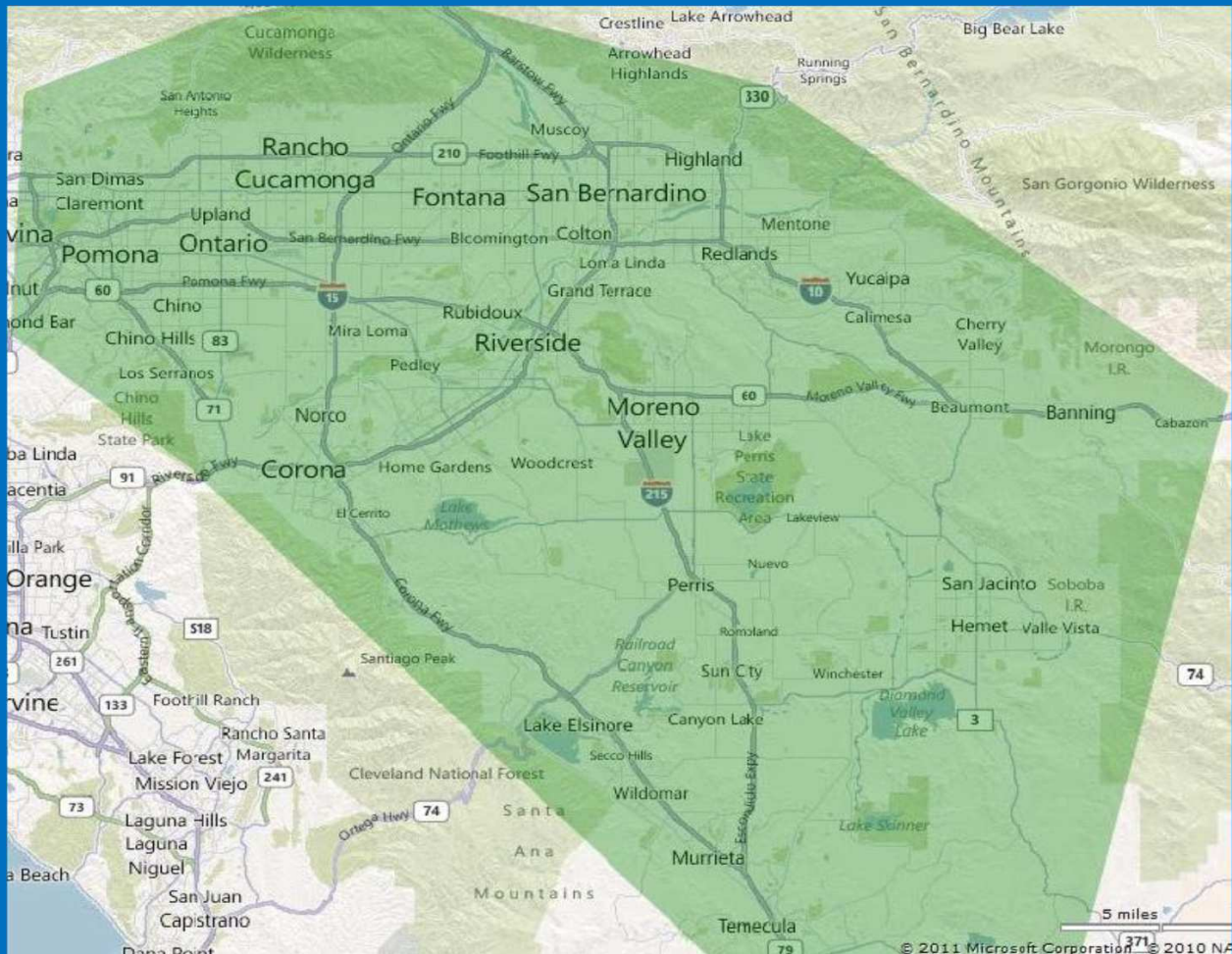


# Housing Data – January 2015



Inland Valleys Association of REALTORS® (IVAR)

[www.ivaor.com](http://www.ivaor.com)

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## Jan 2015 - Monthly Report

### Inland Valleys Regional Summary

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**Mark Dowling, Chief Executive Officer**

Welcome to the Inland Valleys Association of REALTORS (IVAR) monthly housing update. As a member benefit, IVAR produces monthly and quarterly housing reports to help members and area leaders better understand what's going on in the regional housing market. When reviewing the latest housing data from the region, there are a few noticeable trends emerging over the last several months:



- Demand has decreased and the market is shifting more toward a "buyers market"
- Closed listings decreased 11% last month. This decrease has slowed the demand for housing, which is reflected in an increase in a 26% increase in "Days on Market".
- Last month's Median Sales Price decreased 3%, however Median Sales price year-over-year is up almost 3%.
- Pending Sales experienced a one month increase of 11% which should push Closed Sales numbers up in the coming months.

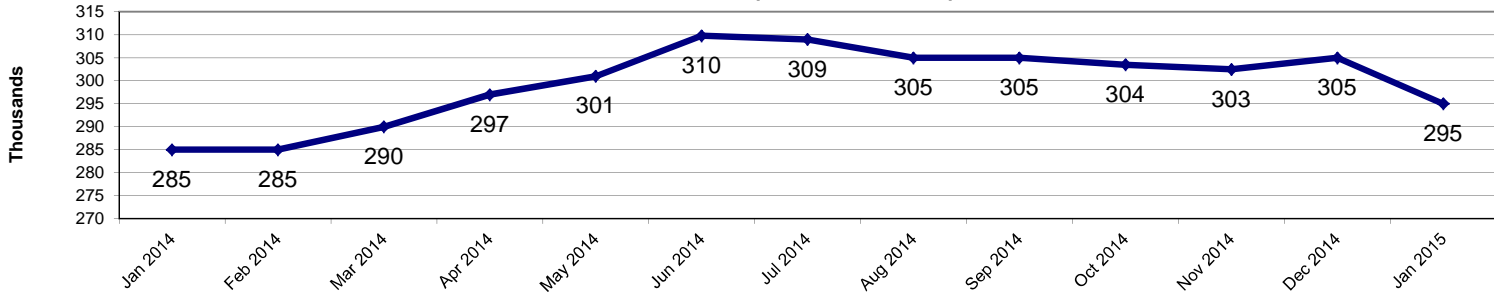
	Jan-2014	Jan-2015	Annual Change
<b>New Listings (Last 12 Months)</b>			
New Listings	4,625	4,539	↓ -2%
Pending Sales	2,991	3,358	↑ 11%
Sold Listings	2,677	2,404	↓ -11%
Median Sales Price	\$285,000	\$295,000	↑ 3%
Sales Volume (\$M)	\$851	\$777	↓ -10%
Price/Sq.Ft.	\$160	\$169	↑ 5%
Sold \$/List \$	98.91%	97.28%	↓ -2%
Days on Market	45	61	↑ 26%
Cumm DOM	54	72	↑ 25%



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.



**Median Sales Price (Last 12 months)**



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## Jan 2015 City Overview

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As a service and convenience to our members, IVAR is pleased to offer several "Quick Look" reports. This is one more way for IVAR members to stay informed with minimal effort.

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 \$	Price per Sq.Ft.	Total Days on Market
Banning	↓ -6%	↑ 23%	\$ 185,000	\$ 125	81
Beaumont	↑ 17%	↓ -1%	\$ 240,000	\$ 131	88
Bloomington	↓ -24%	↑ 16%	\$ 250,000	\$ 185	58
Canyon Lake	↓ -12%	↓ -20%	\$ 287,500	\$ 179	97
Chino	↓ -20%	↑ 15%	\$ 395,000	\$ 214	69
Chino Hills	↑ 4%	↓ -4%	\$ 497,500	\$ 277	73
Claremont	↑ 47%	↓ -2%	\$ 527,000	\$ 306	93
Colton	↑ 6%	↑ 17%	\$ 199,000	\$ 162	50
Corona	↓ -26%	↑ 1%	\$ 385,000	\$ 199	77
Diamond Bar	↓ -24%	↓ -9%	\$ 525,000	\$ 323	101
Eastvale	↓ -14%	↑ 0%	\$ 460,000	\$ 167	75
Fontana	↓ -5%	↑ 6%	\$ 310,000	\$ 181	63
Hemet	↑ 14%	↓ -3%	\$ 174,900	\$ 107	77
Highland	↓ -21%	↓ -9%	\$ 219,000	\$ 154	58
Jurupa Valley	↑ 29%	↓ -13%	\$ 290,000	\$ 184	55
La Verne	↓ -23%	↑ 16%	\$ 520,000	\$ 304	85
Lake Elsinore	↑ 7%	↑ 7%	\$ 280,000	\$ 129	86
Menifee	↓ -17%	↑ 2%	\$ 279,000	\$ 141	62
Montclair	↑ 88%	↓ -4%	\$ 318,000	\$ 215	78
Moreno Valley	↓ -8%	↑ 2%	\$ 240,000	\$ 149	70
Murrieta	↓ -19%	↑ 0%	\$ 333,000	\$ 150	80
Norco	↓ -50%	↓ -16%	\$ 380,000	\$ 220	56
Ontario	↓ -21%	↑ 7%	\$ 310,000	\$ 227	55
Perris	↓ -9%	↑ 12%	\$ 240,000	\$ 126	74
Pomona	↓ -23%	↑ 7%	\$ 305,000	\$ 235	66
Rancho Cucamonga	↓ -16%	↓ -2%	\$ 390,000	\$ 228	94
Redlands	↑ 14%	↑ 17%	\$ 303,000	\$ 190	73
Rialto	↓ -39%	↑ 4%	\$ 254,000	\$ 167	71
Riverside	↓ -6%	↑ 4%	\$ 290,000	\$ 184	72
San Bernardino	↑ 6%	↑ 16%	\$ 185,000	\$ 149	59
San Dimas	↓ -35%	↑ 7%	\$ 490,000	\$ 287	67
San Jacinto	↑ 13%	↑ 4%	\$ 202,000	\$ 113	80
Sun City	↓ -35%	↓ -6%	\$ 170,000	\$ 133	81
Temecula	↓ -20%	↑ 2%	\$ 375,000	\$ 178	70
Upland	↓ -2%	↑ 4%	\$ 429,900	\$ 229	66
Wildomar	↓ -7%	↑ 14%	\$ 324,900	\$ 127	83
Winchester	↑ 11%	↑ 9%	\$ 340,000	\$ 132	71
Yucaipa	↓ -2%	↑ 8%	\$ 285,000	\$ 152	67

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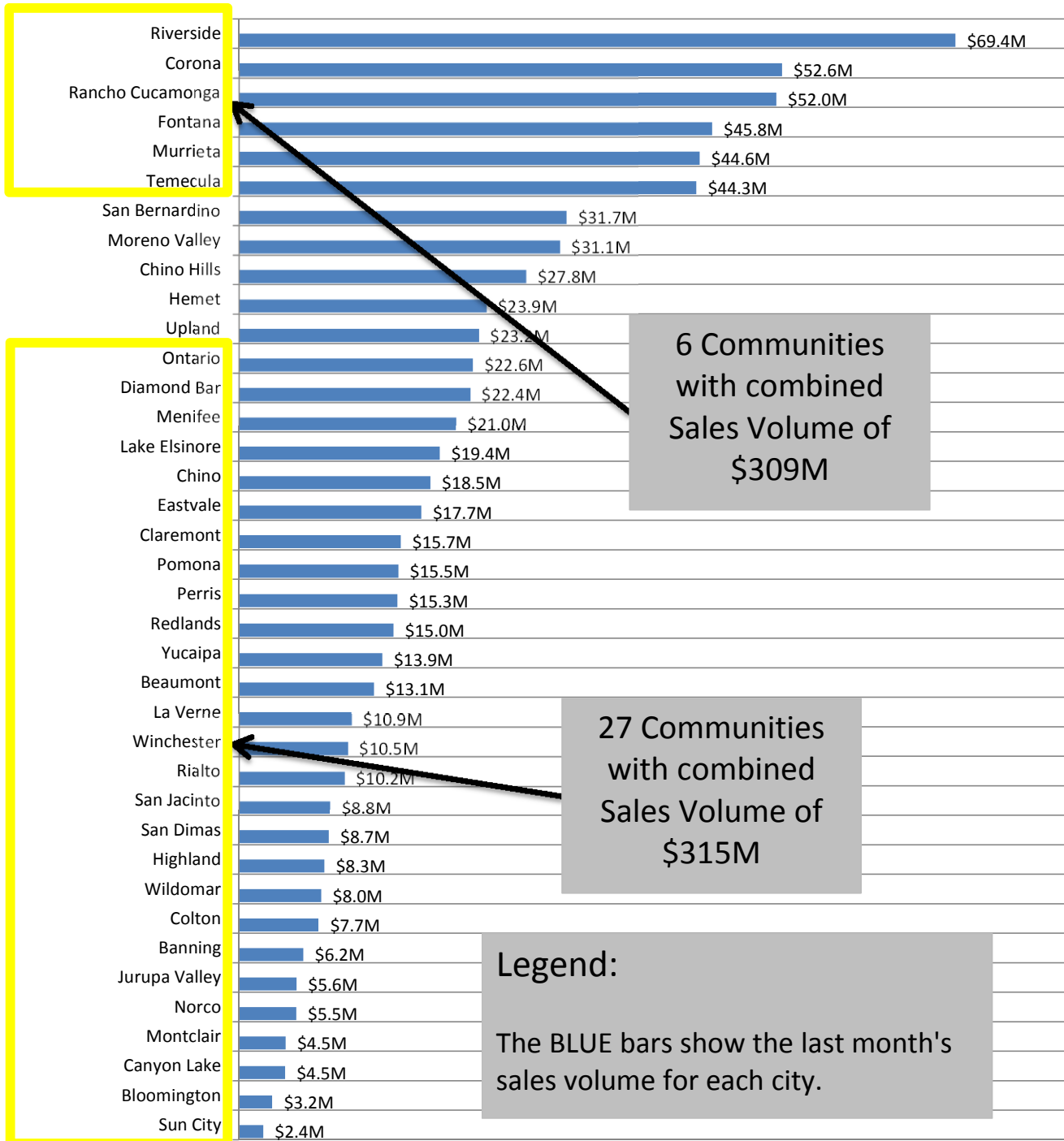
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## Jan 2015 - Sales Volume per City

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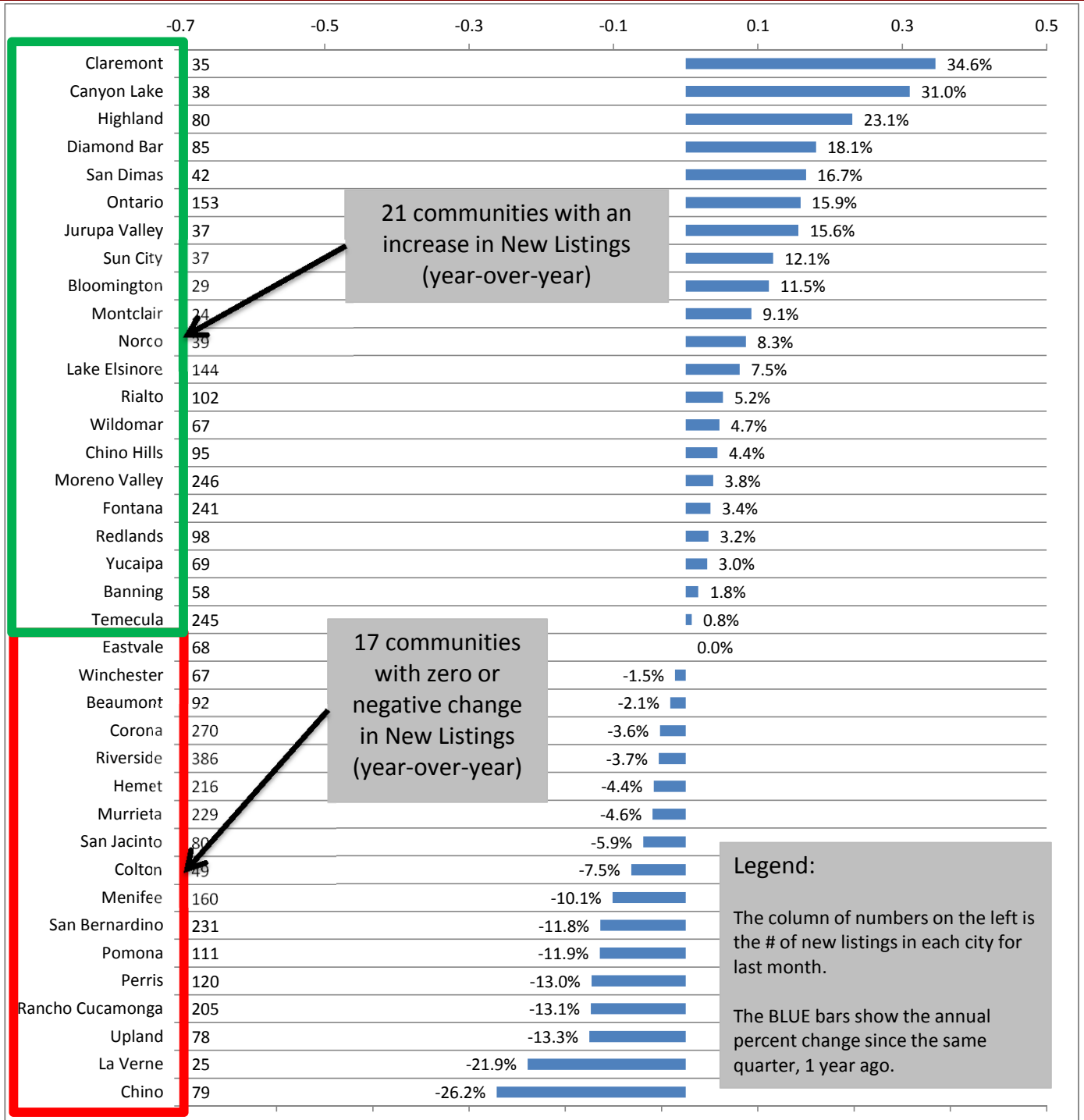
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### Jan 2015 - Top Communities with New Listings (year-over-year)

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21 communities with an increase in New Listings (year-over-year)

17 communities with zero or negative change in New Listings (year-over-year)

**Legend:**  
The column of numbers on the left is the # of new listings in each city for last month.  
The BLUE bars show the annual percent change since the same quarter, 1 year ago.

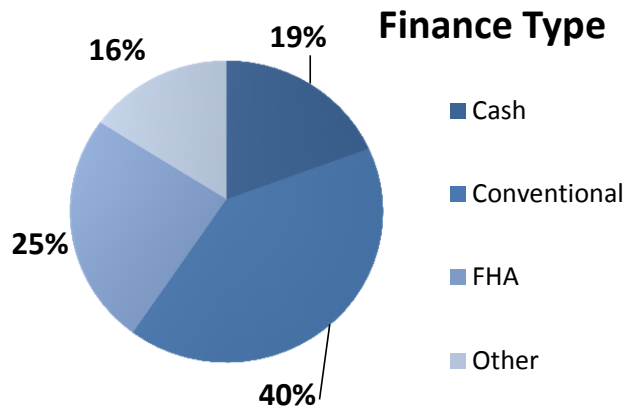
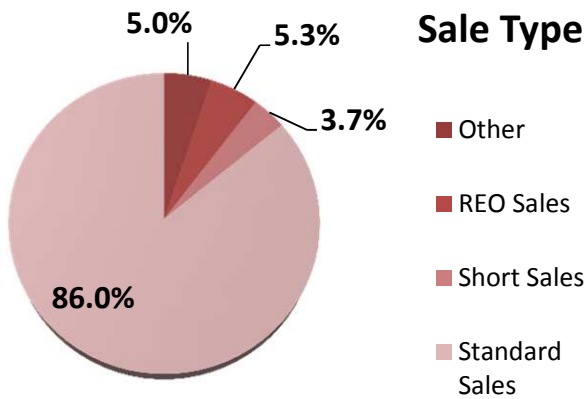
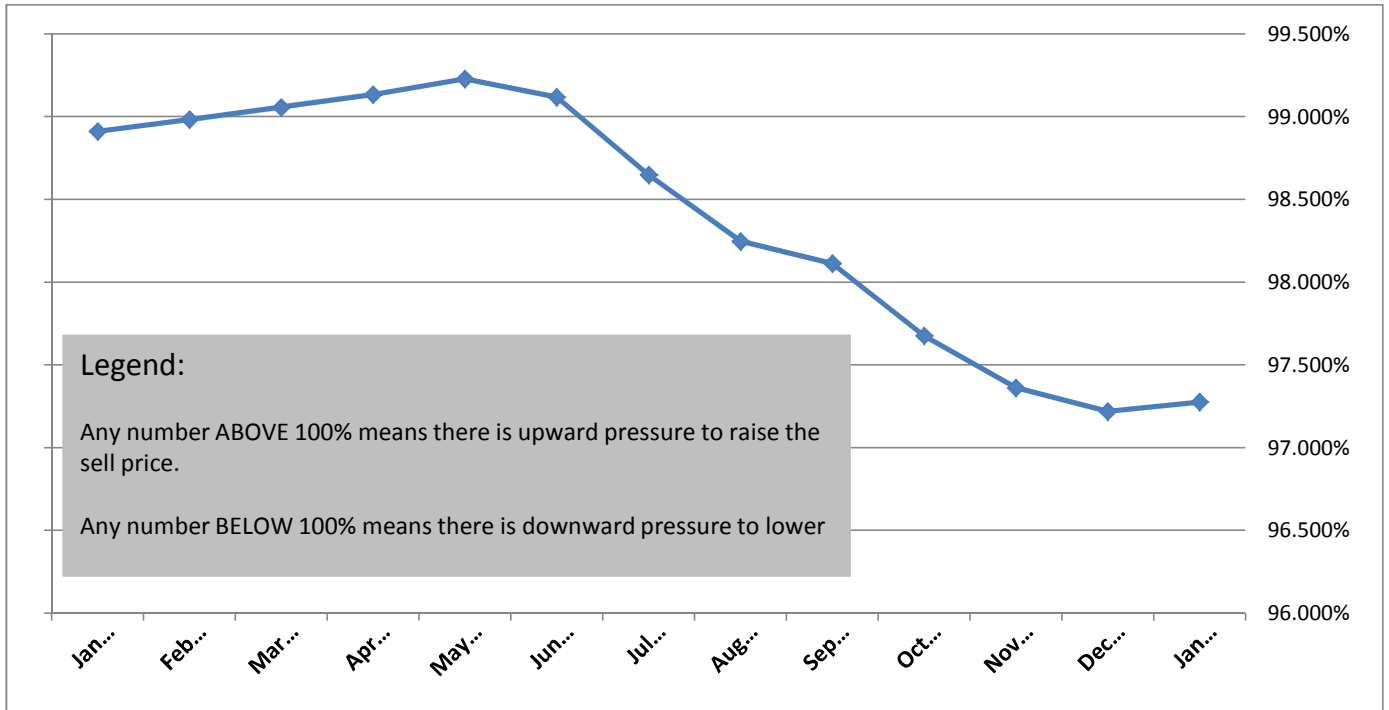
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## Sell Price vs Original List Price

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The IVAR team has worked hard to improve services and make IVAR a better business association. IVAR is committed to defining its service and building member relationships not with promotional gimmicks and giveaways, but rather by refining a business-minded approach to serve our members' professional needs with our problem-solving approach. By focusing on value-added services, IVAR is committed to being the board of choice for Inland Empire REALTORS.

If you have any questions or suggestions on how IVAR can provide better services, please feel free to contact us.

Mark Dowling, Chief Executive Officer