INLAND EMPIRE BOARD OF TERESTATE

A division of IVAR

Housing Data Report

October 2022

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



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

Oct 2022 - Monthly Summary Report

Mark Dowling, IVAR CEO

- After two blistering real estate years, the housing market is in a full slow-down transition mode. October, like September and August prior, experienced a significant decrease in year-over-year comparisons of New Listings (-27.3%), Pending Sales (-41.5%) Sold Listings (-36.3%), and reflected with fewer closings, Sales Volume was down -34.3% for the month. However, Median Sales Price was up slightly at 6.4%.
- Compared to September, October Median Sales Price dipped slightly from \$580,000, to 570,000. In May 2022 Median Sale Price peaked at \$615,000
- Consistent with a slowing market, Days on Market jumped to 22 days, compared to October 2021 when Days on Market was 9 days.



Monthly New Listings							
5500 —							
5000 —	_ 9						
4500 —							
4000							
3500 -							
3000 -							
2500 -							
2000							
0ct 2022	7 50, 20, 20, 40, 40, 40, 40, 40, 40, 40, 70, 50, 50, 40, 40, 40, 40, 40, 40, 40, 40, 40, 4						

		Oct-2021	Oct-2022	Annual Change
	New Listings	4,090	2,973	-27.3 %
	Pending Sales	3,867	2,261	-41.5 %
	Sold Listings	3,815	2,431	-36.3 %
	Median Sales Price	\$549,000	\$570,000	↑ 3.8%
	Sales Volume (\$M)	\$2,245	\$1,475	-34.3 %
	Price/Sq.Ft.	\$306	\$327	6.8%
	Sold \$/List \$	101.87%	97.95%	-3.8 %
	Days on Market	9	22	1 44.4%
	СДОМ	10	24	140.0%



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.







Riverside Office:

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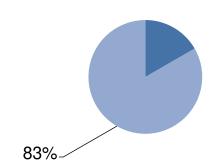
Year-Over-Year

2022 - Year to Date Report

The statistics shown below are for the first 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 signifiant trends.

We are 10 months through the year:





	Jan-Oct	2021	Jan-Oct	2022		Change		
New Listings	44,7	20	40,	989	•	-8.3%		
Pending Sales	38,9	96	30,	827	•	-20.9%		
Sold Listings	37,4	14	31,	169	•	-16.7%		
Median Sales Price	\$526,	500	\$590	,000	1	12.1%		
Sales Volume (\$M)	\$21,2	202	\$19	,843	Ψ	-6.4%		
Price/Sq.Ft.	\$2	288	;	\$333	1	15.4%		
Sold \$/List \$	102.9	0%	100.	98%	Ψ	-1.9%		
Days on Market		7		11	1	57.1%		
CDOM		7		11	1	57.1%		
All data used to generate these reports comes from the								

YTD Closed Listings 40000 35000 30000 25000 20000 15000 10000 5000

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Oct 2022 City Overview

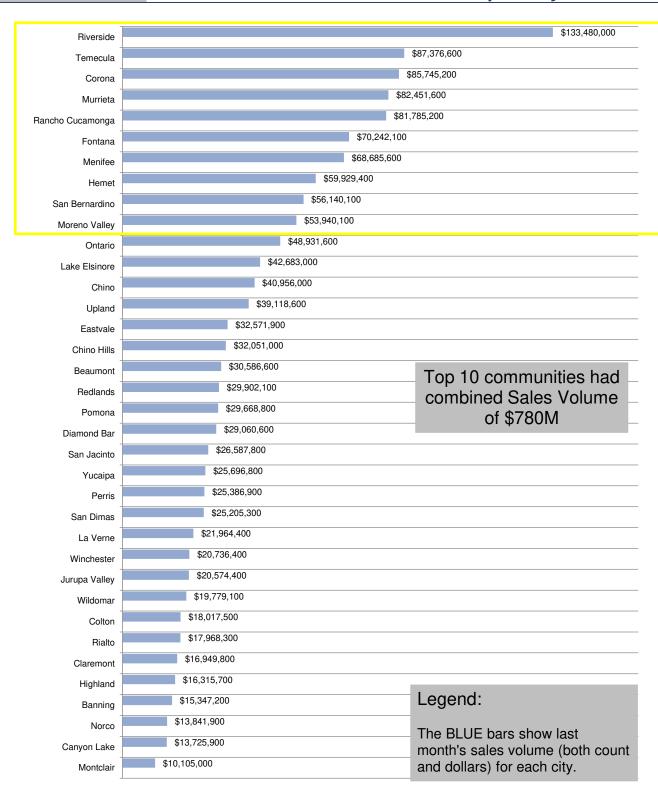
The following monthly d	ata shows "YEAR-OVE	es as well as currer	e real estate mari	te market		
	YOY Sales Transactions	YOY Median Sales Price %	Median Sales Price \$	Active Listings	Price per Sq.Ft.	Total Days on Market
Banning	↓ -37%	↑ 7%	\$ 370,000	79	\$ 276	19
Beaumont	-35%	2%	\$ 509,000	118	\$ 257	32
Canyon Lake	-29%	42%	\$ 749,900	51	\$ 366	31
Chino	-37%	6%	\$ 688,000	101	\$ 401	32
Chino Hills	-51%	2%	\$ 850,000	69	\$ 437	35
Claremont	-35%	5%	\$ 869,000	30	\$ 433	32
Colton	8%	9%	\$ 457,500	54	\$ 343	18
Corona	-44%	3%	\$ 680,000	206	\$ 377	27
Diamond Bar	-35%	27%	\$ 1,000,000	53	\$ 517	26
Eastvale	-30%	0%	\$ 800,000	94	\$ 291	42
Fontana	-31%	3%	\$ 575,000	232	\$ 345	26
Hemet	-14%	10%	\$ 393,750	236	\$ 252	24
Highland	-38%	3%	\$ 495,000	61	\$ 291	20
Jurupa Valley	-39%	-9%	\$ 615,000	81	\$ 320	31
La Verne	-18%	-4%	\$ 789,000	28	\$ 480	28
					,	31
Lake Elsinore	-35% -49%	5%	\$ 550,000	168	,	
Menifee		7%	\$ 552,500	251		30
Montclair	-20%	13%	\$ 664,500	29	\$ 379	49
Moreno Valley	-40%	1%	\$ 500,000	229	\$ 295	17
Murrieta	-43%	1%	\$ 615,000	293	\$ 297	30
Norco	-42%	21%	\$ 855,000	33	\$ 420	17
Ontario	-34%	8%	\$ 620,000	127	\$ 386	19
Perris	-48%	4%	\$ 496,000	115	\$ 268	24
Pomona	-30%	2%	\$ 590,000	85	\$ 413	17
Rancho Cucamonga	-20%	0%	\$ 675,000	170	\$ 423	27
Redlands	-38%	8%	\$ 565,000	66	\$ 342	14
Rialto	-64%	14%	\$ 567,500	64	\$ 332	13
Riverside	-34%	1%	\$ 579,500	405	\$ 358	24
San Bernardino	-45%	6%	\$ 456,000	252	\$ 310	22
San Dimas	-13%	8%	\$ 904,000	25	\$ 522	30
San Jacinto	-13%	12%	\$ 478,990	109	\$ 229	22
Temecula	-48%	-1%	\$ 680,000	206	\$ 340	20
Upland	-21%	7%	\$ 770,000	68	\$ 405	20
Wildomar	-33%	3%	\$ 579,900	52	\$ 273	30
Winchester	-14%	-6%	\$ 550,000	83	\$ 260	19
Yucaipa	-28%	0%	\$ 520,000	64	\$ 321	31

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Oct 2022 - Sales Volume per City



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Oct 2022 - Top Communities with New Listings (year-over-year)

1000/	900/	600/	400/	200/	09/	200/	400/	600/	900/	100
100%	-80%	-60%	-40%	-20%	0%	20%	40%	60%	80%	100
	Highland	49								
	Banning	58								
	Ontario	103								
	Pomona	68								
	Winchester	64								
	Chino	74								
	Chino Hills	51								
	Norco	27		<u>_</u> _						
	San Bernardino	180								
	Perris	67								
	Montclair	14								
	Jurupa Valley	50								
	Corona	167								
	Moreno Valley	144								
	Claremont	26								
	Beaumont	81								
	Riverside	249								
	Hemet	184								
	Yucaipa	49								
	Redlands	54						Legend:		
	La Verne	20								
	Rialto	42						The column		on
	Lake Elsinore	92						the left is the listings in ea		et
	Temecula	147						month.	icii city ici ic	Ji iasi
	Menifee	179								
	Eastvale	38						The bars sh		
	Fontana	123						percent change sincsame month, 1 year		e the
	San Jacinto	52						Same month	i, i yeai agc	•
	Upland	59								
	Murrieta	149								
Ra	ancho Cucamonga	93								
	Diamond Bar	36			_ 					
	Colton	23			_ _					
	Wildomar	35								
	San Dimas	17								
	Canyon Lake	16								
	Janyon Lake	10					1	1		

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Sell Price vs Original List Price



2021/2022 INLAND EMPIRE LISTINGS OVERVIEW

	New	Pending	Closed
November	-0.5%	6.5%	-0.4%
December	-12.3%	2.6%	-6.8%
January	-2.6%	2.1%	-3.8%
February	-5.9%	0.3%	-2.3%
March	-3.1%	-0.9%	-1.6%
April	-3.8%	-8.7%	-7.6%
May	0.5%	-9.6%	-5.9%
June	-4.8%	-25.1%	-18.9%
July	-13.1%	-24.0%	-31.8%
August	-18.2%	-19.9%	-22.5%
September	-26.3%	-34.3%	-29.0%
October	-27.3%	-41.5%	-36.3%

MONTHLY FINANCING TYPES

