

THE VOICE OF REAL ESTATE IN THE INLAND EMPIRE®

INLAND EMPIRE

— BOARD OF —

REAL ESTATE

A division of IVAR

Housing Data Report

November 2020

RIVERSIDE OFFICE: 951-684-1221
3690 Elizabeth St. Riverside, CA 92506

RANCHO OFFICE: 909-527-2133
10574 Acacia St. D-7 Rancho Cucamonga, CA 91730

Nov 2020 - Monthly Summary Report

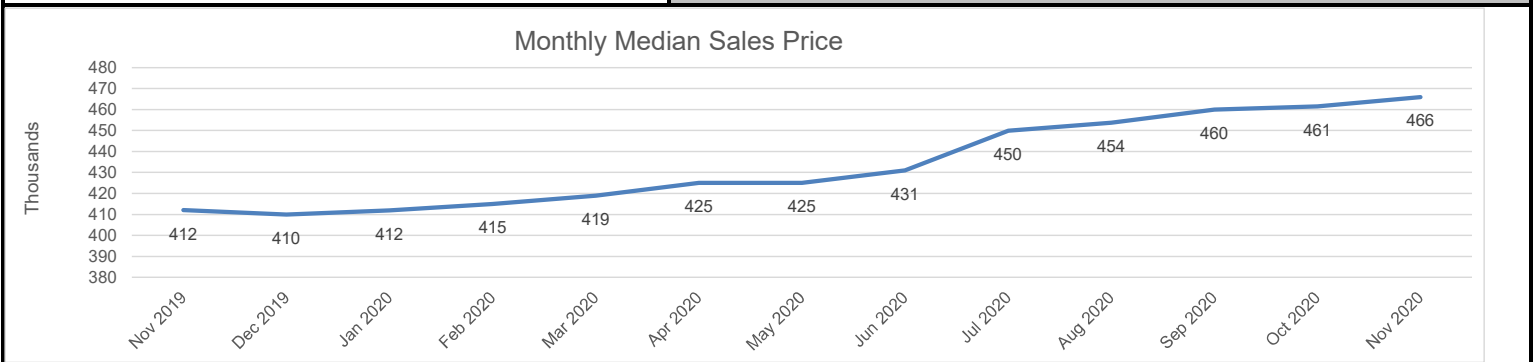
Mark Dowling, Chief Executive Officer

- Overcoming the adverse COVID-19 housing market impacts from earlier in the year, the 3rd and 4th quarters of 2021 have been booming. The Inland Empire housing market has shown tremendous resiliency with strong sales in November. Although New Listings were only up .1%, Pending Listings were up 27.6%, Sold Listings up 21.6%, and Sales Volume up 38.8%. Additionally, the Median Sales Prices was up 13.1% in November, to \$466,000.
- However, due to an overall decrease in New Listings stemming from earlier this year, the overall housing inventory continues to remain limited, resulting in a hyper-competitive market.
- Linked to tight inventory, Days on Market for September decreased to a stunning 7 days, which is a decrease of 74.1%.



	Nov-2019	Nov-2020	Annual Change
New Listings	3,243	3,245	↑ 0.1%
Pending Sales	2,961	3,777	↑ 27.6%
Sold Listings	3,050	3,709	↑ 21.6%
Median Sales Price	\$412,000	\$466,000	↑ 13.1%
Sales Volume (\$M)	\$1,344	\$1,865	↑ 38.8%
Price/Sq.Ft.	\$223	\$255	↑ 14.6%
Sold \$/List \$	98.61%	101.23%	↑ 2.7%
Days on Market	27	7	↓ -74.1%
CDOM	30	7	↓ -76.7%

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.

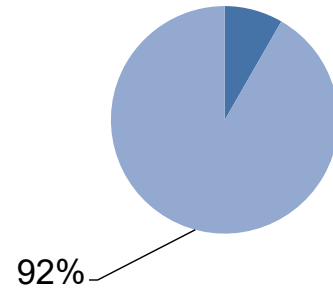


2020 - Year to Date Report

We are 11 months through the year:

The statistics shown below are for the first 11 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.

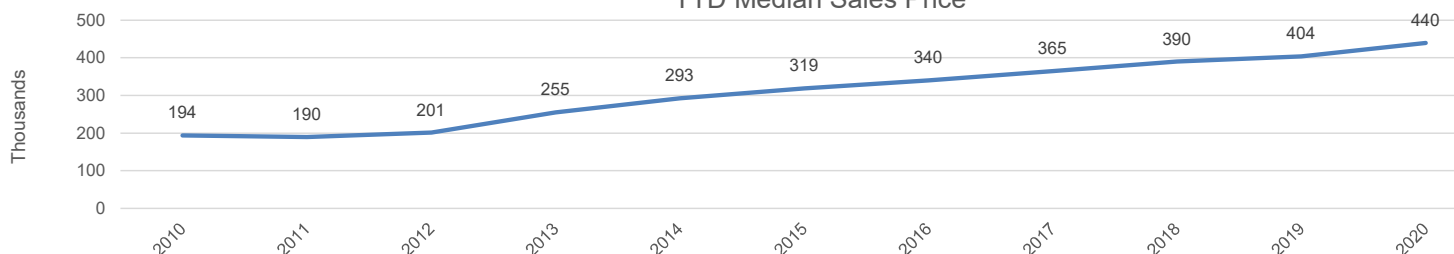


	Jan-Nov 2019	Jan-Nov 2020	Year-Over-Year Change
YTD New Listings	51,174	45,270	↓ -11.5%
Pending Sales	40,325	41,053	↑ 1.8%
Sold Listings	38,029	37,367	↓ -1.7%
Median Sales Price	\$404,000	\$440,000	↑ 8.9%
Sales Volume (\$M)	\$16,414	\$17,610	↑ 7.3%
Price/Sq.Ft.	\$223	\$238	↑ 6.9%
Sold \$/List \$	98.78%	100.00%	↑ 1.2%
Days on Market	25	12	↓ -52.0%
CDOM	29	13	↓ -55.2%

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YTD Median Sales Price



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Nov 2020 City Overview

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

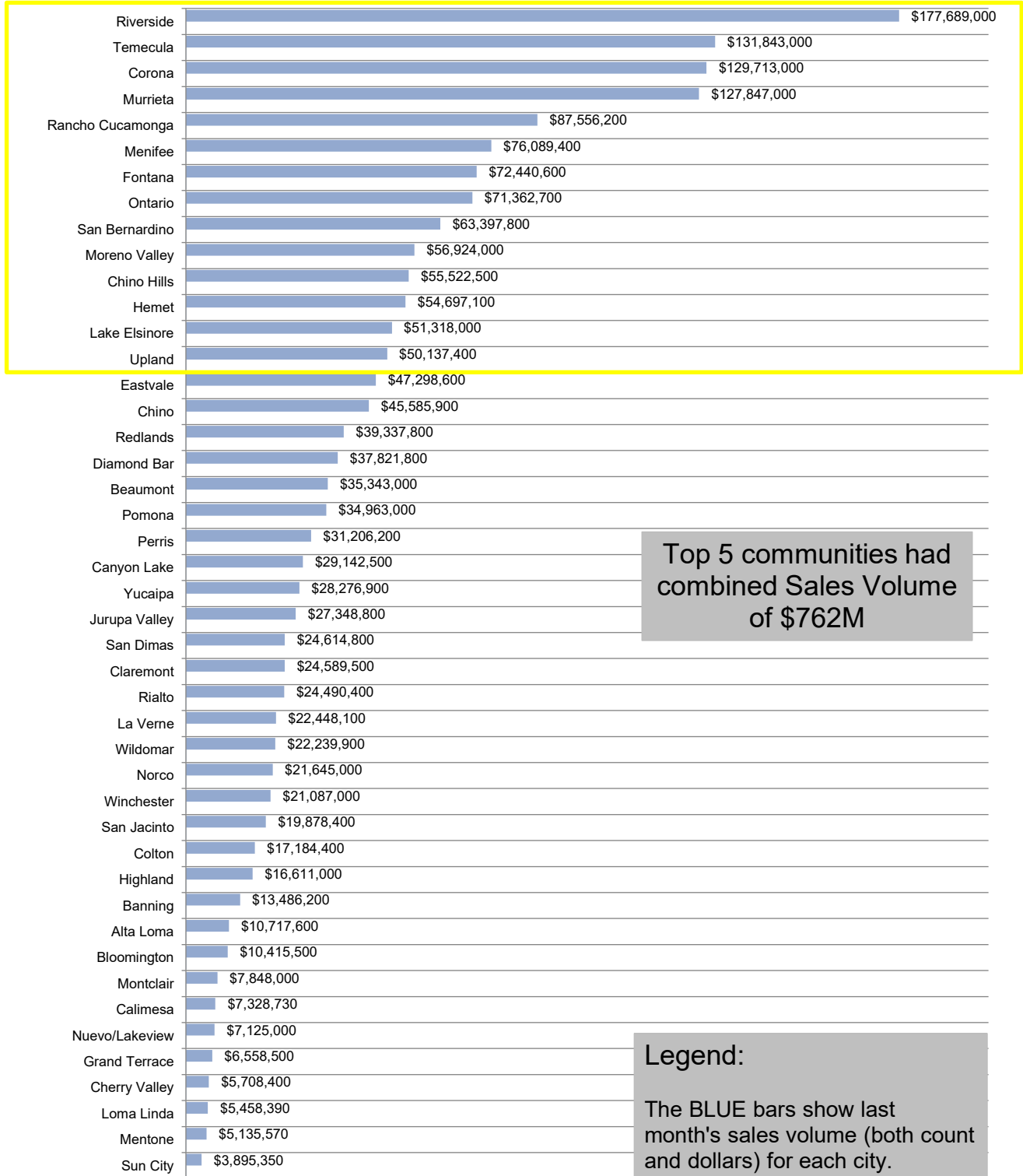
	YOY Sales Transactions	YOY Median Sales Price %	Median Sales Price \$	Active Listings	Price per Sq.Ft.	Total Days on Market
Alta Loma	↑ 15%	↑ 16%	\$ 665,000	13	\$ 342	9
Banning	24%	10%	\$ 279,750	50	\$ 208	9
Beaumont	38%	19%	\$ 409,000	67	\$ 187	7
Bloomington	200%	16%	\$ 409,000	18	\$ 291	8
Calimesa	42%	13%	\$ 425,000	26	\$ 239	6
Canyon Lake	150%	-3%	\$ 536,800	52	\$ 255	14
Cherry Valley	140%	77%	\$ 532,000	21	\$ 245	15
Chino	41%	11%	\$ 557,000	99	\$ 293	11
Chino Hills	85%	21%	\$ 675,250	79	\$ 371	10
Claremont	-10%	7%	\$ 772,500	32	\$ 383	7
Colton	42%	13%	\$ 387,500	34	\$ 265	6
Corona	26%	14%	\$ 550,500	195	\$ 290	7
Diamond Bar	29%	4%	\$ 699,000	55	\$ 383	14
Eastvale	19%	15%	\$ 651,000	60	\$ 240	9
Fontana	9%	10%	\$ 477,500	181	\$ 250	8
Grand Terrace	36%	11%	\$ 415,000	14	\$ 274	7
Hemet	21%	19%	\$ 320,250	198	\$ 188	8
Highland	-22%	21%	\$ 422,250	56	\$ 222	6
Jurupa Valley	50%	-2%	\$ 480,000	69	\$ 282	8
La Verne	21%	26%	\$ 790,000	31	\$ 377	11
Lake Elsinore	19%	20%	\$ 435,000	114	\$ 210	6
Loma Linda	9%	-3%	\$ 428,944	20	\$ 270	10
Menifee	7%	17%	\$ 435,000	198	\$ 216	6
Mentone	63%	16%	\$ 360,000	12	\$ 238	9
Montclair	-11%	14%	\$ 508,750	17	\$ 325	8
Moreno Valley	2%	18%	\$ 401,000	147	\$ 222	6
Murrieta	31%	16%	\$ 505,000	216	\$ 218	7
Norco	60%	13%	\$ 675,000	36	\$ 298	7
Nuevo/Lakeview	114%	57%	\$ 480,000	16	\$ 200	5
Ontario	30%	11%	\$ 480,000	109	\$ 310	7
Perris	28%	17%	\$ 389,500	86	\$ 207	7
Pomona	13%	14%	\$ 515,000	72	\$ 370	10
Rancho Cucamonga	15%	14%	\$ 575,000	186	\$ 322	9
Redlands	34%	19%	\$ 465,000	84	\$ 278	7
Rialto	4%	19%	\$ 433,500	66	\$ 264	7
Riverside	34%	9%	\$ 472,000	399	\$ 284	8
San Bernardino	5%	15%	\$ 350,000	186	\$ 250	7
San Dimas	55%	23%	\$ 730,000	28	\$ 387	9
San Jacinto	7%	16%	\$ 350,000	49	\$ 179	7
Sun City	-22%	10%	\$ 269,926	18	\$ 190	16
Temecula	30%	16%	\$ 550,000	204	\$ 253	6
Upland	28%	17%	\$ 618,000	76	\$ 320	9
Wildomar	2%	19%	\$ 479,900	60	\$ 208	7
Winchester	-10%	17%	\$ 496,035	42	\$ 203	7
Yucaipa	-3%	5%	\$ 410,000	82	\$ 237	9

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Nov 2020 - Sales Volume per City

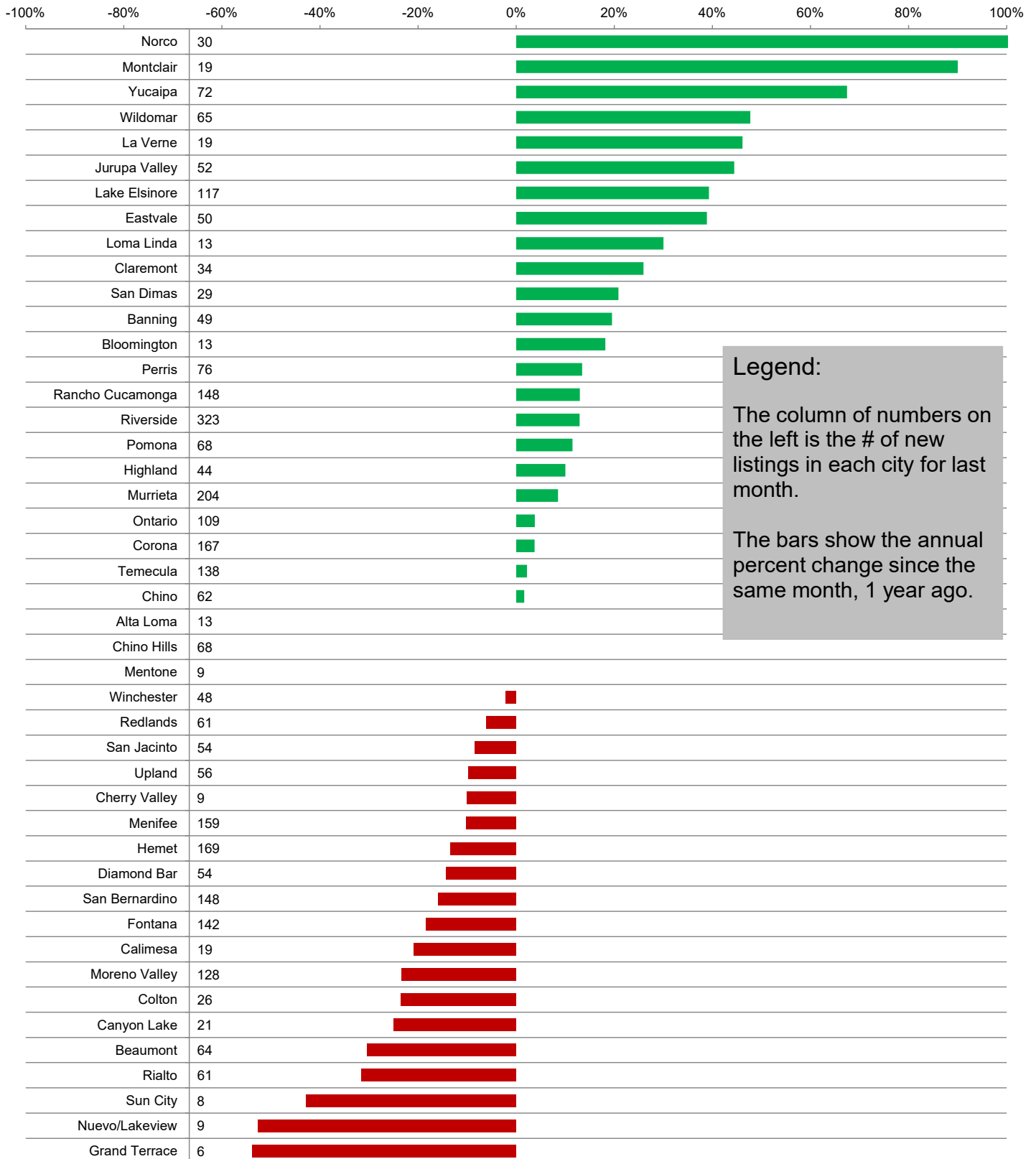


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Nov 2020 - Top Communities with New Listings (year-over-year)



Legend:
The column of numbers on the left is the # of new listings in each city for last month.
The bars show the annual percent change since the same month, 1 year ago.

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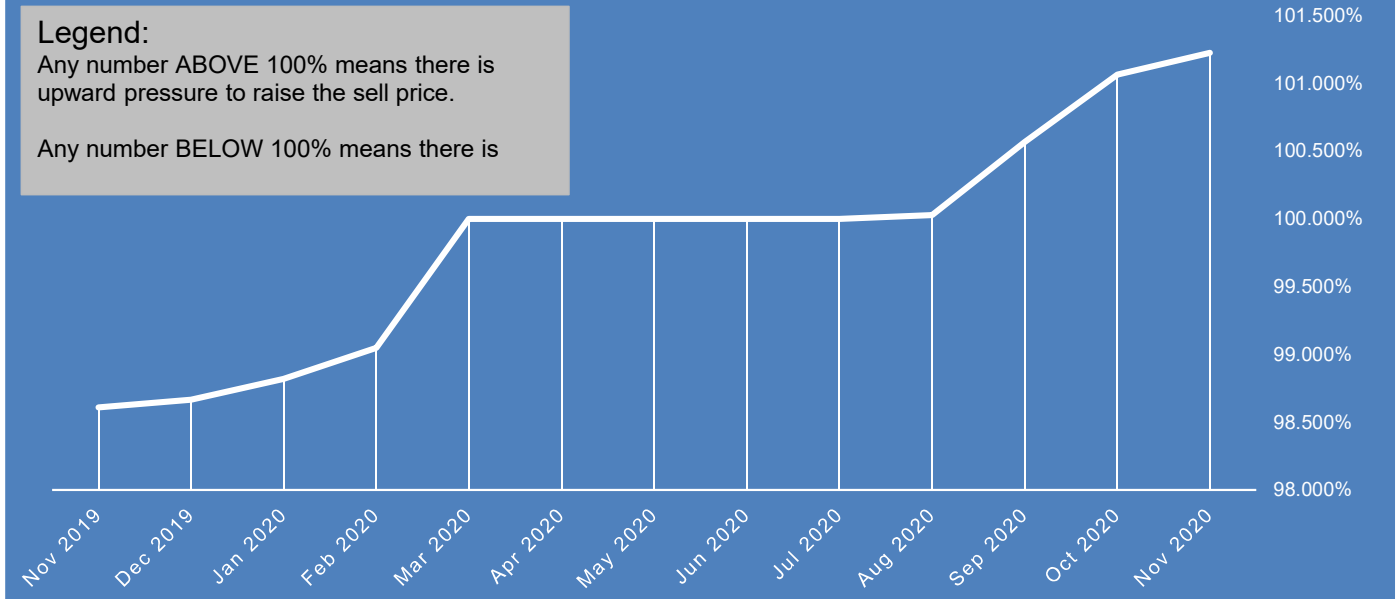


Sell Price vs Original List Price

Legend:

Any number ABOVE 100% means there is upward pressure to raise the sell price.

Any number BELOW 100% means there is



2020 INLAND EMPIRE LISTINGS OVERVIEW

	New	Pending	Closed
May	-30.3%	-3.1%	-42.3%
June	-20.0%	24.0%	-11.5%
July	-10.0%	18.2%	5.6%
August	-7.1%	15.0%	-4.6%
September	5.7%	31.2%	13.3%
October	6.0%	21.9%	10.4%
November	0.1%	27.6%	21.6%

MONTHLY FINANCING TYPES

