THE VOICE OF REAL ESTATE IN THE INLAND EMPIRE®

INDARADE EMPARADE BOARD OF REALESTATE

Housing Data Report October 2023

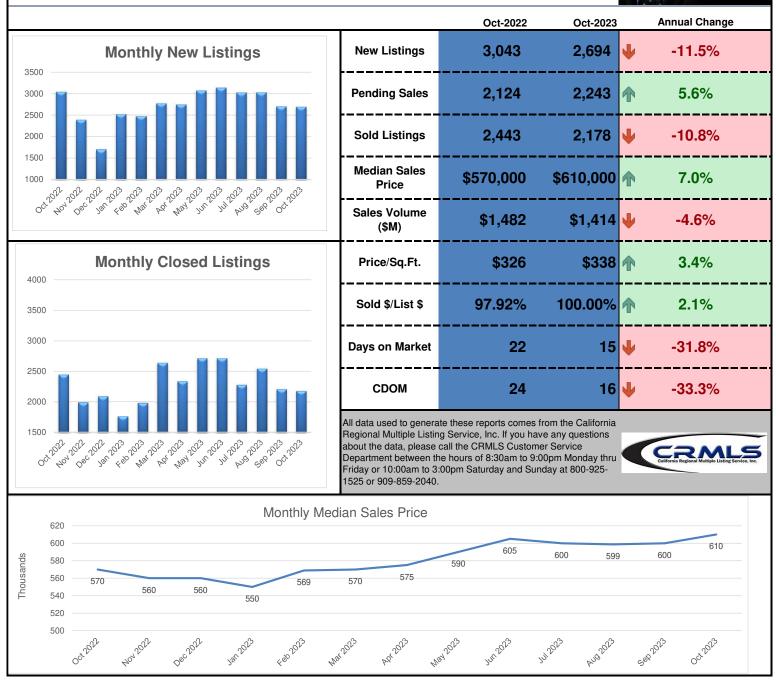
RIVERSIDE OFFICE: 951-684-1221 3690 Elizabeth St. Riverside, CA 92506 RANCHO OFFICE: 909-527-2133 10574 Acacia St. D-7 Rancho Cucamonga, CA 91730

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

Oct 2023 - Monthly Summary Report

Mark Dowling, IVAR CEO,

- For the first time in over a year, October experienced the first year-over-year increase in Pending Sales. Although the housing market is still facing a grid-lock situation with existing homeowners sitting on 3% and 4% mortgage rates, constrained inventory, and mortgage rates around 8%, the market is starting to show signs of "settling in". With that said, October saw New Listings down 11.5%, Pending Sales up 5.6%, Sold Listings down 10.8% and Sales Volume was down only 4.6%.
- Over the last five months, the Median Sales Price has consistently hovered between \$600,000 and \$610,000.
- In spite of higher mortgage rates, limited supply continues to drive Days on Market downward to 15 days.





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We are 10 months through the year: 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 83% several years, you can observe more signifiant trends. Year-Over-Year Jan-Oct 2022 Jan-Oct 2023 Change New Listings 41,130 28,158 -31.5% **YTD New Listings** 45000 40000 **Pending Sales** 30,589 24,454 -20.1% 35000 30000 25000 20000 Sold Listings 31,185 23,324 -25.2% 15000 10000 5000 Median Sales \$588,183 \$590,199 -0.3% 0 Price 2015 2016 2017 2010 2019 2020 2022 2021 2013 2014 202 Sales Volume \$14,696 \$19,857 -26.0% (\$M) \$333 **YTD Closed Listings** Price/Sq.Ft. \$327 -1.8% 40000 35000 100.98% 100.00% Sold \$/List \$ -1.0% 30000 25000 Days on Market 11 16 45.5% 20000 15000 CDOM 11 17 54.5% 10000 5000 All data used to generate these reports comes from the 0 2016 2013 2014 2017 2018 2019 2020 2021 2022 California Regional Multiple Listing Service, Inc. If you have 2023 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** 700 590 588 600 527 438 Thousands 500 402 390 365 340 400 319 292 253 300 200 100 2013 2022

2018

2017

2019

2022

2020

2023

2014

2015

2010

2023 - Year to Date Report

Riverside Office:

3690 Elizabeth Street Riverside, CA 92506

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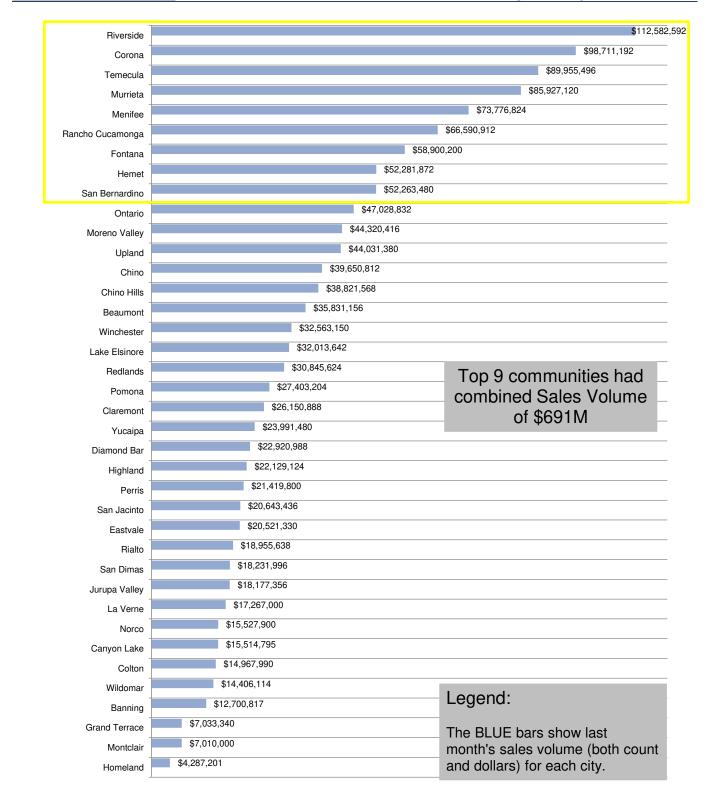
Oct 2023 City Overview

	nthly data shows "YEAR-ON YOY Sales Transactions	YOY Median Sales Price %	Median Sales Price \$	Active Listings	Price per Sq.Ft.	Total Days on Market	
Banning	-22%	↑ 2%	\$ 376,190	49	\$ 258	18	
Beaumont	13%	3%	\$ 525,000	101	\$ 245	26	
Canyon Lake	12%	-13%	\$ 650,000	28	\$ 309	10	
Chino	-3%	0%	\$ 688,000	61	\$ 396	11	
Chino Hills	0%	19%	\$ 1,015,000	50	\$ 471	22	
Claremont	53%	12%	\$ 975,000	20	\$ 487	11	
Colton	-20%	-1%	\$ 452,500	34	\$ 333	14	
Corona	4%	12%	\$ 760,000	144	\$ 386	10	
Diamond Bar	-10%	-22%	\$ 780,000	42	\$ 514	15	
Eastvale	-41%	13%	\$ 900,000	19	\$ 308	15	
Fontana	-22%	10%	\$ 631,500	121	\$ 339	14	
Grand Terrace	57%	34%	\$ 634,900	10	\$ 317	9	
Hemet	-15%	-1%	\$ 390,000	188	\$ 251	21	
Highland	22%	15%	\$ 595,000	53	\$ 303	15	
Homeland	267%	-2%	\$ 265,000	34	\$ 219	15	
Jurupa Valley	-19%	23%	\$ 757,000	50	\$ 313	15	
La Verne	-33%	6%	\$ 837,500	23	\$ 500	31	
Lake Elsinore	-32%	6%	\$ 584,000	95	\$ 290	17	
Menifee	6%	2%	\$ 562,226	157	\$ 283	26	
Montclair	-29%	-12%	\$ 590,000	19	\$ 437	9	
Moreno Valley	-24%	9%	\$ 545,000	108	\$ 296	13	
Murrieta	-6%	7%	\$ 655,000	155	\$ 308	15	
Norco	20%	-8%	\$ 782,500	16	\$ 440	45	
Ontario	-10%	5%	\$ 650,000	106	\$ 380	17	
Perris	-20%	0%	\$ 495,000	79	\$ 314	15	
Pomona	-11%	6%	\$ 630,000	60	\$ 473	12	
Rancho Cucamonga	-30%	9%	\$ 735,000	116	\$ 424	12	
Redlands	-6%	6%	\$ 600,000	69	\$ 354	16	
Rialto	6%	5%	\$ 594,950	53	\$ 354	13	
Riverside	-28%	8%	\$ 625,000	295	\$ 386	13	
San Bernardino	-12%	4%	\$ 475,000	176	\$ 360	20	
San Dimas	-29%	0%	\$ 899,500	18	\$ 491	20	
San Jacinto	-23%	-4%	\$ 459,950	70	\$ 262	16	
Temecula	2%	10%	\$ 750,000	121	\$ 346	16	
Upland	10%	-5%	\$ 730,000	63	\$ 405	18	
Wildomar	-32%	-7%	\$ 542,000	42	\$ 268	20	
Winchester	33%	9%	\$ 600,000	71	\$ 256	13	
Yucaipa	-5%	7%	\$ 555,000	73	\$ 321	26	
			Requires 10 sales in the month to show on this chart				

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Oct 2023 - Sales Volume per City



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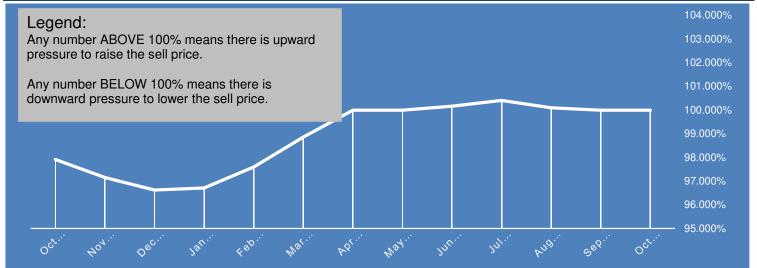


Oct 2023 - Top Communities with New Listings (year-over-year)

100%	-80%	-60%	-40%	-20%	0%	20%	40%	60%	80%	1009
	Canyon Lake	25								
	Diamond Bar	47								
	La Verne	25								
	Rialto	55								
	Claremont	31								
	San Dimas	21								
	Pomona	77								
	Chino Hills	58								
	Redlands	59								
	Beaumont	86								
Ra	ncho Cucamonga	104								
	Wildomar	37								
	Colton	24								
	Lake Elsinore	93								
	Perris	68								
	Corona	169								
	Upland	60								
	San Jacinto	51								
	Fontana	114								
	Murrieta	143								
	Chino	67					1	Legend:		
	Highland	42								
	Montclair	12							of numbers o	n
	Hemet	156						he left is the		1
	San Bernardino	158						listings in each city for las month.		
	Winchester	56								
	Temecula	123					Т	he bars sh	ow the annua	
	Eastvale	30					p	percent change since the		
	Ontario	83					S	ame month	n, 1 year ago.	
	Yucaipa	40								
	Homeland	7								
	Riverside	193								
	Menifee	125								
	Jurupa Valley	38								
	Moreno Valley	98								
	Banning	38								
	Grand Terrace	4								
	Norco									

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Sell Price vs Original List Price



2022/2023 INLAND EMPIRE LISTINGS OVERVIEW

	New	Pending	Closed
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%
July	-33.3%	-6.7%	-18.4%
August	-29.1%	-16.7%	-17.2%
September	-23.8%	-10.1%	-23.1%
October	-11.5%	5.6%	-10.8%

MONTHLY FINANCING TYPES

