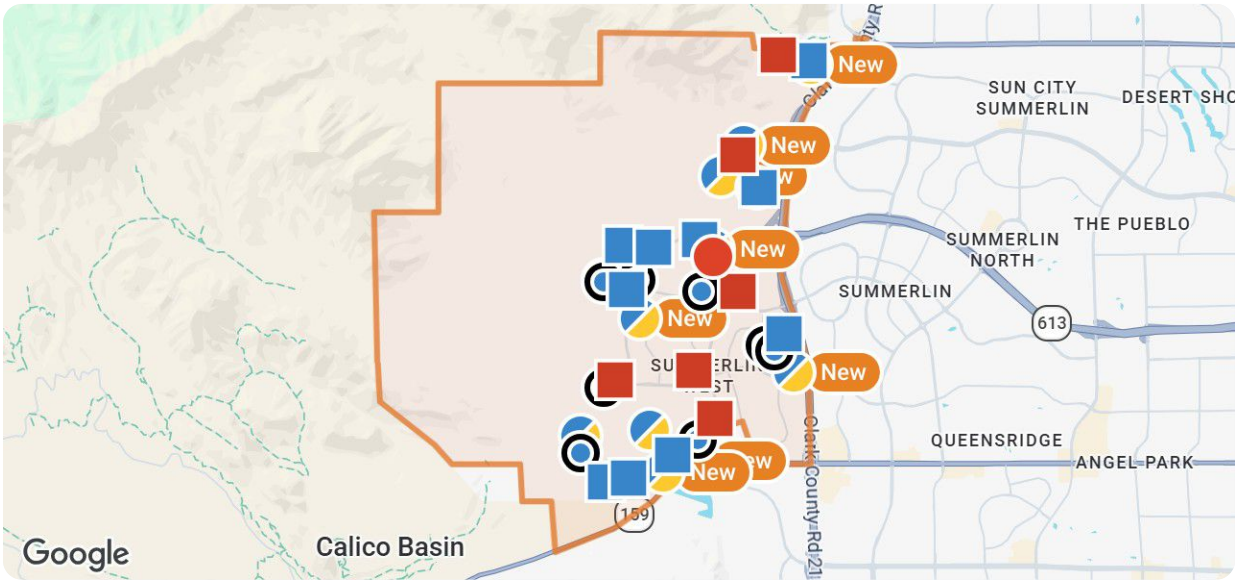
	Distressed: 7 properties	Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	List Date / Days in RPR	List Price / $ Per Sq Ft	Distressed Date / Type
1	 **11647 Gentle Birdsong Ave** **Las Vegas, NV 89138** Off Market / Public Record	Single Family	3/3	2,412	3,019 sqft 2023	– – days	– $311/sq ft	11/4/2026 Notice of Foreclosure Sale
2	 **281 Gandara St** **Las Vegas, NV 89138** Off Market / Public Record	Single Family	3/3	2,016	9,230 sqft 2024	– – days	– $459/sq ft	10/5/2026 Notice of Foreclosure Sale
3	 **3101 Greenscape Ln** **Las Vegas, NV 89138** Off Market / Public Record	Single Family	3/4	3,451	0.33 acres 2018	– – days	– $673/sq ft	11/2/2026 Notice of Default
4	 **11844 Mino Rio Ave** **Las Vegas, NV 89138** Off Market / Public Record	Single Family	4/3	2,580	7,340 sqft 2016	– – days	– $347/sq ft	9/21/2026 Notice of Default
5	 **11872 Pelican Butte Ave** **Las Vegas, NV 89138** MLS ID: 2813223 Active / For Sale and For Lease *Listing Courtesy of Infobroker Realty*	Single Family	4/3	2,002	3,485 sqft 2022	8/29/2026 81 days	$599,000 $299/sq ft	9/15/2026 Notice of Default
6	 **12403 Sunset Sage Ave** **Las Vegas, NV 89138** Off Market / Public Record	Single Family	5/5	3,702	5,611 sqft 2021	– – days	– $417/sq ft	10/13/2026 Notice of Default
7	 **11837 Arenoso Dr** **Las Vegas, NV 89138** Off Market / Public Record	Single Family	3/3	1,882	3,920 sqft 2006	– – days	– $297/sq ft	9/3/2026 Notice of Default

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Las Vegas, NV 89138

Summary

For Lease Activity in the Last 3 Months



Legend

- For Sale Pending
- Distressed For Sale or Lease
- For Sale / Lease
- Recently Closed
- Distressed

	New	Pending	Closed	Distressed
Number of Properties	10	10	10	7
Lowest Listing Price / Est.Value	$410,000	$424,750	$504,000	$558,480
Median Listing Price / Est.Value	$1,083,000	$833,500	$740,000	$894,480
Highest Listing Price / Est.Value	$2,099,000	$2,100,000	$1,579,000	$2,321,280
Average Price / sqft	$435	$383	$383	$400
Median Price / sqft	$391	$362	$397	$347
Average Days in RPR	17	59	88	81
Median Days in RPR	6	55	44	81
Total Volume	$11,253,400	$8,620,479	$9,176,000	$7,592,940
Source	Listings	Listings	Public Records & Listings	Public Records & Listings

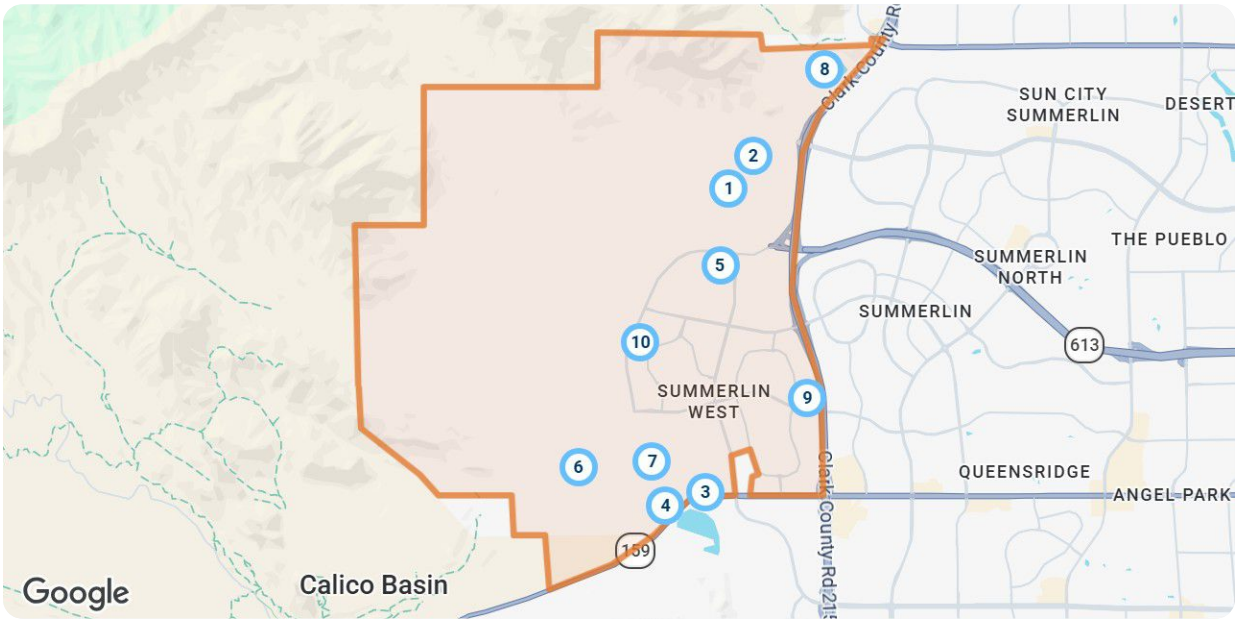
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Las Vegas, NV 89138

Market Activity Breakdown

New

Source: Listings



Legend

Active For Sale

New: 10 properties	Property Type	Beds / Baths	Living Area (sq ft)	Lot Size	Year Built	List Date / Days in RPR	List Price / $ Per Sq Ft
1  **1578 Crowned Eagle St** **Las Vegas, NV 89138** MLS ID: 2834321 Active / For Sale and For Lease *Listing Courtesy of Realty ONE Group, Inc*	Single Family	5/4	2,460	3,485 sqft	2024	11/17/2026 1 day	$865,000 $352/sq ft
2  **11617 Falcon Gorge Ave** **Las Vegas, NV 89138** MLS ID: 2832516 Active / For Sale and For Lease *Listing Courtesy of Huntington & Ellis, A Real Est*	Single Family	3/3	2,335	6,098 sqft	2023	11/6/2026 12 days	$891,000 $382/sq ft
3  **1059 Garden Cress Ct** **Las Vegas, NV 89138** MLS ID: 2832508 Active / For Sale and For Lease *Listing Courtesy of LIFE Realty District*	Single Family	3/3	1,740	3,049 sqft	2005	11/8/2026 10 days	$410,000 $236/sq ft
4  **12338 Valley Chase Ave** **Las Vegas, NV 89138** MLS ID: 2834062 Active / For Sale and For Lease *Listing Courtesy of Realty 360*	Single Family	5/4	3,089	8,712 sqft	2018	11/12/2026 6 days	$1,300,000 $421/sq ft
5  **650 Talon Ridge St** **Las Vegas, NV 89138** MLS ID: 2834915 Active / For Sale and For Lease *Listing Courtesy of TB Realty Las Vegas LLC*	Condo/Townhouse/Apt.	4/4	2,019	1,307 sqft	2027	11/17/2026 1 day	$625,000 $310/sq ft

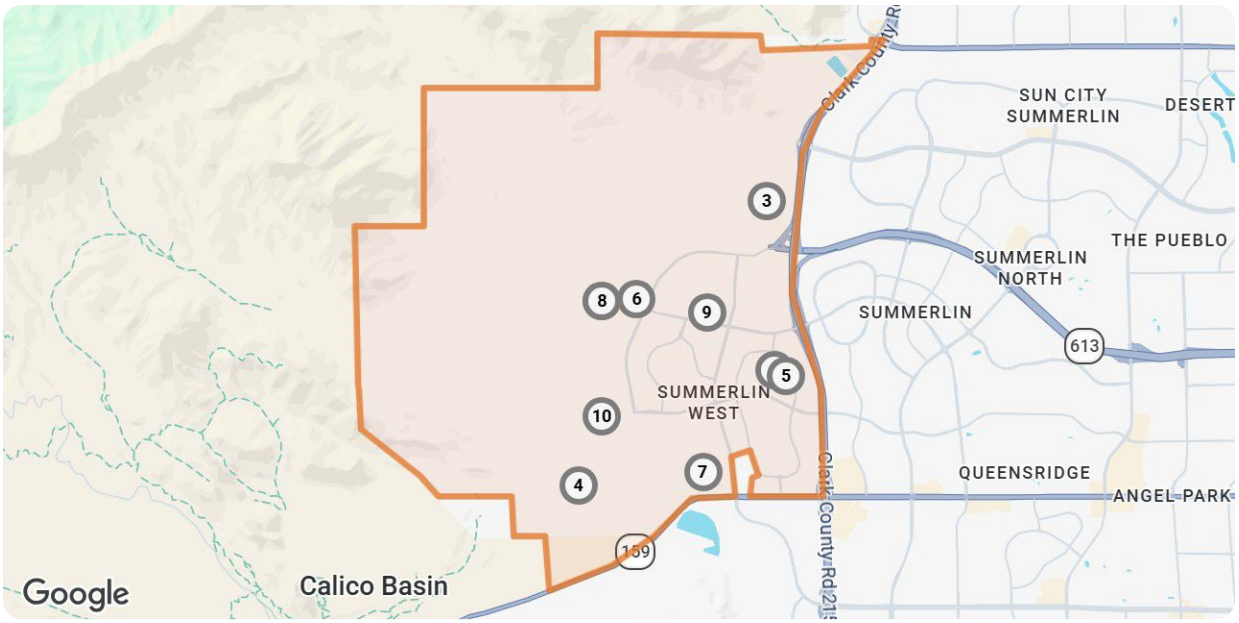
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Las Vegas, NV 89138

New: 10 properties	Property Type	Beds / Baths	Living Area (sq ft)	Lot Size	Year Built	List Date / Days in RPR	List Price / $ Per Sq Ft
6  **810 Bolide St** **Las Vegas, NV 89138** MLS ID: 2824580 Active / For Sale and For Lease *Listing Courtesy of Axis Real Estate LLC*	Single Family	3/3	2,817	8,276 sqft	2021	10/9/2026 40 days	$2,099,000 $745/sq ft
7  **12284 White Landing Ct** **Las Vegas, NV 89138** MLS ID: 2811832 Active / For Sale and For Lease *Listing Courtesy of Queensridge Realty*	Single Family	4/4	3,243	0.25 acres	2014	8/26/2026 84 days	$1,299,500 $401/sq ft
8  **3010 Full Lotus Dr** **Las Vegas, NV 89138** MLS ID: 2834074 Active / For Sale and For Lease *Listing Courtesy of Listing Haven*	Single Family	3/3	2,123	6,098 sqft	2019	11/12/2026 6 days	$1,275,000 $601/sq ft
9  **11231 Playa Bonita Ave** **Las Vegas, NV 89138** MLS ID: 2834903 Active / For Sale and For Lease *Listing Courtesy of Vertex Realty & Property Manag*	Single Family	4/3	2,442	4,792 sqft	2003	11/17/2026 1 day	$639,000 $262/sq ft
10  **277 Lindura Ct** **Las Vegas, NV 89138** MLS ID: 2833384 Active / For Sale and For Lease *Listing Courtesy of Douglas Elliman of Nevada LLC*	Single Family	4/4	2,863	0.31 acres	2015	11/12/2026 6 days	$1,849,900 $646/sq ft

Pending

Source: Listings



Legend

Pending

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Las Vegas, NV 89138

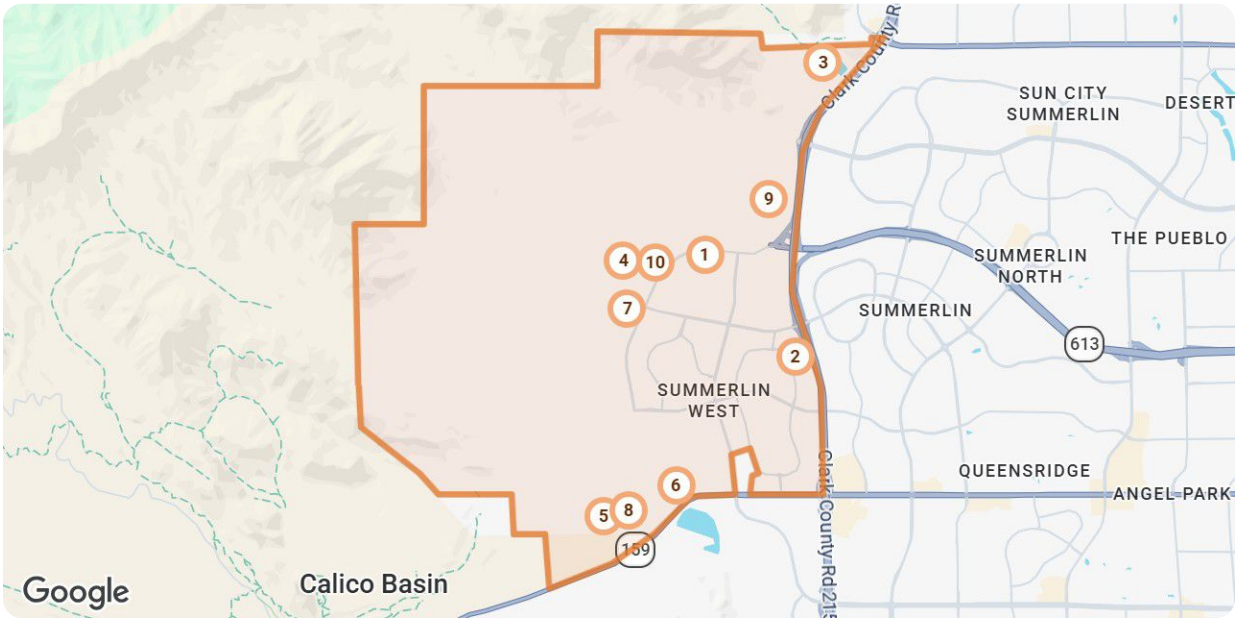
	Pending: 10 properties	Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	List Date	List Price / $ Per Sq Ft	Pending Date / Days in RPR
1	 **103 Sundial Bridge Ln** **Las Vegas, NV 89138** MLS ID: 2812158 Pending / For Sale and For Lease *Listing Courtesy of KB Home Nevada Inc*	Condo/Townhouse/Apt.	3/3	1,545	1,742 sqft 2026	8/25/2026	$424,750 $275/sq ft	11/16/2026 83 days
2	 **11424 Perugino Dr** **Las Vegas, NV 89138** MLS ID: 2821705 Pending / For Sale and For Lease *Listing Courtesy of Luxury Estates International*	Single Family	3/3	2,338	6,970 sqft 2003	9/30/2026	$975,000 $417/sq ft	11/13/2026 44 days
3	 **1459 Song Lark Ln** **Las Vegas, NV 89138** MLS ID: 2805721 Pending / For Sale and For Lease *Listing Courtesy of Real Estate Consultants of Nv*	Condo/Townhouse/Apt.	3/3	1,796	1,796 sqft 2026	8/3/2026	$514,990 $287/sq ft	11/15/2026 104 days
4	 **881 Regent Terrace Ln** **Las Vegas, NV 89138** MLS ID: 2817739 Pending / For Sale and For Lease *Listing Courtesy of BHHS Nevada Properties*	Single Family	2/2	1,232	4,356 sqft 2024	9/10/2026	$519,990 $422/sq ft	11/14/2026 65 days
5	 **11388 Orazio Dr** **Las Vegas, NV 89138** MLS ID: 2831536 Pending / For Sale and For Lease *Listing Courtesy of Raintree Real Estate*	Single Family	3/4	2,339	6,534 sqft 2004	11/3/2026	$827,000 $354/sq ft	11/13/2026 10 days
6	 **192 Rambling Vista St** **Las Vegas, NV 89138** MLS ID: 2806498 Pending / For Sale and For Lease *Listing Courtesy of TB Realty Las Vegas LLC*	Single Family	4/6	3,083	8,276 sqft 2026	8/6/2026	$2,100,000 $681/sq ft	9/11/2026 36 days
7	 **926 Loma Bonita Pl** **Las Vegas, NV 89138** MLS ID: 2824131 Pending / For Sale and For Lease *Listing Courtesy of Realty ONE Group, Inc*	Single Family	4/4	3,423	9,148 sqft 2006	10/5/2026	$1,125,000 $329/sq ft	11/12/2026 38 days
8	 **107 Sundial Bridge Ln** **Las Vegas, NV 89138** MLS ID: 2812160 Pending / For Sale and For Lease *Listing Courtesy of KB Home Nevada Inc*	Condo/Townhouse/Apt.	3/3	1,809	1,742 sqft 2026	8/25/2026	$444,750 $246/sq ft	11/6/2026 73 days
9	 **109 Agnew St** **Las Vegas, NV 89138** MLS ID: 2823110 Pending / For Sale and For Lease *Listing Courtesy of Real Broker LLC*	Single Family	4/3	2,290	6,098 sqft 2023	9/30/2026	$849,000 $371/sq ft	11/2/2026 33 days
10	 **373 Coastal Redwood St** **Las Vegas, NV 89138** MLS ID: 2799902 Pending / For Sale and For Lease *Listing Courtesy of Compass Realty & Management*	Single Family	3/3	1,850	6,970 sqft 2020	7/14/2026	$839,999 $454/sq ft	10/28/2026 106 days

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Las Vegas, NV 89138

Closed

Source: Public Records and Listings



Closed: 10 properties	Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	Closed Date / Days in RPR	Closed Price / $ Per Sq Ft	List to Sold Price %
1  **11977 Angle Cliff Ave** **Las Vegas, NV 89138** MLS ID: 2812403 Closed / For Sale and For Lease *Courtesy of New Door Residential*	Condo/Townhouse/Apt.	3/3	1,824	2,614 sqft 2025	11/16/2026 82 days	$570,000 $313/sq ft	↓ 1.53%
2  **11242 Revelry Ln** **Las Vegas, NV 89138** MLS ID: 2826269 Closed / For Sale and For Lease *Courtesy of LPT Realty, LLC*	Single Family	3/2	1,667	5,227 sqft 2003	11/17/2026 27 days	$504,000 $302/sq ft	↓ 2.14%
3  **3060 Full Lotus Dr** **Las Vegas, NV 89138** MLS ID: 2826142 Closed / For Sale and For Lease *Courtesy of Las Vegas Sotheby's Int'l*	Single Family	3/3	2,452	6,534 sqft 2019	11/17/2026 34 days	$1,240,000 $506/sq ft	↓ 2.75%
4  **12470 Madison Park Pl** **Las Vegas, NV 89138** MLS ID: 2825604 Closed / For Sale and For Lease *Courtesy of HomePlus Realty LLC*	Single Family	3/2	1,631	5,663 sqft 2025	11/16/2026 26 days	$660,000 $405/sq ft	↓ 3.65%
5  **924 Calluna Hills Ln** **Las Vegas, NV 89138** MLS ID: 2817308 Closed / For Sale and For Lease *Courtesy of Elevate Real Estate Group*	Single Family	3/2	1,952	5,227 sqft 2022	11/16/2026 54 days	$820,000 $420/sq ft	↓ 2.96%

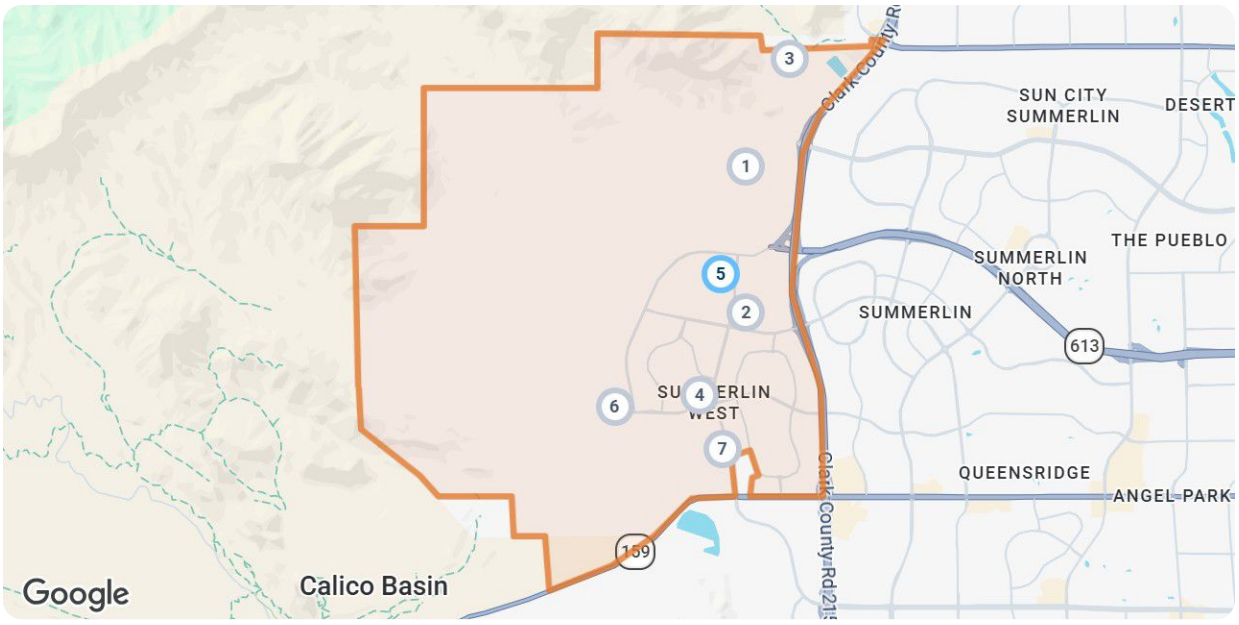
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Las Vegas, NV 89138

	Closed: 10 properties	Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	Closed Date / Days in RPR	Closed Price / $ Per Sq Ft	List to Sold Price %
6	 **12204 Capilla Real Ave** **Las Vegas, NV 89138** MLS ID: 2821151 Closed / For Sale and For Lease *Courtesy of Cofield Real Estate*	Single Family	3/3	1,975	5,663 sqft 2005	11/16/2026 25 days	$595,000 $301/sq ft	↓ 4.03%
7	 **51 Parkwood Ridge St** **Las Vegas, NV 89138** MLS ID: 2768069 Closed / For Sale and For Lease *Courtesy of New Door Residential*	Single Family	4/5	4,065	7,405 sqft 2025	11/16/2026 198 days	$1,579,000 $388/sq ft	↓ 12.24%
8	 **12390 Tudor Arch Dr** **Las Vegas, NV 89138** MLS ID: 2814166 Closed / For Sale and For Lease *Courtesy of Virtue Real Estate Group*	Single Family	4/4	2,939	7,405 sqft 2019	11/16/2026 11 days	$1,375,000 $468/sq ft	–
9	 **1456 Song Lark Ln** **Las Vegas, NV 89138** MLS ID: 2805727 Closed / For Sale and For Lease *Courtesy of Real Estate Consultants of Nv*	Condo/Townhouse/Apt.	3/3	1,796	1,796 sqft 2026	11/13/2026 67 days	$549,000 $306/sq ft	↓ 2.63%
10	 **597 Stowell Ave** **Las Vegas, NV 89138** MLS ID: 2725067 Closed / For Sale and For Lease *Courtesy of Real Estate Consultants of Nv*	Single Family	3/4	3,043	8,890 sqft 2025	11/13/2026 356 days	$1,284,000 $422/sq ft	↓ 3.09%

Distressed

Source: Public Records and Listings



Legend

- Active For Sale
- Off Market, Hold, Withdrawn, Expired, or Canceled

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	Distressed: 7 properties	Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	List Date / Days in RPR	List Price / $ Per Sq Ft	Distressed Date / Type
1	 **11647 Gentle Birdsong Ave** **Las Vegas, NV 89138** Off Market / Public Record	Single Family	3/3	2,412	3,019 sqft 2023	– – days	– $311/sq ft	11/4/2026 Notice of Foreclosure Sale
2	 **281 Gandara St** **Las Vegas, NV 89138** Off Market / Public Record	Single Family	3/3	2,016	9,230 sqft 2024	– – days	– $459/sq ft	10/5/2026 Notice of Foreclosure Sale
3	 **3101 Greenscape Ln** **Las Vegas, NV 89138** Off Market / Public Record	Single Family	3/4	3,451	0.33 acres 2018	– – days	– $673/sq ft	11/2/2026 Notice of Default
4	 **11844 Mino Rio Ave** **Las Vegas, NV 89138** Off Market / Public Record	Single Family	4/3	2,580	7,340 sqft 2016	– – days	– $347/sq ft	9/21/2026 Notice of Default
5	 **11872 Pelican Butte Ave** **Las Vegas, NV 89138** MLS ID: 2813223 Active / For Sale and For Lease *Listing Courtesy of Infobroker Realty*	Single Family	4/3	2,002	3,485 sqft 2022	8/29/2026 81 days	$599,000 $299/sq ft	9/15/2026 Notice of Default
6	 **12403 Sunset Sage Ave** **Las Vegas, NV 89138** Off Market / Public Record	Single Family	5/5	3,702	5,611 sqft 2021	– – days	– $417/sq ft	10/13/2026 Notice of Default
7	 **11837 Arenoso Dr** **Las Vegas, NV 89138** Off Market / Public Record	Single Family	3/3	1,882	3,920 sqft 2006	– – days	– $297/sq ft	9/3/2026 Notice of Default

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