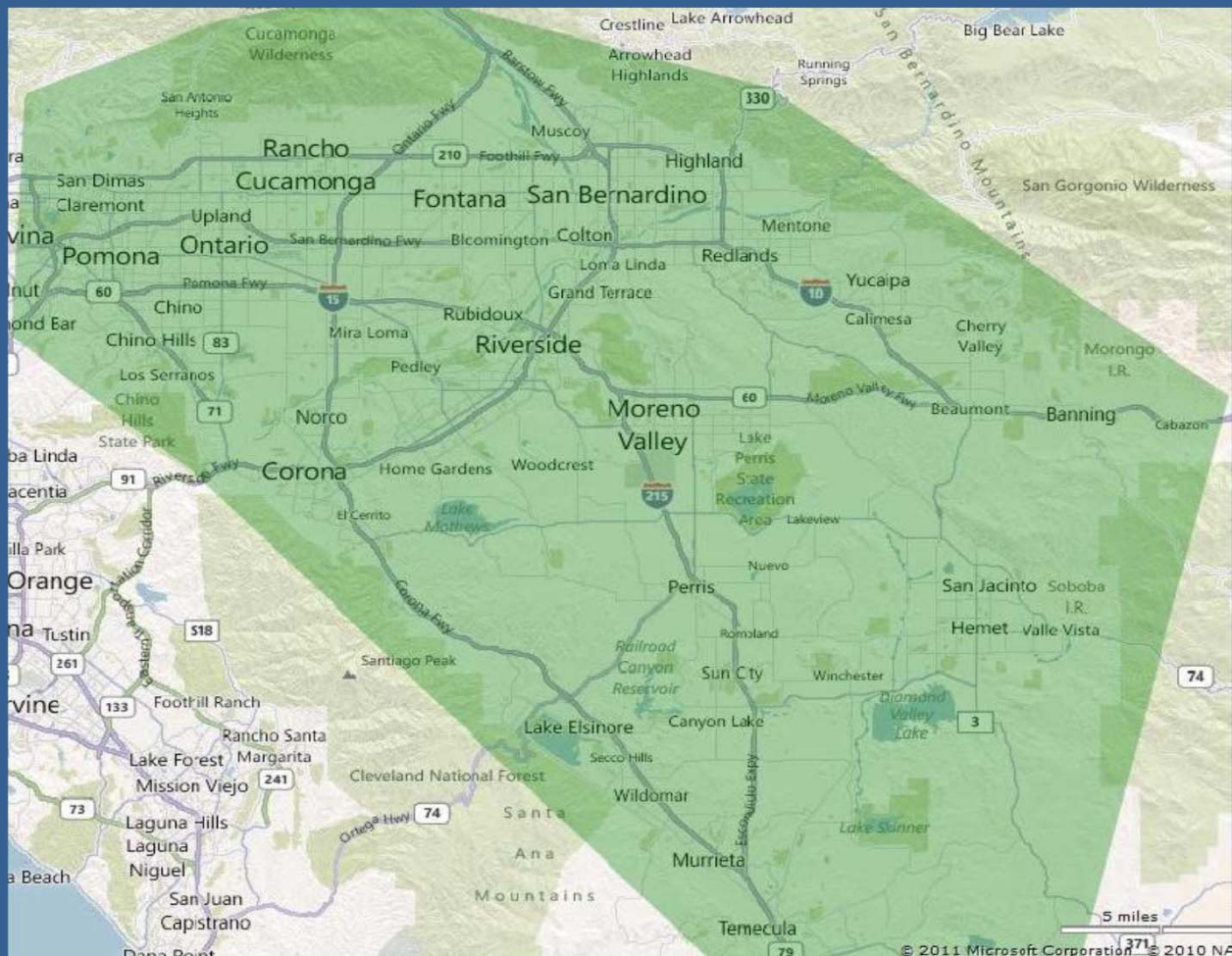


# Housing Data – September 2015



Inland Valleys Association of REALTORS® (IVAR)

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

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## Sep 2015 - Monthly Report

### Inland Valleys Regional Summary

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**Mark Dowling, Chief Executive Officer**

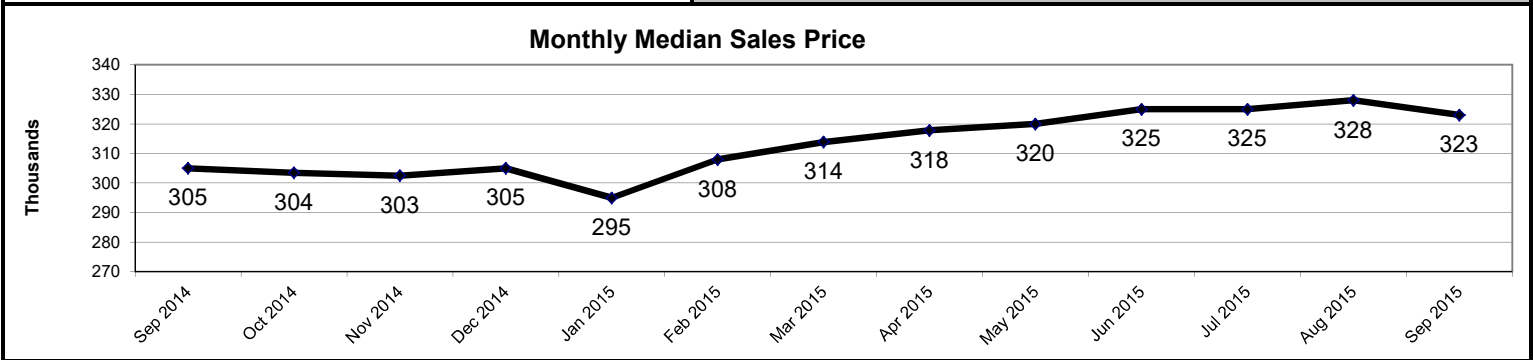
Welcome to the Inland Valleys Association of REALTORS (IVAR) monthly housing update. As a member benefit, IVAR produces monthly and quarterly housing reports to help members and area leaders better understand what's going on in the regional housing market. When reviewing the latest housing data from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

- The housing market continues to show strength throughout 2015 with solid increases in Pending Sales, Sold Listings, Median Sales Price and Sales Volume.
- Pending Sales continue to represent the biggest area of improvement with September, year-over-year numbers up nearly 15%.
- The market continues to reflect a steady Median Sales price for the region, demonstrated by a year-over-year increase of 5.6%.



	Sep-2014	Sep-2015	Annual Change
<b>Monthly New Listings</b>			
New Listings	4,859	4,583	↓ -6.0%
Pending Sales	3,149	3,702	↑ 14.9%
Sold Listings	3,225	3,523	↑ 8.5%
Median Sales Price	\$305,000	\$323,000	↑ 5.6%
Sales Volume (\$M)	\$1,088	\$1,235	↑ 12.0%
<b>Monthly Closed Listings</b>			
Price/Sq.Ft.	\$173	\$183	↑ 5.5%
Sold \$/List \$	98.11%	98.51%	↑ 0.4%
Days on Market	45	44	↓ -2.3%
CDOM	53	52	↓ -1.9%

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.

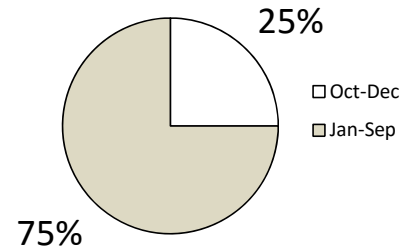


## Jan through Sep 2015 - YTD Comparisons

### Inland Valleys Regional Summary

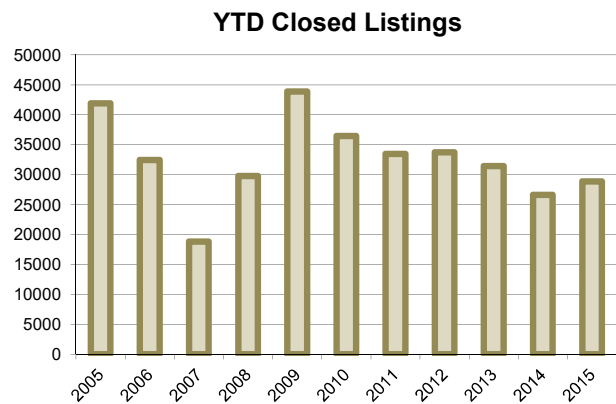
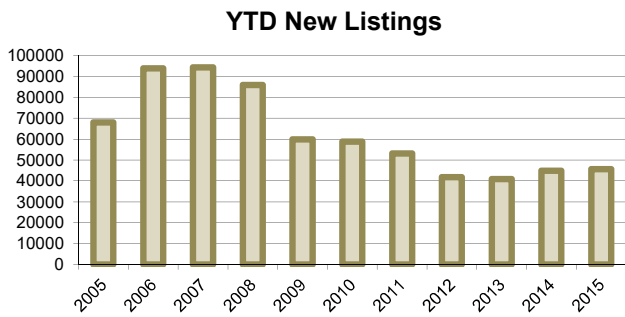
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We are 9 months through the year:



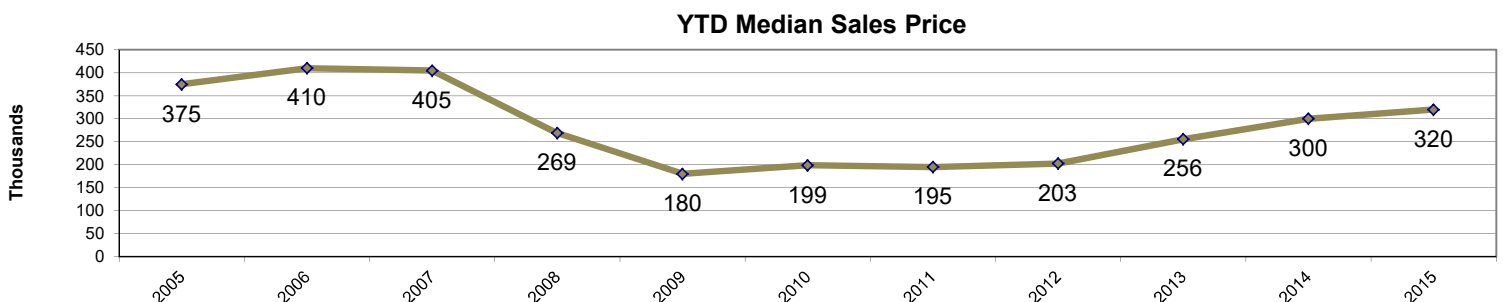
The statistics shown below are only for January through September for the years represented.

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 significant trends.



	Jan-Sep 2014	Jan-Sep 2015	Year-Over-Year Change
New Listings	44,793	45,657	↑ 1.9%
Pending Sales	29,049	32,876	↑ 11.6%
Sold Listings	26,635	28,850	↑ 7.7%
Median Sales Price	\$300,000	\$320,000	↑ 6.3%
Sales Volume (\$M)	\$8,757	\$9,979	↑ 12.2%
Price/Sq.Ft.	\$169	\$178	↑ 5.2%
Sold \$/List \$	98.78%	98.54%	↓ -0.2%
Days on Market	40	43	↑ 7.0%
CDOM	48	53	↑ 9.4%

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## Sep 2015 City Overview

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
Alta Loma	↑ 38%	↓ -17%	\$ 499,000	\$ 264	55
Banning	↑ 19%	↑ 20%	\$ 210,000	\$ 143	59
Beaumont	↑ 17%	↓ -1%	\$ 268,500	\$ 140	50
Bloomington	↑ 78%	↑ 4%	\$ 280,000	\$ 174	38
Canyon Lake	↓ -14%	↑ 15%	\$ 375,000	\$ 177	112
Chino	↑ 28%	↑ 5%	\$ 398,000	\$ 231	56
Chino Hills	↑ 21%	↓ -13%	\$ 496,000	\$ 294	72
Claremont	↓ -5%	↑ 7%	\$ 570,000	\$ 298	53
Colton	↑ 3%	↑ 17%	\$ 210,000	\$ 187	27
Corona	↑ 8%	↑ 5%	\$ 400,000	\$ 222	57
Diamond Bar	↑ 40%	↓ -7%	\$ 575,000	\$ 326	72
Eastvale	↑ 3%	↔ 0%	\$ 470,000	\$ 171	55
Fontana	↑ 19%	↑ 10%	\$ 329,000	\$ 199	46
Grand Terrace	↑ 100%	↑ 5%	\$ 281,449	\$ 183	56
Hemet	↑ 7%	↑ 17%	\$ 197,000	\$ 123	46
Highland	↓ -17%	↑ 8%	\$ 297,500	\$ 160	37
Jurupa Valley	↑ 153%	↓ -1%	\$ 334,900	\$ 206	50
La Verne	↑ 10%	↑ 1%	\$ 620,888	\$ 300	64
Lake Elsinore	↑ 10%	↑ 9%	\$ 305,000	\$ 148	56
Loma Linda	↑ 30%	↑ 21%	\$ 352,000	\$ 207	48
Menifee	↓ -6%	↑ 9%	\$ 310,000	\$ 145	47
Montclair	↑ 29%	↓ -6%	\$ 325,000	\$ 246	62
Moreno Valley	↑ 6%	↑ 7%	\$ 267,000	\$ 153	48
Murrieta	↑ 9%	↑ 5%	\$ 350,000	\$ 166	52
Norco	↓ -46%	↑ 0%	\$ 477,000	\$ 258	89
Nuevo/Lakeview	↑ 30%	↑ 37%	\$ 335,000	\$ 158	88
Ontario	↑ 1%	↑ 3%	\$ 325,000	\$ 241	49
Perris	↑ 40%	↑ 12%	\$ 240,000	\$ 140	39
Pomona	↑ 3%	↑ 6%	\$ 330,000	\$ 246	40
Rancho Cucamonga	↓ -1%	↑ 12%	\$ 457,500	\$ 243	52
Redlands	↑ 5%	↓ -16%	\$ 292,500	\$ 217	56
Rialto	↓ -9%	↑ 14%	\$ 284,000	\$ 178	42
Riverside	↑ 16%	↑ 4%	\$ 321,025	\$ 204	46
San Bernardino	↑ 3%	↑ 12%	\$ 215,000	\$ 157	52
San Dimas	↑ 23%	↑ 5%	\$ 466,000	\$ 332	40
San Jacinto	↑ 22%	↑ 10%	\$ 225,000	\$ 122	32
Sun City	↓ -35%	↑ 1%	\$ 207,750	\$ 145	65
Temecula	↑ 13%	↑ 4%	\$ 390,000	\$ 189	54

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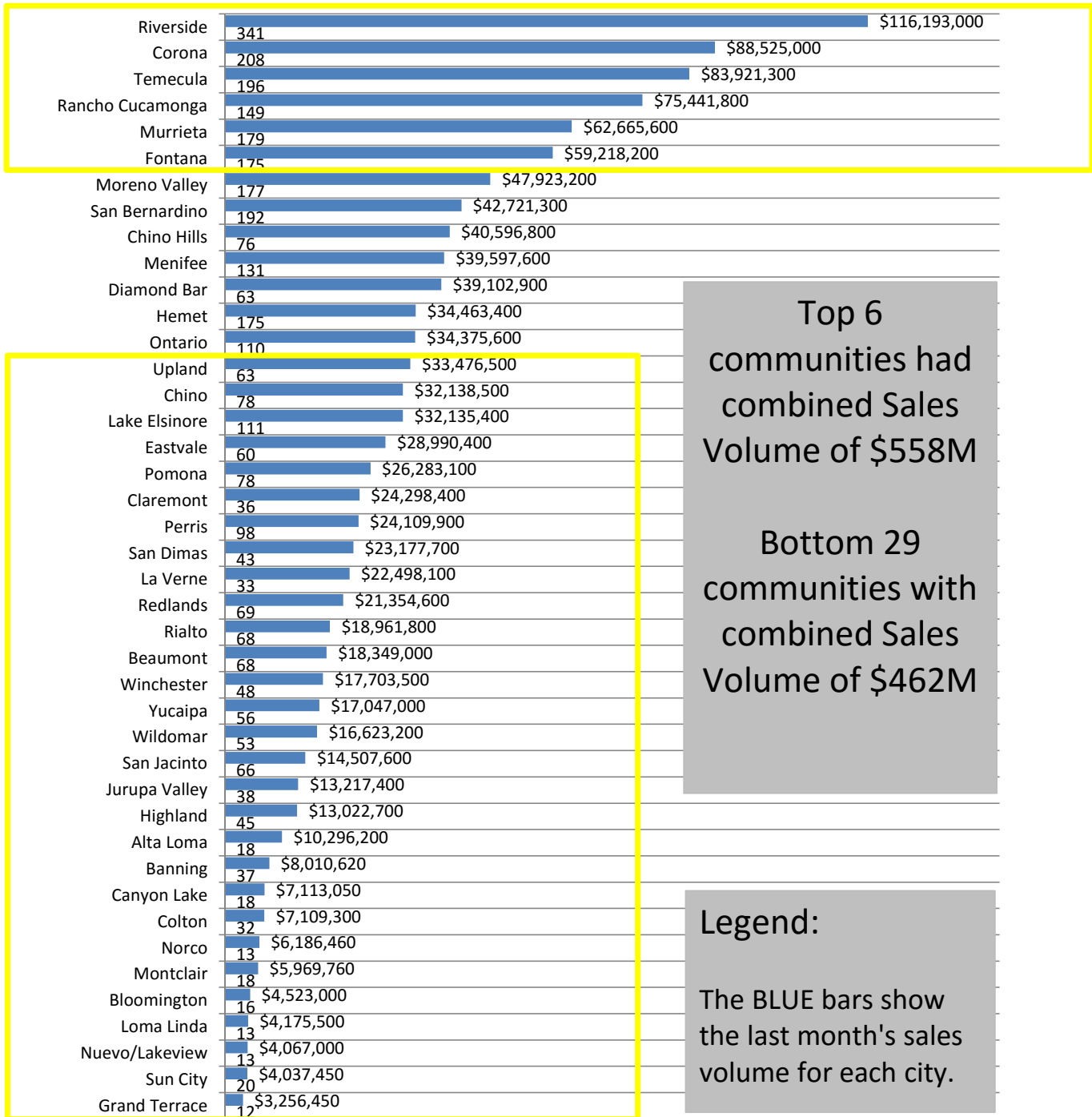
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## Sep 2015 - Sales Volume per City

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**Top 6 communities had combined Sales Volume of \$558M**

**Bottom 29 communities with combined Sales Volume of \$462M**

**Legend:**

The BLUE bars show the last month's sales volume for each city.

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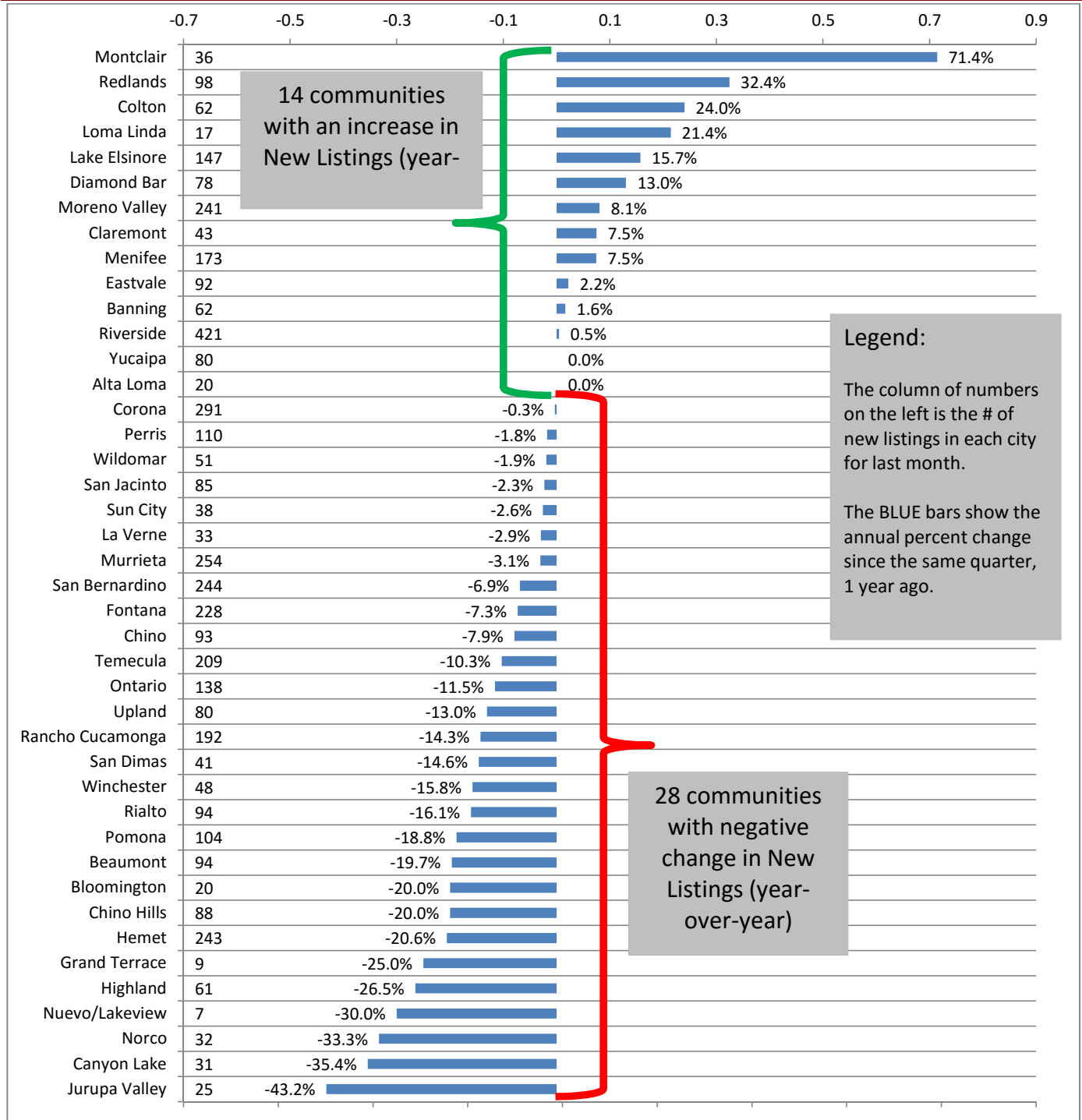
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**Sep 2015 - Top Communities with New Listings (year-over-year)**

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

28 communities with 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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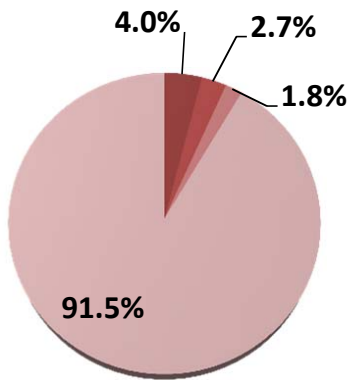
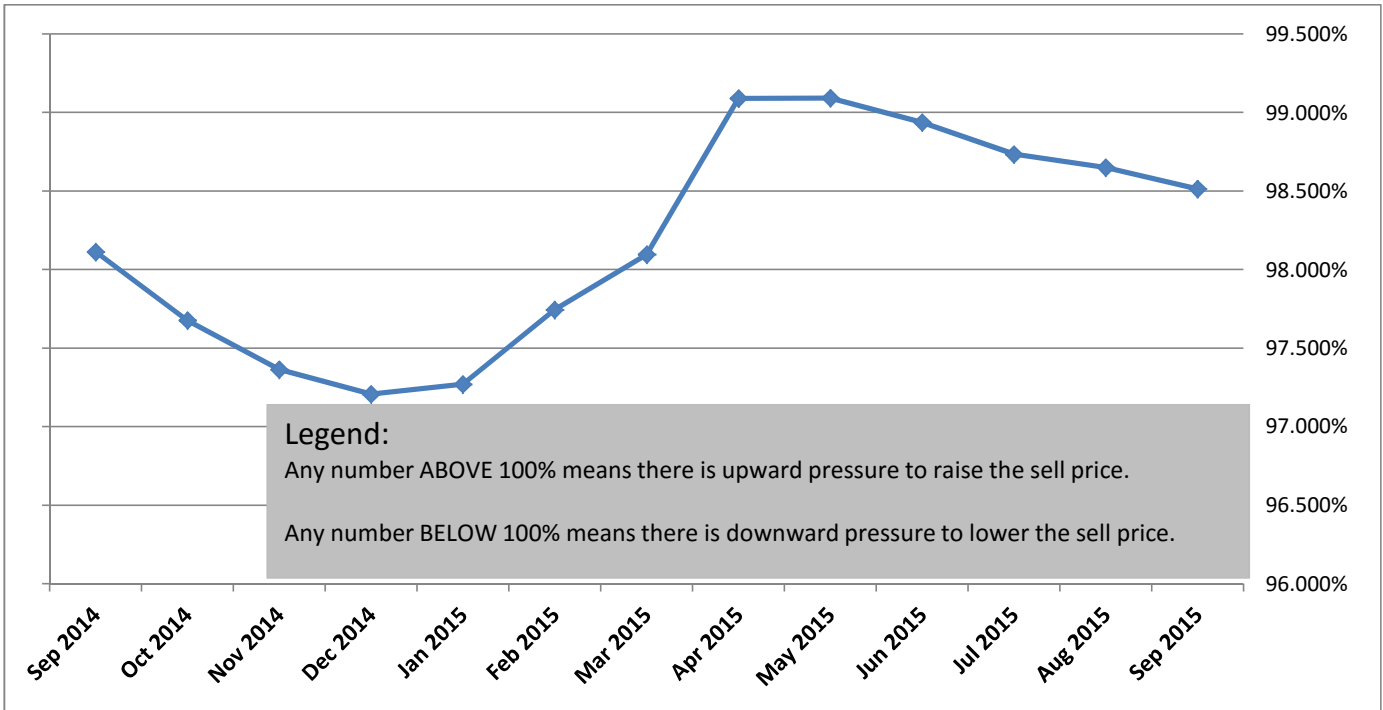
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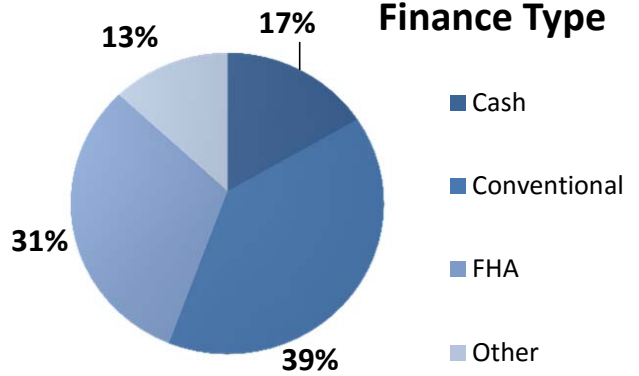
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## Sell Price vs Original List Price



### Sale Type

- Other
- REO Sales
- Short Sales
- Standard Sales



### Finance Type

- Cash
- Conventional
- FHA
- Other

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