INLAND EMPIRE BOARD OF TERESTATE

A division of IVAR

Housing Data Report

February 2023

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

Feb 2023 - Monthly Summary Report

Mark Dowling, IVAR CEO

- The year-over-year housing numbers are down. When compared to February 2022, the numbers are way down. Keep in mind, the first five months of 2022 the housing market was red-hot, so the contrast between this year and last year looks even worse due to the market extremes. With that said, New Listings were down in January 34.3%, Pending Sales down 22.9% Sold Listings were down 31.8% and Sales Volume was down 34.3%.
- Having peaked at \$615,000 in June of 2022, Median Sales Price has gradually declined. However, over the last five months the Median Sales Price has sustained an equilibrium between \$550,000 and \$570,000.
- With higher interest rates, and a slowing market, Days on Market now sits at 36 days, which is up from historic lows a year ago at 9 days.



Annual Change

Monthly New Listings						
5500						
5000 4500						
4000						
3500						
3000						
2500						
1500						
1000						
682 184 1855 1851 1855 1755 17555 18555	12 '03 '03 '03 '03 '03 '03					
Kep Mey boy Mey my my bing	380, Oc. 701, Occ, 780, 480,					

New Listings	3,649	2,398	→	-34.3%
Pending Sales	3,286	2,535	•	-22.9%
Sold Listings	2,884	1,966	•	-31.8%
Median Sales Price	\$582,250	\$565,000	•	-3.0%
Sales Volume (\$M)	\$1,792	\$1,178	•	-34.3%
Price/Sq.Ft.	\$325	\$317	•	-2.6%
Sold \$/List \$	102.26%	97.64%	•	-4.5%
Days on Market	9	36	1	300.0%
СДОМ	9	44	1	388.9%

Feb-2023

Feb-2022



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.







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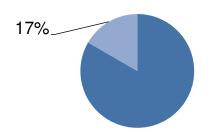
Year-Over-Year

2023 - Year to Date Report

The statistics shown below are for the first 2 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 2 months through the year:





	Jan-Feb 2	2022	Jan-Feb	2023		Change	
New Listings	7,3 ⁻	17	4,	892	Ψ	-33.1%	
Pending Sales	6,39	97	4,	857	Ψ	-24.1%	
Sold Listings	5,79	93	3,	727	Ψ	-35.7%	
Median Sales Price	\$575,0	000	\$560	,000	Ψ	-2.6%	
Sales Volume (\$M)	\$3,5	67	\$2	,206	Ψ	-38.2%	
Price/Sq.Ft.	\$3	21		316	Ψ	-1.5%	
Sold \$/List \$	101.9	5%	97.	20%	Ψ	-4.7%	
Days on Market		10		36	1	260.0%	
CDOM		10		43	1	330.0%	
All alata							



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Feb 2023 City Overview

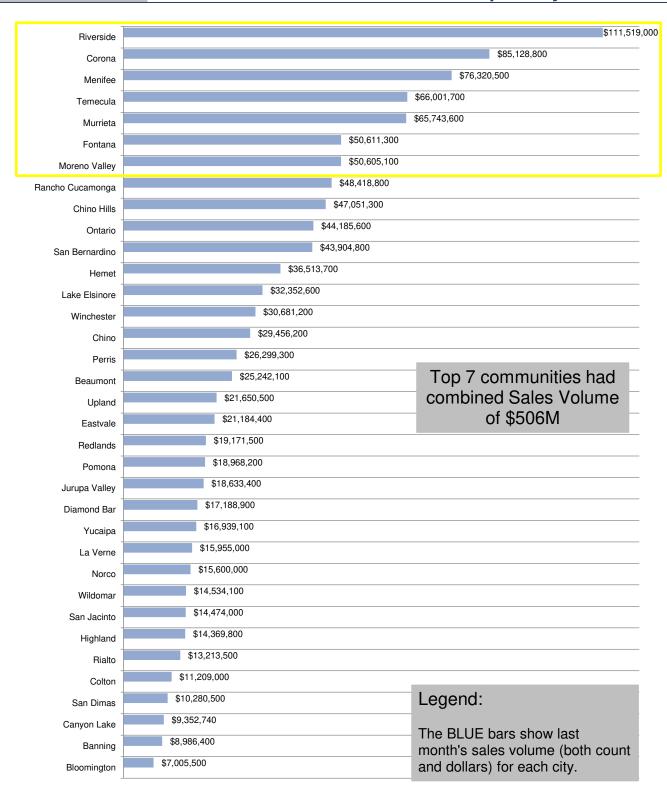
The following monthly data shows "YEAR-OVER-YEAR" (YOY) changes as well as current conditions in the real estate market

The following monthly data shows "YEAR-OVER-YEAR" (YOY)changes as well as current conditions in the						tet	
	YOY Sales Transactions	YOY Median Sales Price %	Median Sales Price \$	Active Listings	Price per Sq.Ft.	Total Days on Market	
Banning	↓ -53%	↑ 3%	\$ 377,500	67	\$ 268	74	
Beaumont	-21%	-6%	\$ 480,000	100	\$ 243	43	
Bloomington	18%	-2%	\$ 480,000	17	\$ 349	27	
Canyon Lake	-33%	-4%	\$ 600,000	23	\$ 317	96	
Chino	-23%	-1%	\$ 675,000	76	\$ 367	43	
Chino Hills	18%	-5%	\$ 820,000	48	\$ 434	76	
Colton	4%	2%	\$ 448,000	40	\$ 330	19	
Corona	-36%	-4%	\$ 685,000	172	\$ 371	53	
Diamond Bar	-63%	-22%	\$ 730,000	49	\$ 478	34	
Eastvale	-38%	-5%	\$ 816,500	56	\$ 289	69	
Fontana	-40%	-7%	\$ 560,000	146	\$ 350	34	
Hemet	-35%	-3%	\$ 389,000	203	\$ 243	43	
Highland	-23%	-5%	\$ 520,000	49	\$ 286	53	
Jurupa Valley	11%	-8%	\$ 595,000	75	\$ 349	38	
La Verne	-19%	-22%	\$ 780,000	18	\$ 496	38	
Lake Elsinore	-39%	-5%	\$ 539,028	105	\$ 273	58	
Menifee	-23%	-3%	\$ 535,500	205	\$ 260	53	
Moreno Valley	-24%	-5%	\$ 494,500	177	\$ 286	29	
Murrieta	-38%	-5%	\$ 609,750	171	\$ 271	58	
Norco	-14%	-19%	\$ 760,000	25	\$ 413	57	
Ontario	-6%	-3%	\$ 594,495	107	\$ 394	38	
	-21%	-1%	\$ 497,500	115	\$ 261	36	
Perris	-37%	-2%		66		42	
Pomona Pomoha Cucamana						1	
Rancho Cucamonga	-44%	-7%	\$ 668,500	119	\$ 410	48	
Redlands	-39%	-8%	\$ 526,000	58	\$ 330	15	
Rialto	-35%	6%	\$ 525,000	64	\$ 323	37	
Riverside	-27%	-2%	\$ 599,500	287	\$ 341	49	
San Bernardino	-33%	-2%	\$ 435,000	187	\$ 301	29	
San Dimas	-29%	1%	\$ 816,500	21	\$ 506	36	
San Jacinto	-44%	-5%	\$ 430,000	76	\$ 247	47	
Temecula	-38%	-3%	\$ 677,500	130	\$ 323	47	
Upland	-57%	2%	\$ 735,000	52	\$ 388	25	
Wildomar	-43%	-12%	\$ 520,000	39	\$ 241	25	
Winchester	-11%	-8%	\$ 591,475	76	\$ 245	52	
Yucaipa	-34%	-10%	\$ 494,831	55	\$ 302	34	
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			mo	onth to sh	ow on this	s chart	

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Feb 2023 - Sales Volume per City



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Feb 2023 - Top Communities with New Listings (year-over-year)

-80%	-60%	-40%	-20%	0%	20%	40%	60%	80% 10
Highland	57		ı				'	1
Fontana	137							
Ontario	95							
Beaumon	80							
Colton	27							
Wildomai	30							
Winchester	40							
Corona	. 137							
San Jacinto	70							
Heme	161							
Norco	16							
Banning	44							
Diamond Bar	38							
Chino	57							
San Bernarding	117							
Menifee	144							
Riverside	207							
La Verne	16							
Canyon Lake	24							
Redlands	49						Legend:	
Rancho Cucamonga	83						The column	of numbers on
Yucaipa	. 33						the left is the	
Chino Hills	45							ch city for last
Upland	40						month.	
Temecula	98						The bars sho	ow the annual
Jurupa Valley	25							nge since the
Moreno Valley	92						same month	, 1 year ago.
Eastvale	30							
Murrieta	119							
Perris	44							
Rialto	27							
Pomona	. 38							
Lake Elsinore	62							
Bloomingtor	8							
•								

Riverside Office:

3690 Elizabeth Street Riverside, CA 92506

Rancho Cucamonga Office:

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Sell Price vs Original List Price



2021/2022 INLAND EMPIRE LISTINGS OVERVIEW

	New	Pending	Closed
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%
November	-31.6%	-42.3%	-46.4%
December	-33.8%	-31.2%	-46.9%
January	-33.9%	-22.2%	-39.6%
February	-34.3%	-22.9%	-31.8%

MONTHLY FINANCING TYPES

