# INLAND EMPIRE BOARD OF TERESTATE

A division of IVAR

Housing Data Report

**July 2024** 

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

### Jul 2024 - Monthly Summary Report

#### Mark Dowling, IVAR CEO

- We're deep into summer and the housing numbers continue to show year-over-year improvements. New Listings for the month of July were up 14.9%, Pending Sales were up 18.1%, and Sold Listings had their biggest month increase at 17.7%.
- Median Sales Price in July increased 5.8% and now stands at \$635,000.
- And demand for homes continues to be strong with Days on Market at 14 days.



**Annual Change** 



	New Listings	3,032	3,483	<b>^</b>	14.9%
	Pending Sales	2,450	2,893	<b>^</b>	18.1%
	Sold Listings	2,275	2,680	<b>^</b>	17.8%
	Median Sales Price	\$600,000	\$635,000	<b>^</b>	5.8%
	Sales Volume (\$M)	\$1,463	\$1,844	<b>^</b>	26.0%
	Price/Sq.Ft.	\$331	\$352	<b>^</b>	6.4%
	Sold \$/List \$	100.41%	100.00%	<b>•</b>	-0.4%
	Days on Market	11	14	<b>^</b>	27.3%
	CDOM	12	15	<b>^</b>	25.0%

Jul-2024

Jul-2023



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 Str

3690 Elizabeth Street Riverside, CA 92506

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

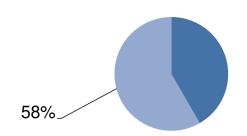
Year-Over-Year

#### 2024 - Year to Date Report

The statistics shown below are for the first 7 month 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 7 month through the year:



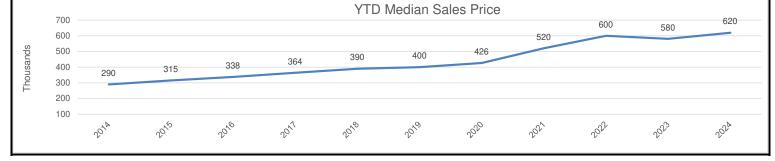


	Jan-Jul 2023	Jan-Jul 2024	Change		
New Listings	19,743	22,754	<b>15.3%</b>		
Pending Sales	17,593	17,972	<b>1</b> 2.2%		
Sold Listings	16,409	16,493	<b>1</b> 0.5%		
Median Sales Price	\$580,000	\$620,000	<b>↑</b> 6.9%		
Sales Volume (\$M)	\$10,230	\$11,062	<b>↑</b> 8.1%		
Price/Sq.Ft.	\$323	\$346	<b>↑</b> 7.3%		
Sold \$/List \$	100.00%	100.00%	<b>⇒</b> 0.0%		
Days on Market	18	15	<b>-16.7%</b>		
CDOM	20	16	-20.0%		
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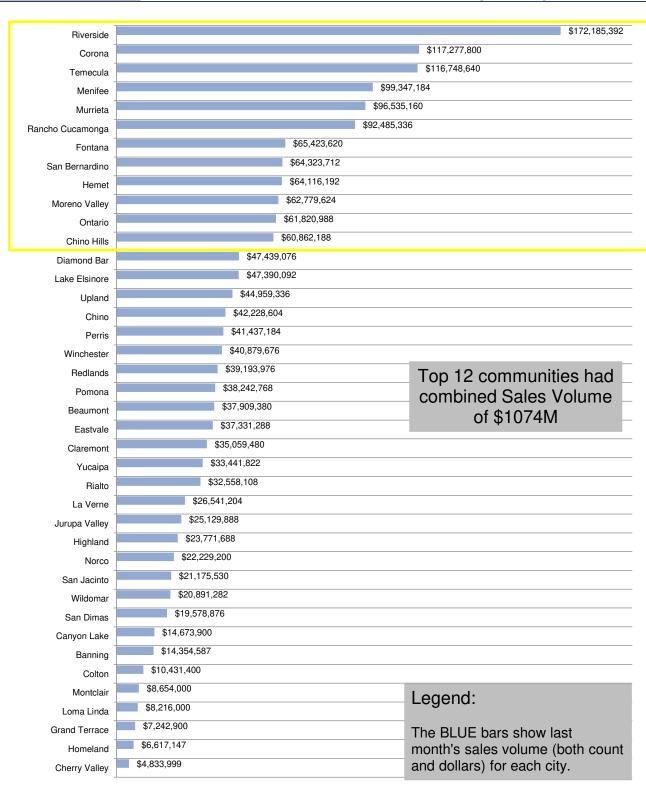
# Jul 2024 City Overview

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
Banning	-23%	<b>6</b> %	\$ 382,500	66	\$ 270	22
Beaumont	12%	10%	\$ 558,000	112	\$ 251	27
Canyon Lake	11%	-2%	\$ 645,000	28	\$ 354	25
Cherry Valley	57%	12%	\$ 365,000	14	\$ 246	15
Chino	2%	0%	\$ 716,500	75	\$ 411	15
Chino Hills	49%	6%	\$ 1,020,000	48	\$ 512	14
Claremont	3%	17%	\$ 979,000	26	\$ 492	12
Colton	0%	8%	\$ 521,750	39	\$ 381	19
Corona	13%	4%	\$ 775,000	190	\$ 396	12
Diamond Bar	3%	9%	\$ 988,888	46	\$ 544	21
Eastvale	33%	5%	\$ 962,500	60	\$ 337	10
Fontana	-1%	7%	\$ 640,000	140	\$ 358	15
Grand Terrace	140%	42%	\$ 618,500	7	\$ 361	42
Hemet	6%	13%	\$ 440,000	249	\$ 257	16
Highland	46%	1%	\$ 590,000	51	\$ 294	19
Homeland	129%	13%	\$ 517,490	28	\$ 231	37
Jurupa Valley	-10%	-1%	\$ 700,000	55	\$ 375	13
La Verne	-12%	20%	\$ 1,177,500	31	\$ 532	14
Lake Elsinore	29%	4%	\$ 590,000	131	\$ 294	14
Loma Linda	0%	15%	\$ 700,500	14	\$ 341	24
Menifee	37%	12%	\$ 613,000	223	\$ 293	24
Montclair	-13%	3%	\$ 680,000	16	\$ 491	14
Moreno Valley	23%	5%	\$ 578,395	180	\$ 325	15
Murrieta	-19%	3%	\$ 680,000	163	\$ 325	13
Norco	175%	1%	\$ 930,000	27	\$ 505	8
Ontario	21%	2%	\$ 640,000	136	\$ 416	13
Perris	37%	9%	\$ 557,495	91	\$ 283	13
Pomona	49%	13%	\$ 680,500	67	\$ 465	12
Rancho Cucamonga	23%	8%	\$ 761,000	127	\$ 451	17
Redlands	28%	0%	\$ 650,000	80	\$ 351	18
Rialto	37%	8%	\$ 610,000	57	\$ 357	11
	36%	9%		341	\$ 369	17
Riverside	26%		\$ 675,000 \$ 505,000		\$ 364	14
San Bernardino		4%		188 28		13
San Dimas	16%	0%	· · · · · · · · · · · · · · · · · · ·		,	
San Jacinto	-4%	-1% 16%	\$ 475,000 \$ 820,000	65 161	\$ 261 \$ 356	25 15
Temecula	21%					
Upland	2%	7%	\$ 799,950	60	\$ 441	11
Wildomar	27%	15%	\$ 634,000	58	\$ 307	8
Winchester	51%	4%	\$ 635,000	83	\$ 274	21
Yucaipa	61%	5%	\$ 555,000	71	\$ 317	23
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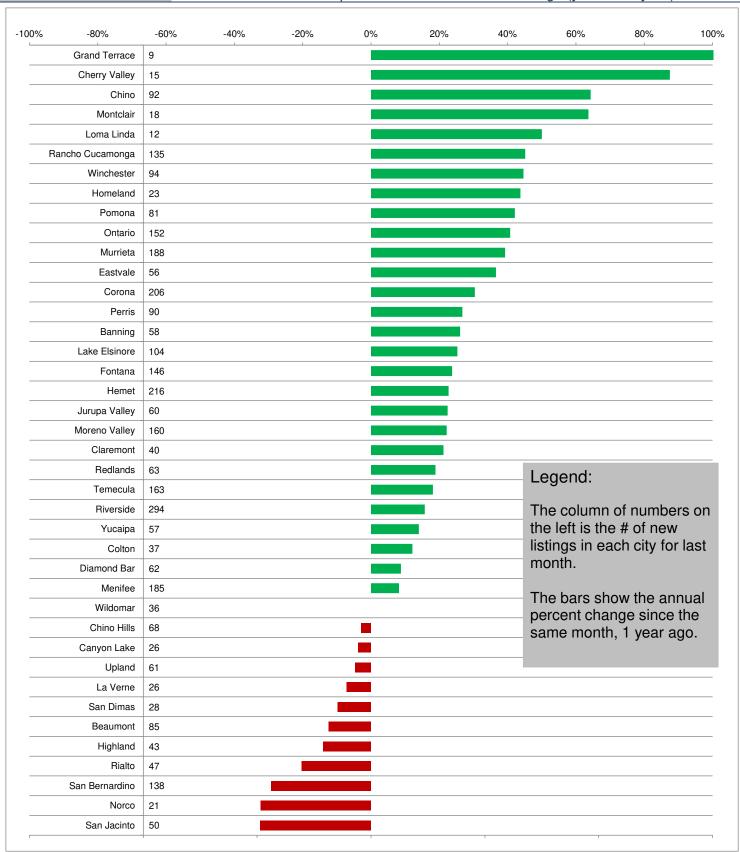
#### Jul 2024 - Sales Volume per City



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#### Jul 2024 - Top Communities with New Listings (year-over-year)



**Riverside Office:** 

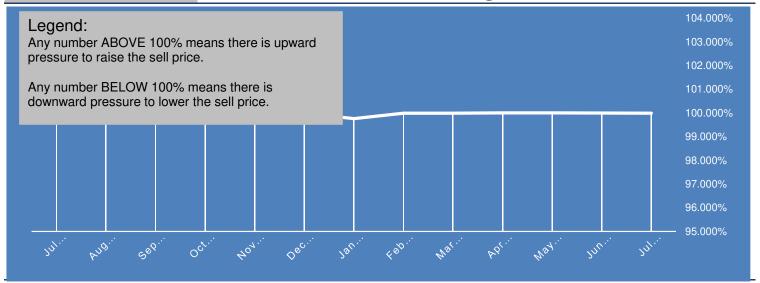
3690 Elizabeth Street Riverside, CA 92506

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# **Sell Price vs Original List Price**



# **INLAND EMPIRE LISTINGS OVERVIEW (Previous 12 Months)**

	New	Pending	Closed
August	-29.1%	-16.7%	-17.2%
September	-23.8%	-10.1%	-23.1%
October	-11.5%	5.6%	-10.8%
November	-5.7%	1.5%	-1.3%
December	0.8%	5.0%	1.1%
January	11.1%	5.8%	0.1%
February	8.7%	4.5%	1.8%
March	8.2%	3.0%	-8.5%
April	19.1%	4.9%	8.4%
May	12.9%	4.3%	-4.7%
June	6.7%	10.6%	-9.6%
July	14.9%	18.1%	17.8%

## **MONTHLY FINANCING TYPES**

