INLAND EMPIRE BOARD OF TERESTATE

A division of IVAR

Housing Data Report

June 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

Jun 2023 - Monthly Summary Report

Mark Dowling, IVAR CEO

The year-over-year housing numbers continue to be down. It is important to remember that the first half of 2022 the housing market was red-hot, so the contrast the first six months of 2022 and 2023 looks even worse due to the market extremes. With that said, June New Listings were down 38.1%, Pending Sales down 11.2%, Sold Listings were down 20.6% and Sales Volume was down 22%.

Median Sales Price peaked at \$615,000 in June of 2022, and then dropped to \$550,000 in January 2023. Since January, Median Sales Price has made consistent gains over the last five months and is now up to \$605,000. This price increase largely reflects a real estate market with limited supply.

In spite of higher interest rates, and a slowing market, home sales are still moving quickly at 11 Days on Market, which is up slightly from historic lows a year ago at 8 days.



Annual Change



			•
New Listings	4,927	3,052	-38.1%
Pending Sales	2,964	2,631	-11.2 %
Sold Listings	3,416	2,713	-20.6 %
Median Sales Price	\$615,000	\$605,000	↓ -1.6%
Sales Volume (\$M)	\$2,254	\$1,758	-22.0%
Price/Sq.Ft.	\$343	\$331	↓ -3.6%
Sold \$/List \$	101.55%	100.17%	↓ -1.4%
Days on Market	10	11	1 0.0%
СДОМ	10	12	1 20.0%

Jun-2023

Jun-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.







Riverside Office:

3690 Elizabeth Street Riverside, CA 92506

Rancho Cucamonga Office: 105/4 Acacia St, Suite #D-/ Hancho Gucamonga, GA 91/30

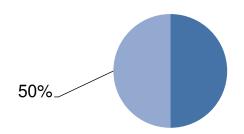
Year-Over-Year

2023 - Year to Date Report

The statistics shown below are for the first 6 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 6 months through the year:



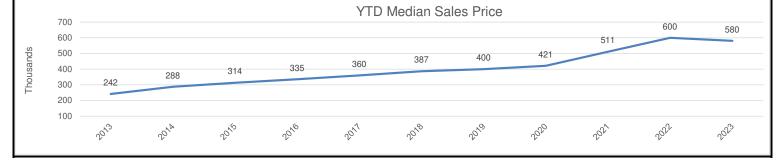


	Jan-Jun 2022	Jan-Jun 2023	Change			
New Listings	26,082	16,587	-36.4%			
Pending Sales	20,050	15,423	-23.1%			
Sold Listings	20,038	14,123	-29.5 %			
Median Sales Price	\$600,000	\$580,000	↓ -3.3%			
Sales Volume (\$M)	\$12,884	\$8,764	-32.0%			
Price/Sq.Ft.	\$333	\$321	-3.4%			
Sold \$/List \$	102.61%	99.79%	-2.8%			
Days on Market	8	19	137.5%			
CDOM	9	22	144.4%			
All data used to generate these reports comes from the						



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Jun 2023 City Overview

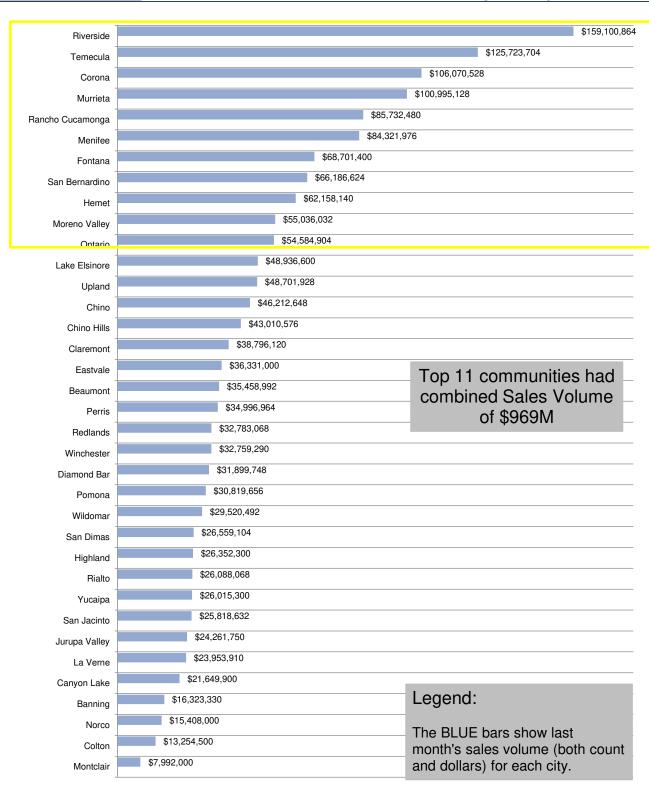
The following monthly data shows "YEAR-OVER-YEAR" (YOY) changes as well as current conditions in the real estate market

The following mor	nthly data shows "YEAR-OV YOY Sales	YOY Median	Median	Active Listings		Total Days on
	Transactions	Sales Price %	Sales Price \$	Active Listings	Frice per 3q.Ft.	Market
Banning	↓ -13%	-10%	\$ 350,000	78	\$ 259	36
Beaumont	-23%	-7%	\$ 500,000	95	\$ 255	19
Canyon Lake	88%	7%	\$ 663,500	17	\$ 352	21
Chino	-12%	-6%	\$ 735,495	58	\$ 393	12
Chino Hills	-35%	10%	\$ 970,000	39	\$ 478	9
Claremont	-21%	-1%	\$ 968,000	34	\$ 493	13
Colton	0%	6%	\$ 475,500	33	\$ 329	14
Corona	-22%	2%	\$ 735,000	160	\$ 374	10
Diamond Bar	-16%	-8%	\$ 892,500	51	\$ 500	14
Eastvale	-7%	-3%	\$ 879,000	28	\$ 302	8
Fontana	-25%	-10%	\$ 599,000	122	\$ 335	13
Hemet	-31%	2%	\$ 425,000	198	\$ 242	12
Highland	6%	-5%	\$ 529,000	49	\$ 319	12
Jurupa Valley	-27%	1%	\$ 709,990	52	\$ 347	13
La Verne	-4%	5%	\$ 925,000	18	\$ 493	11
Lake Elsinore	-11%	-4%	\$ 566,500	89	\$ 278	12
Menifee	-20%	2%	\$ 588,990	164	\$ 263	13
Montclair	-38%	-3%	\$ 630,000	13	\$ 476	8
Moreno Valley	-31%	-3%	\$ 525,000	103	\$ 301	12
Murrieta	-39%	-3%	\$ 657,500	157	\$ 291	11
Norco	-32%	8%	\$ 889,000	19	\$ 399	8
Ontario	-8%	-3%	\$ 631,500	96	\$ 419	11
Perris	-6%	0%	\$ 507,250	90	\$ 270	15
Pomona	-14%	-6%	\$ 630,000	62	\$ 451	10
Rancho Cucamonga	-35%	0%	\$ 735,000	116	\$ 413	9
Redlands	-38%	1%	\$ 600,000	56	\$ 366	11
Rialto	-13%	2%	\$ 550,000	38	\$ 344	10
Riverside	-15%	-1%	\$ 625,000	232	\$ 361	11
San Bernardino	-18%	-1%	\$ 470,000	147	\$ 338	11
San Dimas	-13%	-25%	\$ 765,000	23	\$ 504	10
San Jacinto	-13%	-6%	\$ 448,950	59	\$ 238	19
Temecula	-17%	1%	\$ 739,500	134	\$ 345	11
Upland	-27%	17%	\$ 838,750	51	\$ 413	15
Wildomar	4%	-3%	\$ 580,000	41	\$ 290	11
Winchester	6%	-3%	\$ 626,190	55	\$ 252	12
Yucaipa	-17%	-7%	\$ 535,750	66		11
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Jun 2023 - Sales Volume per City



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

00% -80%	-60%	-40%	-20%	0%	20%	40%	60%	80%	100
Claremont	45	·			·				
La Verne	27								
Diamond Bar	60								
Wildomar	46								
Highland	50								
Rialto	45								
San Jacinto	70								
Beaumont	89								
Winchester	66								
Canyon Lake	27								
Upland	63								
Hemet	195								
Banning	49								
Norco	19								
Redlands	57								
Fontana	141								
Lake Elsinore	88								
Temecula	160								
Chino Hills	56								
Murrieta	193						Legend:		
Menifee	177								
San Bernardino	137						The column the left is the		s on
Ontario	105						listings in ea		ast
Montclair	18						month.	aon only for i	uot
Chino	63								
San Dimas	25						The bars sh		
Perris	68						percent cha same month		
Colton	37							, , , ca. ag	
Yucaipa	51								
Moreno Valley	109								
Corona	141								
Riverside	244								
Jurupa Valley	41								
Rancho Cucamonga	99								
Pomona	51								
Eastvale	32								

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Sell Price vs Original List Price



2022/2023 INLAND EMPIRE LISTINGS OVERVIEW

	New	Pending	Closed
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%
March	-40.6%	-27.0%	-31.1%
April	-41.1%	-17.3%	-35.0%
May	-37.3%	-15.6%	-21.5%
June	-38.1%	-11.2%	-20.6%

MONTHLY FINANCING TYPES

