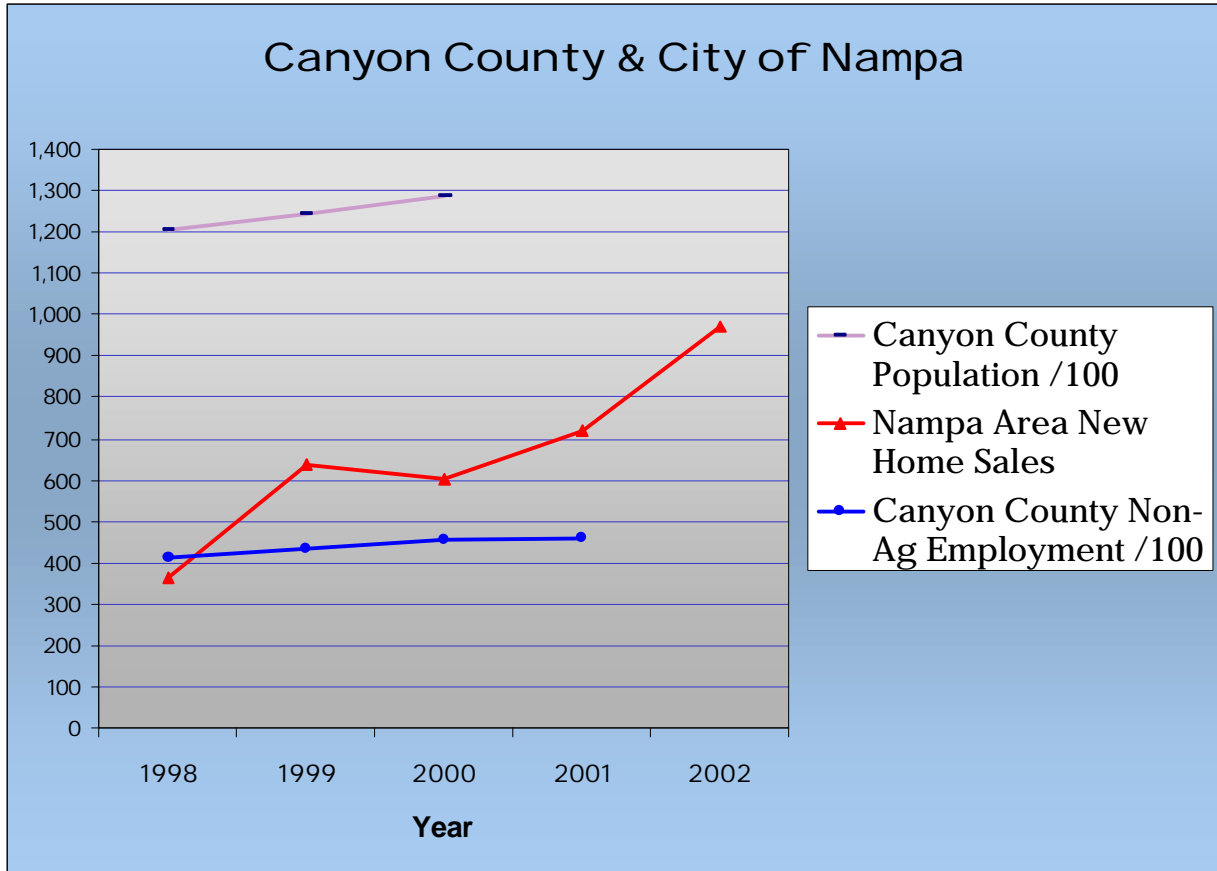


HOUSING, POPULATION & EMPLOYMENT

Canyon County and City of Nampa



Nampa new home sales growth decreased slightly in 2000, then increased in 2001 and even more in 2002. In Canyon County, residential construction increased substantially in 2001 and 2002 due to entry-level home buyers buying in Nampa rather than Boise/Meridian because of increasing home prices. *Note that 2001 and 2002 home sales have been partly artificially high due to low interest rates caused by the Fed's lowering of some key interest rates.*

The Nampa residential statistics references the respective MLS areas of Nampa only; it does not include the surrounding county and other towns The type of residences included in the statistics are single-family residential, condo, and townhouse units. The "new" home sales are only newly-constructed homes and homes under construction.

For most residential properties, marketing times in Ada and Canyon County have been between 1 and 9 months, consistently over the past 5 years.