INLAND EMPIRE BOARD OF REAL ESTATE

A division of IVAR

Housing Data Report

April 2025

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

Apr 2025 - Monthly Summary Report

Mark Dowling, IVAR CEO

- The second quarter of 2025 started off with solid housing market numbers. Both New Listings and Pending listings were up 12% and 6.9% respectively, however Sold Listings have not yet caught up and showed only a 1.8% increase. Over the next 60 days Sold Listings numbers should improve.
- Since April 2024, the Median Sales Price has only increased .8% to 630,000.
- Although the month of March Days on Market increased from 13 to 19 days, consumer demand continues to be relatively strong for correctly priced homes.



Annual Change

	Mon	thly N	ew Lis	tinas	
4000 —				90	
3500					
3000	-6-6-		1		
2500				-11-11	
2000					-
1500		ш			-11-11
1000					
202ª 202	m 2024 2024 20	2ª 202ª 2021	× 2024 2024	2015 JOE	1025 JOE
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New Listings	3,439	3,850	1	12.0%
Pending Sales	2,580	2,759	1	6.9%
Sold Listings	2,544	2,589	1	1.8%
Median Sales Price	\$625,000	\$630,000	1	0.8%
Sales Volume (\$M)	\$1,718	\$1,783	1	3.8%
Price/Sq.Ft.	\$344	\$353	1	2.6%
Sold \$/List \$	100.01%	100.00%	•	0.0%
Days on Market	13	19	1	46.2%
СДОМ	13	21	1	61.5%

Apr-2025

Apr-2024



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 91730

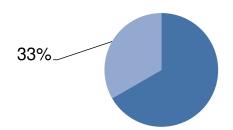
Year-Over-Year

2025 - Year to Date Report

The statistics shown below are for the first 4 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 4 month through the year:



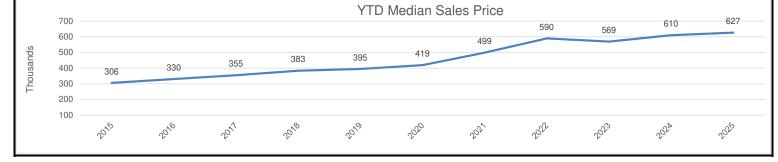


	Jan-Apr 20	24 Jan-Apr	2025	Chang	e
New Listings	12,347	7 14	,354	16.39	%
Pending Sales	9,787	7 10	,009	1 2.3%	, ,
Sold Listings	8,774	1 8	,843	1 0.8%	,
Median Sales Price	\$610,00	0 \$62	7,000	1 2.8%	, 5
Sales Volume (\$M)	\$5,76	8 \$	6,021	4.4%	, -
Price/Sq.Ft.	\$34	2	\$350	1 2.4%	, >
Sold \$/List \$	100.00	% 100	.00%	⇒ 0.0%	, •
Days on Market	1	7	22	1 29.49	/ ₆
CDOM	1	8	26	1 44.49	%



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Apr 2025 City Overview

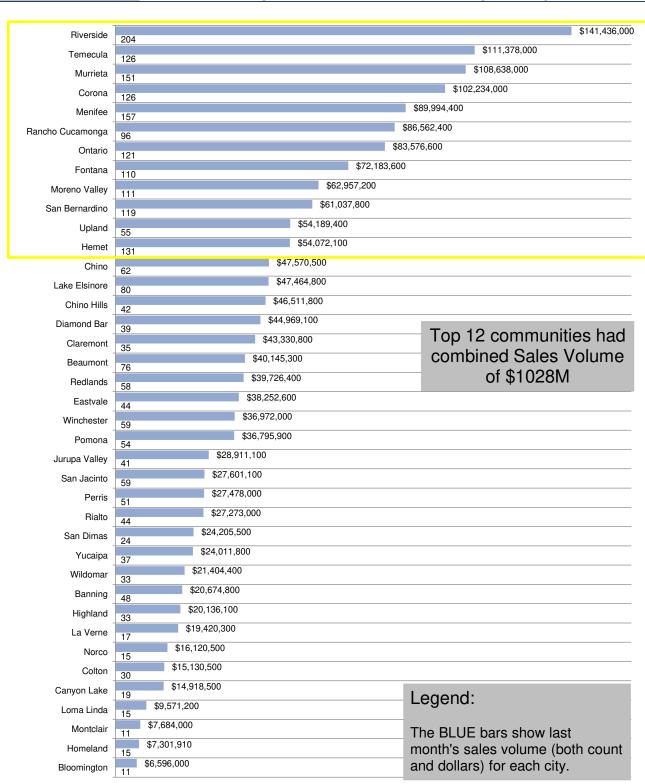
The following monthly data shows "YEAR-OVER-YEAR" (YOY)changes as well as current conditions in the real estate market

The following monthly d	The following monthly data shows "YEAR-OVER-YEAR" (YOY)changes as well as current conditions in the real estate market						et
	YOY Sales Transactions	YOY Median Sales Price %	Media Sales Pri		Active Listings	Price per Sq.Ft.	Total Days on Market
Banning	1 20%	18%	\$ 46	6,204	104	\$ 255	48
Beaumont	17%	5%	\$ 54	5,000	130	\$ 258	33
Bloomington	83%	9%	\$ 56	0,000	18	\$ 480	19
Canyon Lake	-17%	1%	\$ 69	9,500	44	\$ 370	21
Chino	44%	-1%	\$ 72	6,500	103	\$ 406	23
Chino Hills	-18%	14%		2,500	52	\$ 528	15
Claremont	6%	21%	\$ 1,13	5,000	40	\$ 492	10
Colton	15%	12%		0,000	41	\$ 368	29
Corona	-21%	3%	\$ 78	6,000	237	\$ 399	25
Diamond Bar	5%	8%		0,000	49	\$ 545	14
Eastvale	29%	0%		8,250	47	\$ 360	17
Fontana	5%	0%		3,000	162	\$ 361	15
Hemet	-2%	0%	,	6,000	264	\$ 253	30
Highland	-34%	10%		0,000	60	\$ 330	13
Homeland	-6%	2%		9,990	26	\$ 243	57
Jurupa Valley	21%	3%		5,000	77	\$ 375	20
La Verne	-19%	50%		0.000	18	\$ 561	7
Lake Elsinore	-8%	4%		7,495	173	\$ 298	39
Loma Linda	36%	-3%	,	0,000	173	\$ 340	28
Menifee	27%	-2%		0.000	285	\$ 340	28
			,			*	
Montclair Marana Vallavi	-8%	10%		5,000	16	* -	36 22
Moreno Valley	-2%	2%		2,000	211	\$ 313	
Murrieta	6%	1%		0,000	203	\$ 317	23
Norco	-6%	2%		2,500	26	\$ 468	15
Ontario	19%	-1%		5,000	179	\$ 413	18
Perris	-30%	-6%		0,000	139	\$ 290	24
Pomona	-4%	3%		1,000	102	\$ 478	23
Rancho Cucamonga	-1%	4%		3,500	147	\$ 446	14
Redlands	12%	1%		3,500	79	\$ 390	21
Rialto	-29%	0%		4,820	64	\$ 378	21
Riverside	6%	-2%		3,500	406	\$ 389	19
San Bernardino	7%	8%		0,000	222	\$ 343	24
San Dimas	9%	10%		0,000	23	\$ 543	13
San Jacinto	59%	6%	\$ 49	2,000	84	\$ 261	32
Temecula	9%	4%		6,750	198	\$ 380	14
Upland	4%	1%	\$ 81	4,900	70	\$ 439	17
Wildomar	-18%	2%	\$ 64	5,450	46	\$ 307	25
Winchester	-3%	3%	\$ 60	9,990	95	\$ 304	25
Yucaipa	-3%	6%	\$ 61	0,000	63	\$ 330	14
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						10 sales ii	
			month to show on this chart				

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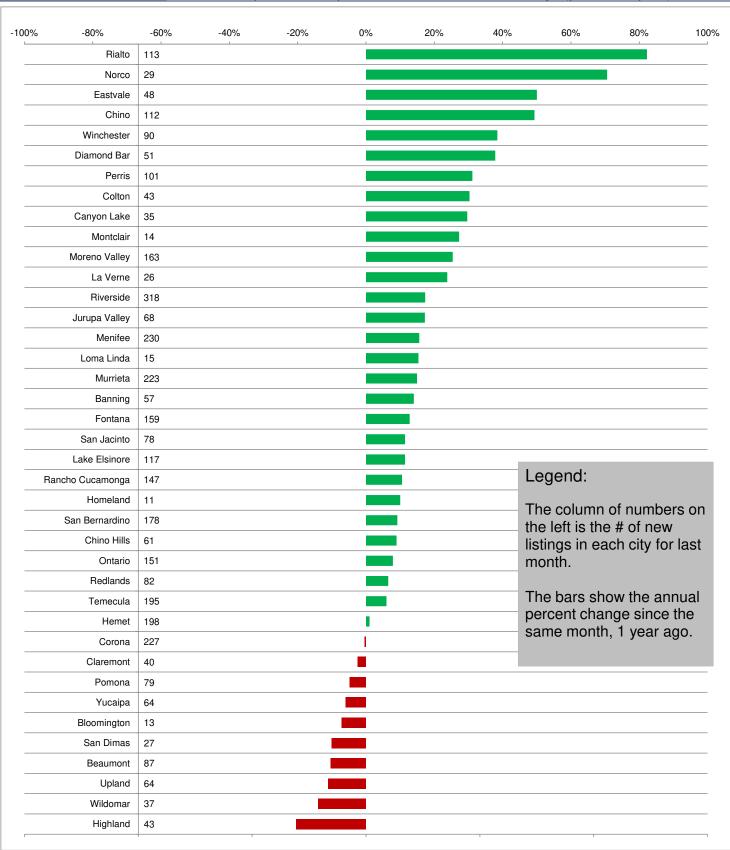
Apr 2025 - Sales Volume per City



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Apr 2025 - Top Communities with New Listings (year-over-year)



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Sell Price vs Original List Price



INLAND EMPIRE LISTINGS OVERVIEW (Previous 12 Months)

	New	Pending	Closed
May	12.9%	4.3%	-4.7%
June	6.7%	10.6%	-9.6%
July	14.9%	18.1%	17.8%
August	18.8%	14.1%	4.0%
September	14.9%	14.7%	6.6%
October	14.6%	25.2%	14.0%
November	2.7%	15.1%	11.3%
December	7.3%	11.1%	12.4%
January	12.9%	0.9%	1.6%
February	10.0%	4.0%	-1.2%
March	16.3%	11.8%	-0.7%
April	12.0%	6.9%	1.8%

MONTHLY FINANCING TYPES

