

Housing Data Report October 2017

The Voice of Real Estate in the Inland EmpireSM



A report brought to you by the Inland Valleys Association of REALTORS® (IVAR)
www.ivaor.com

RIVERSIDE OFFICE
3690 Elizabeth Street
Riverside, California 92506
Office: 951-684-1221

RANCHO CUCAMONGA OFFICE
10574 Acacia Street, Suite #D-7
Rancho Cucamonga, California 91730
Office: 909-527-2133

Oct 2017 - Monthly Report

Inland Valleys Regional Summary

www.ivaor.com

Mark Dowling, Chief Executive Officer



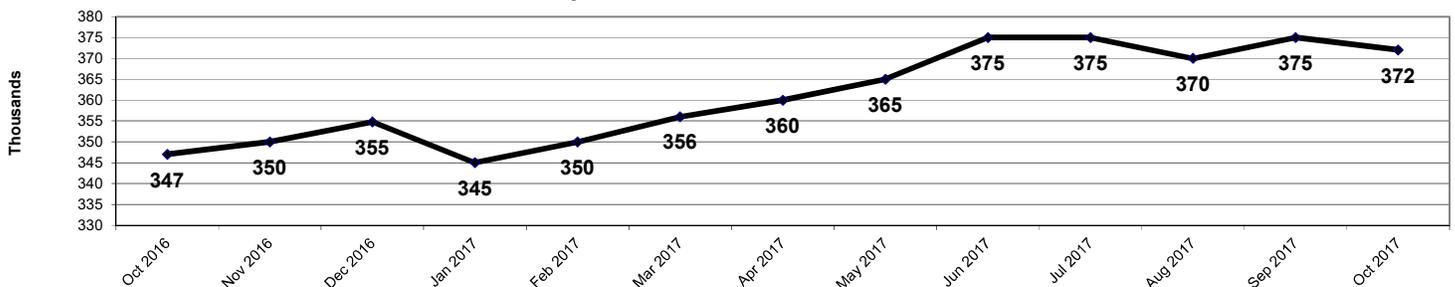
- Strong demand with limited housing supply is driving an aggressive residential real estate market. When comparing year-to-date housing data from (Jan-Oct. 2016 vs. Jan-Oct. 2017) there were strong increases in Sold Listings (up 4.5%), Sales Volume (up 12.2%) and Pending Sales (up 4.9%). However, New Listings continue to lag with a 5.2% decrease.
- Heightened demand has also caused a reduction in "Combined Days on Market" which decreased 57.7% year-over-year. Moreover, roughly one-third of the homes sold were on the market less than two weeks.
- Median Sales prices have leveled off and over the last 5 months continue to hover around \$375,000, which is a 7.4% increase compared to Oct., 2016.
- 2017 continues to reflect a very strong demand for housing demonstrated through increased Sold Listings, Sales Volume and Median Sales Prices, and a drastic reduction of Days on Market for homes.

	Oct-2016	Oct-2017	Annual Change
Monthly New Listings			
New Listings	4,517	4,015	↓ -11.1%
Pending Sales	3,602	3,864	↑ 7.3%
Sold Listings	3,516	3,622	↑ 3.0%
Median Sales Price	\$347,000	\$372,000	↑ 7.2%
Sales Volume (\$M)	\$1,305	\$1,472	↑ 12.8%
Monthly Closed Listings			
Price/Sq.Ft.	\$192	\$214	↑ 11.1%
Sold \$/List \$	98.53%	99.28%	↑ 0.8%
Days on Market	41	20	↓ -51.2%
CDOM	44	22	↓ -50.0%

All data used to generate these reports comes from the California Regional Multiple Listing Service, Inc. If you have any questions about the data, please call the CRMLS Customer Service Department between the hours of 8:30am to 9:00pm Monday thru Friday or 10:00am to 3:00pm Saturday and Sunday at 800-925-1525 or 909-859-2040.



Monthly Median Sales Price



Jan through Oct 2017 - YTD Comparisons

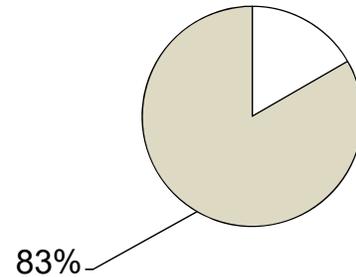
Inland Valleys Regional Summary

www.ivaor.com

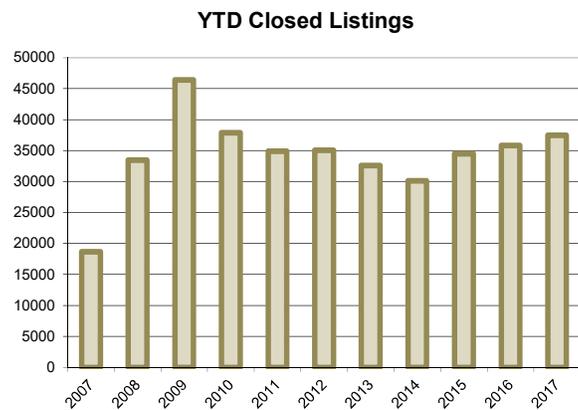
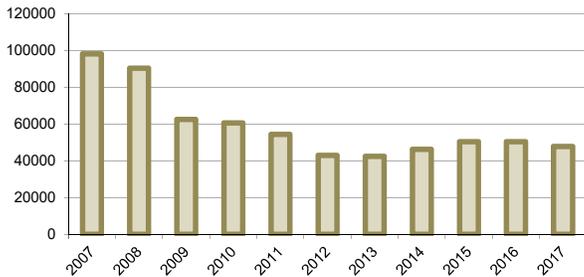
We are 10 months through the year:

The statistics shown below are for all 10 months of the years represented.

Month to month comparisons give you a quick way to see what is recently changing in the region. However, by comparing Year-To-Date (YTD) information across several years, you can observe more significant trends.



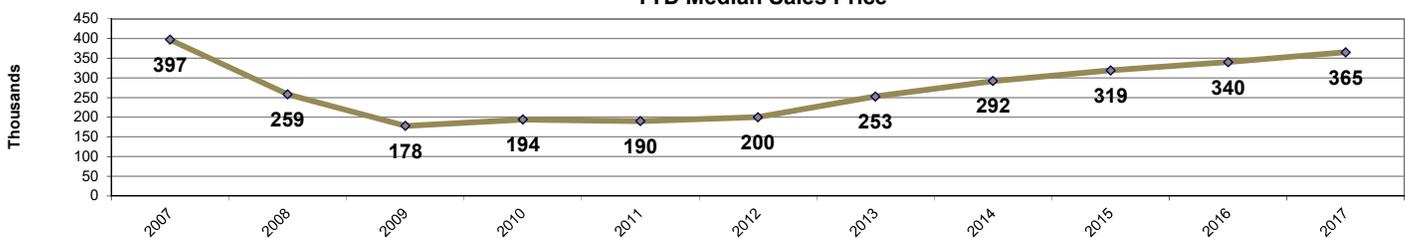
	Jan-Oct 2016	Jan-Oct 2017	Year-Over-Year Change
YTD New Listings	50,502	47,888	↓ -5.2%
Pending Sales	37,706	39,567	↑ 4.9%
Sold Listings	35,829	37,457	↑ 4.5%
Median Sales Price	\$340,000	\$365,000	↑ 7.4%
Sales Volume (\$M)	\$13,167	\$14,767	↑ 12.2%
Price/Sq.Ft.	\$188	\$203	↑ 7.7%
Sold \$/List \$	98.72%	99.38%	↑ 0.7%
Days on Market	44	20	↓ -54.5%
CDOM	52	22	↓ -57.7%



All data used to generate these reports comes from the California Regional Multiple Listing Service, Inc. If you have any questions about the data, please call the CRMLS Customer Service Department between the hours of 8:30am to 9:00pm Monday thru Friday or 10:00am to 3:00pm Saturday and Sunday at 800-925-1525 or 909-859-2040.



YTD Median Sales Price



Riverside Office:
3690 Elizabeth Street
Riverside, CA 92506

Rancho Cucamonga Office:
10574 Acacia St, Suite #D-7
Rancho Cucamonga, CA 91730



Oct 2017 City Overview

www.ivaor.com

As a service and convenience to our members, IVAR is pleased to offer several "Quick Look" reports. This is one more way for IVAR members to stay informed with minimal effort.

The following monthly data shows "YEAR-OVER-YEAR" (YOY) changes as well as current conditions in the real estate market

	YOY Sales Transactions	YOY Median Sales Price %	Median Sales Price \$	Inventory	Price per Sq.Ft.	Total Days on Market
Alta Loma	↓ -24%	↑ 10%	\$ 592,000	26	\$ 287	29
Banning	↑ 13%	↑ 10%	\$ 240,000	80	\$ 174	28
Beaumont	↓ -15%	↑ 2%	\$ 301,000	108	\$ 158	23
Bloomington	↑ 122%	↑ 22%	\$ 314,500	27	\$ 232	22
Calimesa	↑ 15%	↑ 10%	\$ 352,400	11	\$ 214	34
Canyon Lake	↓ -39%	↑ 21%	\$ 425,000	57	\$ 226	39
Chino	↓ -5%	↑ 8%	\$ 455,000	81	\$ 265	18
Chino Hills	↑ 14%	↑ 11%	\$ 648,500	107	\$ 319	44
Claremont	↑ 65%	↑ 4%	\$ 647,000	38	\$ 356	20
Colton	↑ 25%	↑ 18%	\$ 306,500	77	\$ 207	27
Corona	↑ 8%	↑ 9%	\$ 453,500	290	\$ 245	24
Diamond Bar	↑ 27%	↓ -2%	\$ 607,500	111	\$ 367	37
Eastvale	↓ -19%	↑ 12%	\$ 577,500	45	\$ 196	10
Fontana	↓ -16%	↑ 6%	\$ 377,950	250	\$ 215	17
Grand Terrace	↑ 217%	↑ 20%	\$ 355,000	22	\$ 203	12
Hemet	↓ -7%	↑ 8%	\$ 235,000	245	\$ 147	23
Highland	↓ -2%	↑ 27%	\$ 371,500	87	\$ 181	31
Jurupa Valley	↑ 6%	↑ 6%	\$ 416,980	52	\$ 223	21
La Verne	↑ 18%	↑ 6%	\$ 610,000	36	\$ 352	14
Lake Elsinore	↓ -10%	↑ 11%	\$ 365,000	140	\$ 178	18
Loma Linda	↓ -15%	↓ -13%	\$ 340,000	15	\$ 226	19
Menifee	↓ -6%	↑ 9%	\$ 355,000	188	\$ 182	21
Montclair	↑ 69%	↑ 8%	\$ 410,000	31	\$ 274	24
Moreno Valley	↓ -1%	↑ 9%	\$ 309,250	252	\$ 184	21
Murrieta	↑ 1%	↑ 7%	\$ 405,000	274	\$ 183	21
Norco	↑ 47%	↑ 19%	\$ 530,000	32	\$ 247	32
Ontario	↑ 13%	↑ 6%	\$ 381,500	158	\$ 265	14
Perris	↑ 1%	↑ 10%	\$ 294,000	152	\$ 164	21
Pomona	↑ 24%	↑ 9%	\$ 392,500	139	\$ 294	19
Rancho Cucamonga	↓ -5%	↑ 7%	\$ 477,500	247	\$ 279	36
Redlands	↑ 35%	↑ 6%	\$ 380,000	79	\$ 239	17
Rialto	↓ -17%	↑ 5%	\$ 330,000	116	\$ 224	15
Riverside	↓ -1%	↑ 3%	\$ 375,000	554	\$ 230	22
San Bernardino	↑ 8%	↑ 6%	\$ 259,900	321	\$ 196	22
San Dimas	↓ -26%	↑ 22%	\$ 695,000	38	\$ 317	17
San Jacinto	↓ -8%	↑ 7%	\$ 272,500	75	\$ 131	13
Sun City	↑ 63%	↑ 2%	\$ 243,000	22	\$ 174	23
Temecula	↑ 16%	↑ 8%	\$ 450,000	244	\$ 211	27
Upland	↑ 34%	↑ 11%	\$ 525,000	112	\$ 277	25
Wildomar	↑ 14%	↓ -1%	\$ 361,000	67	\$ 163	14
Winchester	↓ -9%	↑ 4%	\$ 397,450	65	\$ 177	19
Yucaipa	↑ 6%	↑ 14%	\$ 360,000	92	\$ 207	35

Riverside Office:
 3690 Elizabeth Street
 Riverside, CA 92506

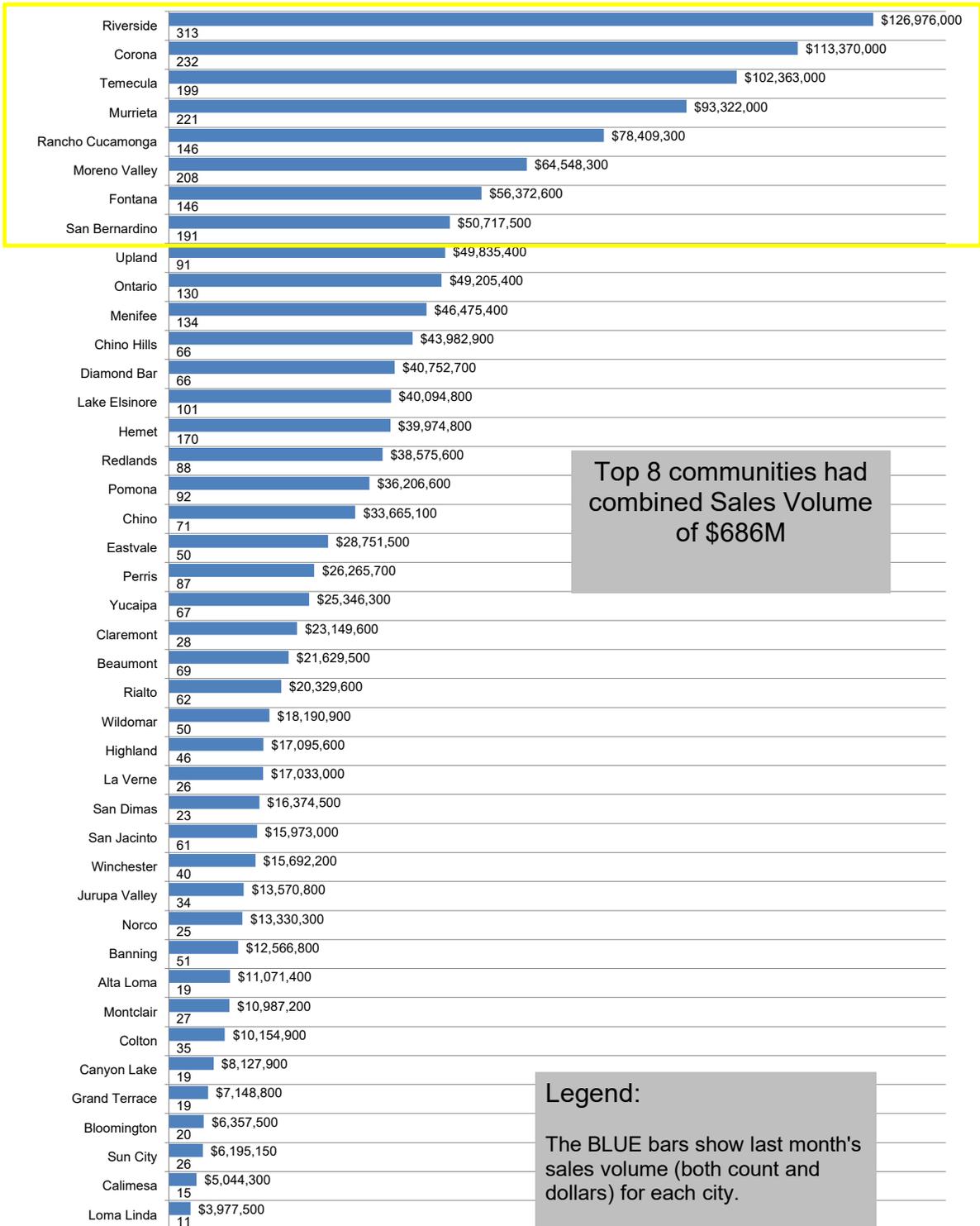
Rancho Cucamonga Office:
 10574 Acacia St, Suite #D-7
 Rancho Cucamonga, CA 91730



Oct 2017 - Sales Volume per City

As a service and convenience to our members, IVAR is pleased to offer several "Quick Look" reports. This is one more way for IVAR members to stay informed with minimal effort.

www.ivaor.com



Riverside Office:
3690 Elizabeth Street
Riverside, CA 92506

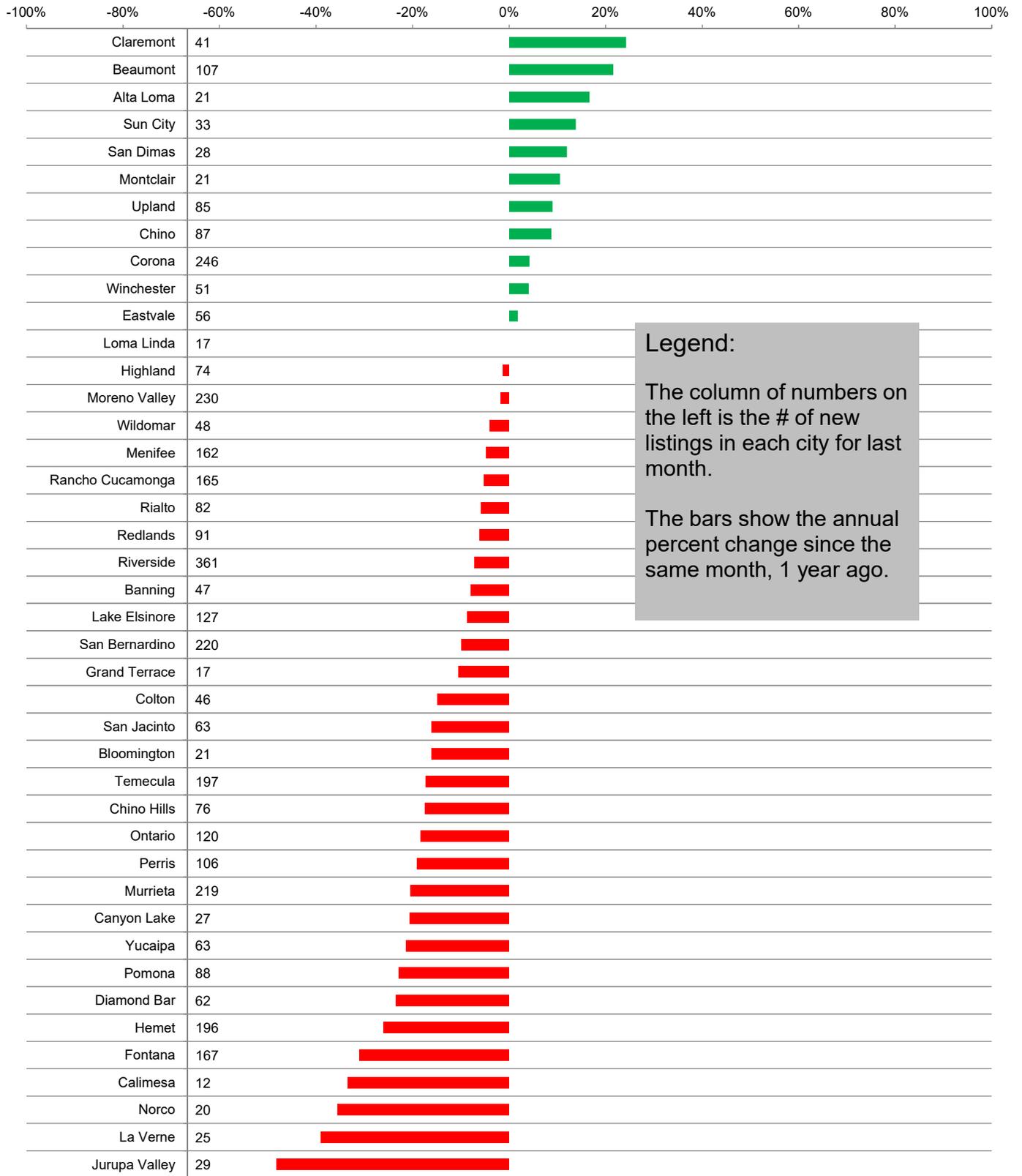
Rancho Cucamonga Office:
10574 Acacia St, Suite #D-7
Rancho Cucamonga, CA 91730



Oct 2017 - Top Communities with New Listings (year-over-year)

As a service and convenience to our members, IVAR is pleased to offer several "Quick Look" reports. This is one more way for IVAR members to stay informed with minimal effort.

www.ivaor.com



Riverside Office:
3690 Elizabeth Street
Riverside, CA 92506

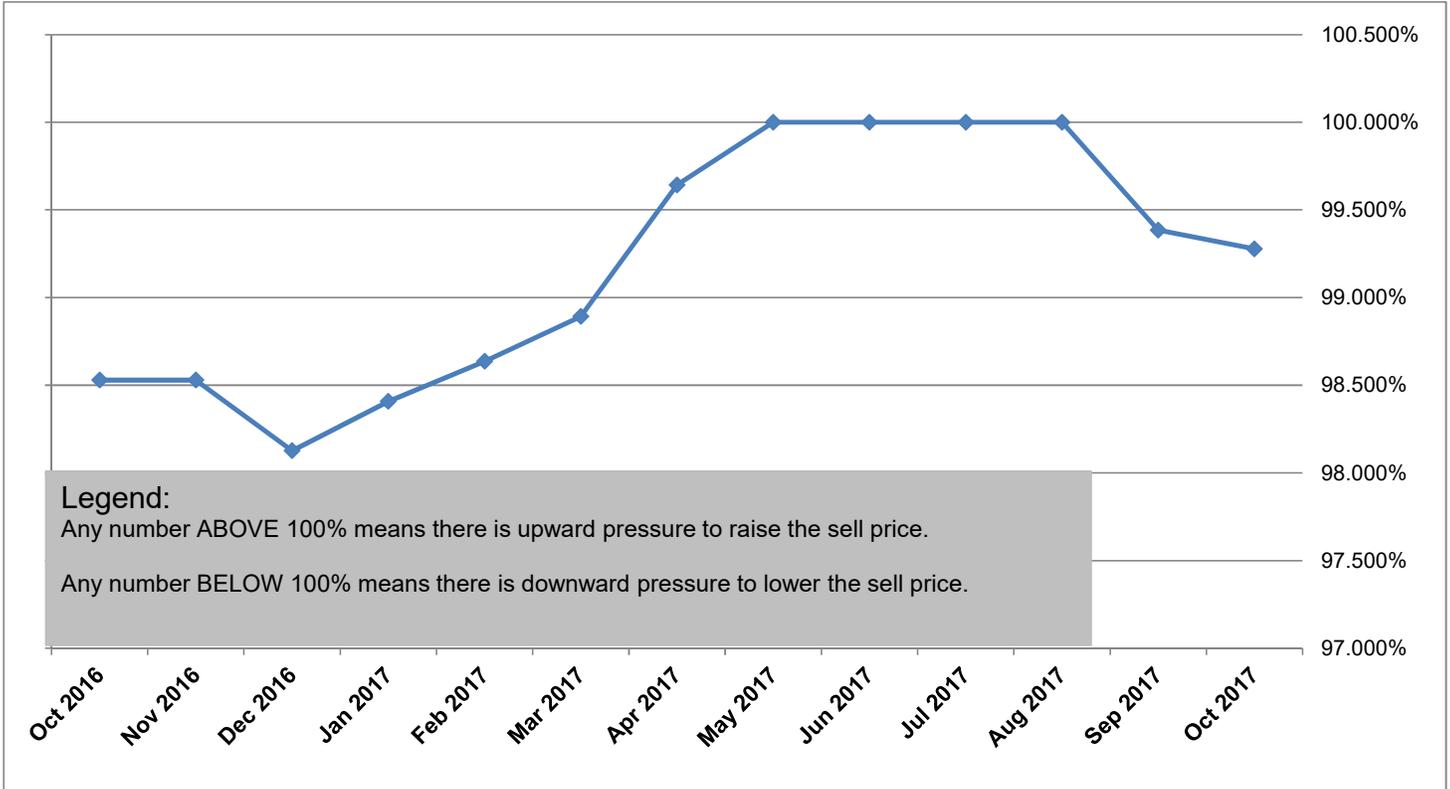
Rancho Cucamonga Office:
10574 Acacia St, Suite #D-7
Rancho Cucamonga, CA 91730



Sell Price vs Original List Price

As a service and convenience to our members, IVAR is pleased to offer several "Quick Look" reports. This is one more way for IVAR members to stay informed with minimal effort.

www.ivaor.com



This report is brought to you by IVAR:

As a service to the more than 4 million residents of the Inland Empire, the **Inland Valleys Association of Realtors®** is proud to distribute this data report on the housing market in the 50 communities served by our Realtor Members.

The core purpose of IVAR is to help its members become more professional and profitable, while promoting and protecting real property rights.

Finance Type

