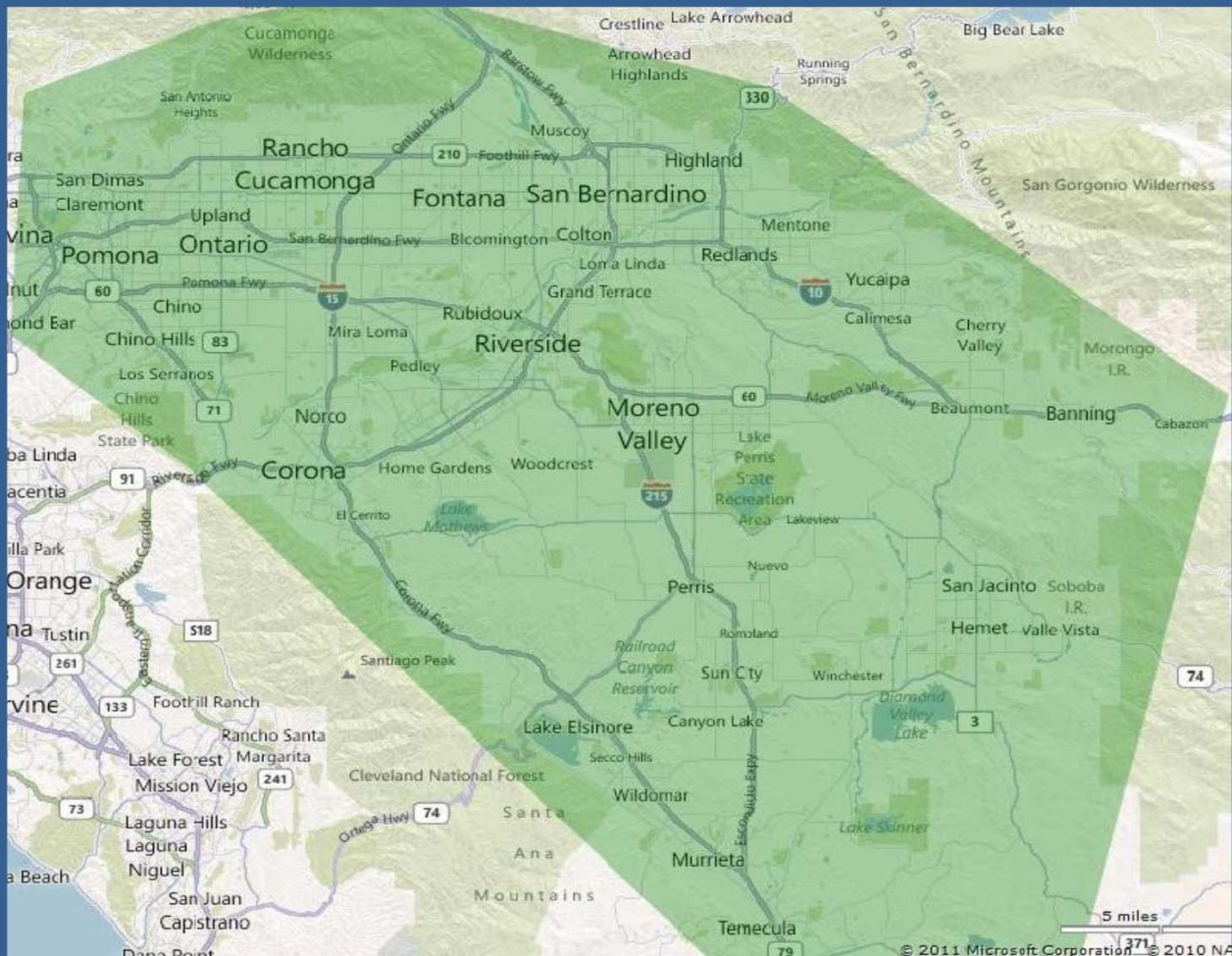


# Housing Data – December 2015



Inland Valleys Association of REALTORS® (IVAR)

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

FAX: 951-684-0450

**RIVERSIDE OFFICE**  
3690 Elizabeth Street  
Riverside, California 92506  
Office: 951-684-1221

**RANCHO CUCAMONGA OFFICE**  
10574 Acacia Street, Suite #D-7  
Rancho Cucamonga, California 91730  
Office: 909-527-2133

## Dec 2015 - Monthly Report

### Inland Valleys Regional Summary

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**Mark Dowling, Chief Executive Officer**

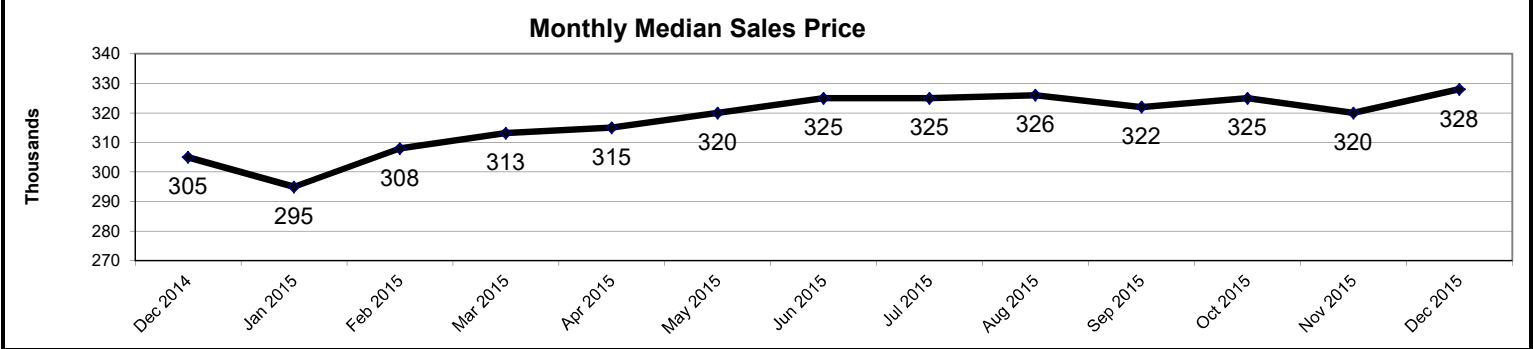
Welcome to the Inland Valleys Association of REALTORS (IVAR) monthly housing update. As a member benefit, IVAR produces monthly and quarterly housing reports to help members and area leaders better understand what's going on in the regional housing market. When reviewing the latest housing data from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

- The housing market continued to show strength by closing out the year with solid annual increases in New Listings, Pending Sales, Sold Listings, Median Sales Price and Sales Volume.
- Over the course of 2015, Sales Volume showed strong growth with a year-over-year increase of more than 11%.
- The market continued to reflect a steady Median Sales price gain for the region, demonstrated by a year-over-year increase of 6.3%.



	Dec-2014	Dec-2015	Annual Change
<b>Monthly New Listings</b>			
New Listings	2,772	2,667	↓ -3.9%
Pending Sales	2,400	2,803	↑ 14.4%
Sold Listings	3,185	3,359	↑ 5.2%
Median Sales Price	\$305,000	\$328,000	↑ 7.0%
Sales Volume (\$M)	\$1,059	\$1,200	↑ 11.7%
<b>Monthly Closed Listings</b>			
Price/Sq.Ft.	\$171	\$181	↑ 5.8%
Sold \$/List \$	97.22%	98.07%	↑ 0.9%
Days on Market	55	54	↓ -1.9%
CDOM	67	62	↓ -8.1%

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 Dec 2015 - YTD Comparisons

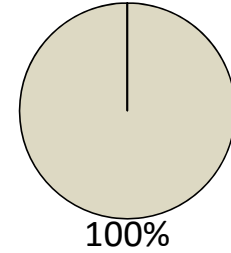
### Inland Valleys Regional Summary

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We are 12 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.

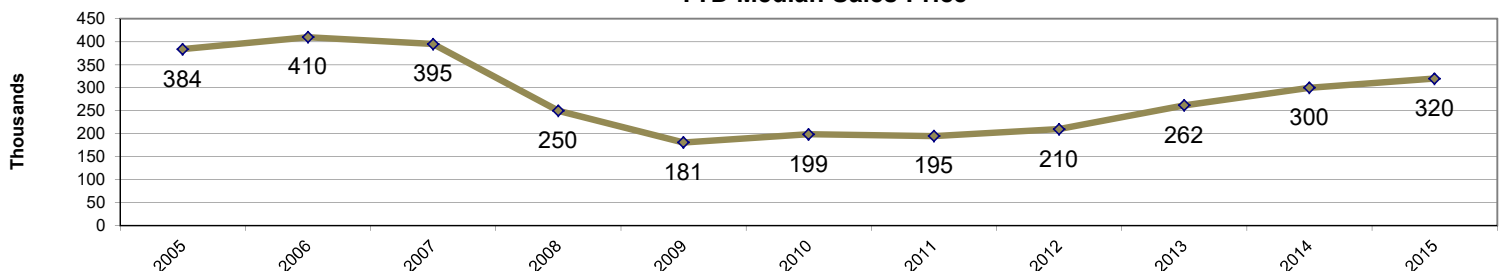


	Jan-Dec 2014	Jan-Dec 2015	Year-Over-Year Change
<b>YTD New Listings</b>	<b>55,787</b>	<b>56,344</b>	<b>↑ 1.0%</b>
Pending Sales	37,908	42,315	↑ 10.4%
Sold Listings	38,122	40,778	↑ 6.5%
Median Sales Price	\$300,000	\$320,000	↑ 6.3%
Sales Volume (\$M)	\$12,575	\$14,190	↑ 11.4%
<b>YTD Closed Listings</b>	<b>\$168</b>	<b>\$178</b>	<b>↑ 5.4%</b>
Sold \$/List \$	98.39%	98.33%	↓ -0.1%
Days on Market	45	48	↑ 6.3%
CDOM	54	58	↑ 6.9%

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### YTD Median Sales Price



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Riverside, CA 92506**Rancho Cucamonga Office:**10574 Acacia St, Suite #D-7  
Rancho Cucamonga, CA 91730

## Dec 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	↑ 3%	↑ 30%	\$ 210,000	\$ 141	51
Beaumont	↓ -1%	↑ 4%	\$ 270,000	\$ 141	75
Bloomington	↑ 89%	↓ -6%	\$ 248,000	\$ 198	32
Canyon Lake	↓ -17%	↑ 13%	\$ 385,000	\$ 181	118
Chino	↑ 15%	↑ 5%	\$ 430,900	\$ 217	69
Chino Hills	↑ 20%	↓ -2%	\$ 540,000	\$ 284	86
Claremont	↑ 43%	↑ 3%	\$ 599,000	\$ 297	77
Colton	↑ 5%	↓ -10%	\$ 220,000	\$ 180	48
Corona	↑ 10%	↑ 6%	\$ 412,000	\$ 205	65
Diamond Bar	↑ 10%	↑ 15%	\$ 560,000	\$ 334	74
Eastvale	↓ -25%	↔ 0%	\$ 489,000	\$ 168	63
Fontana	↓ -4%	↑ 13%	\$ 349,000	\$ 191	56
Hemet	↓ -5%	↓ -1%	\$ 189,000	\$ 115	60
Highland	↑ 16%	↑ 32%	\$ 298,000	\$ 168	70
Jurupa Valley	↑ 50%	↑ 23%	\$ 355,000	\$ 220	97
La Verne	↓ -5%	↓ -13%	\$ 490,000	\$ 318	62
Lake Elsinore	↑ 11%	↑ 10%	\$ 315,150	\$ 144	71
Loma Linda	↑ 171%	↓ -6%	\$ 340,000	\$ 200	83
Menifee	↑ 21%	↑ 7%	\$ 315,000	\$ 142	72
Montclair	↑ 4%	↑ 8%	\$ 354,990	\$ 252	41
Moreno Valley	↓ -3%	↑ 7%	\$ 262,000	\$ 156	55
Murrieta	↑ 2%	↑ 6%	\$ 355,000	\$ 164	58
Norco	↓ -34%	↑ 13%	\$ 505,000	\$ 209	135
Ontario	↑ 14%	↑ 9%	\$ 350,000	\$ 240	59
Perris	↓ -1%	↑ 16%	\$ 260,000	\$ 134	63
Pomona	↔ 0%	↑ 7%	\$ 325,000	\$ 252	67
Rancho Cucamonga	↓ -1%	↑ 7%	\$ 417,000	\$ 248	64
Redlands	↑ 28%	↓ -6%	\$ 320,000	\$ 204	55
Rialto	↑ 17%	↑ 5%	\$ 290,000	\$ 184	45
Riverside	↑ 11%	↑ 8%	\$ 335,000	\$ 200	60
San Bernardino	↑ 18%	↑ 22%	\$ 220,000	\$ 157	52
San Dimas	↓ -33%	↑ 13%	\$ 527,500	\$ 317	55
San Jacinto	↑ 33%	↑ 9%	\$ 215,250	\$ 116	57
Sun City	↑ 16%	↑ 15%	\$ 202,000	\$ 139	74
Temecula	↓ -11%	↑ 13%	\$ 414,000	\$ 182	62
Upland	↓ -18%	↓ -8%	\$ 420,000	\$ 271	67
Wildomar	↑ 21%	↑ 3%	\$ 319,000	\$ 161	54
Winchester	↑ 43%	↑ 1%	\$ 361,000	\$ 146	53
Yucaipa	↑ 15%	↑ 15%	\$ 315,000	\$ 173	62

Riverside: 951.684.1221 | Rancho Cucamonga: 909.527.2133 | FAX: 951.684.0450

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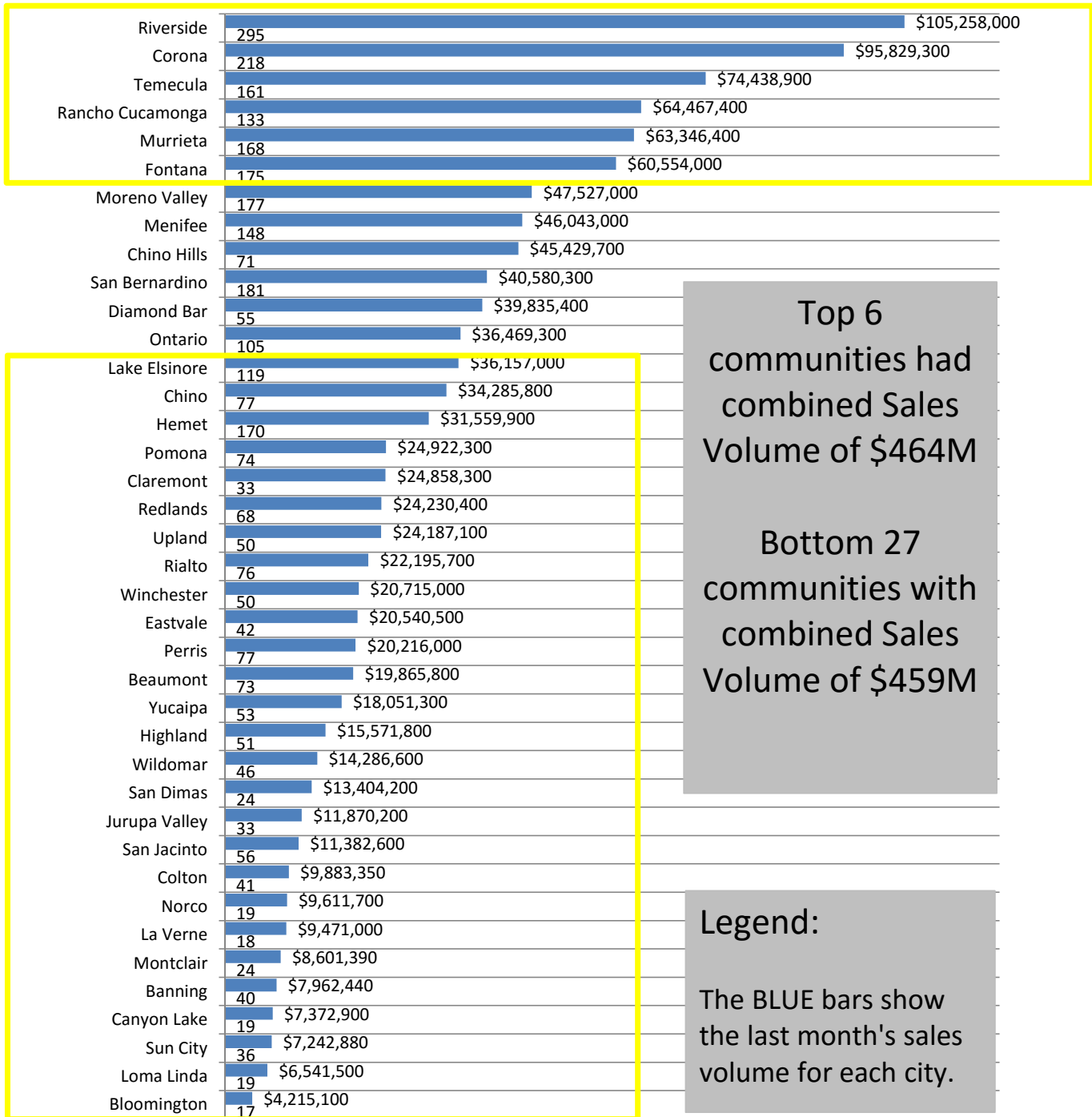
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## Dec 2015 - Sales Volume per City

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Top 6 communities had combined Sales Volume of \$464M

Bottom 27 communities with combined Sales Volume of \$459M

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

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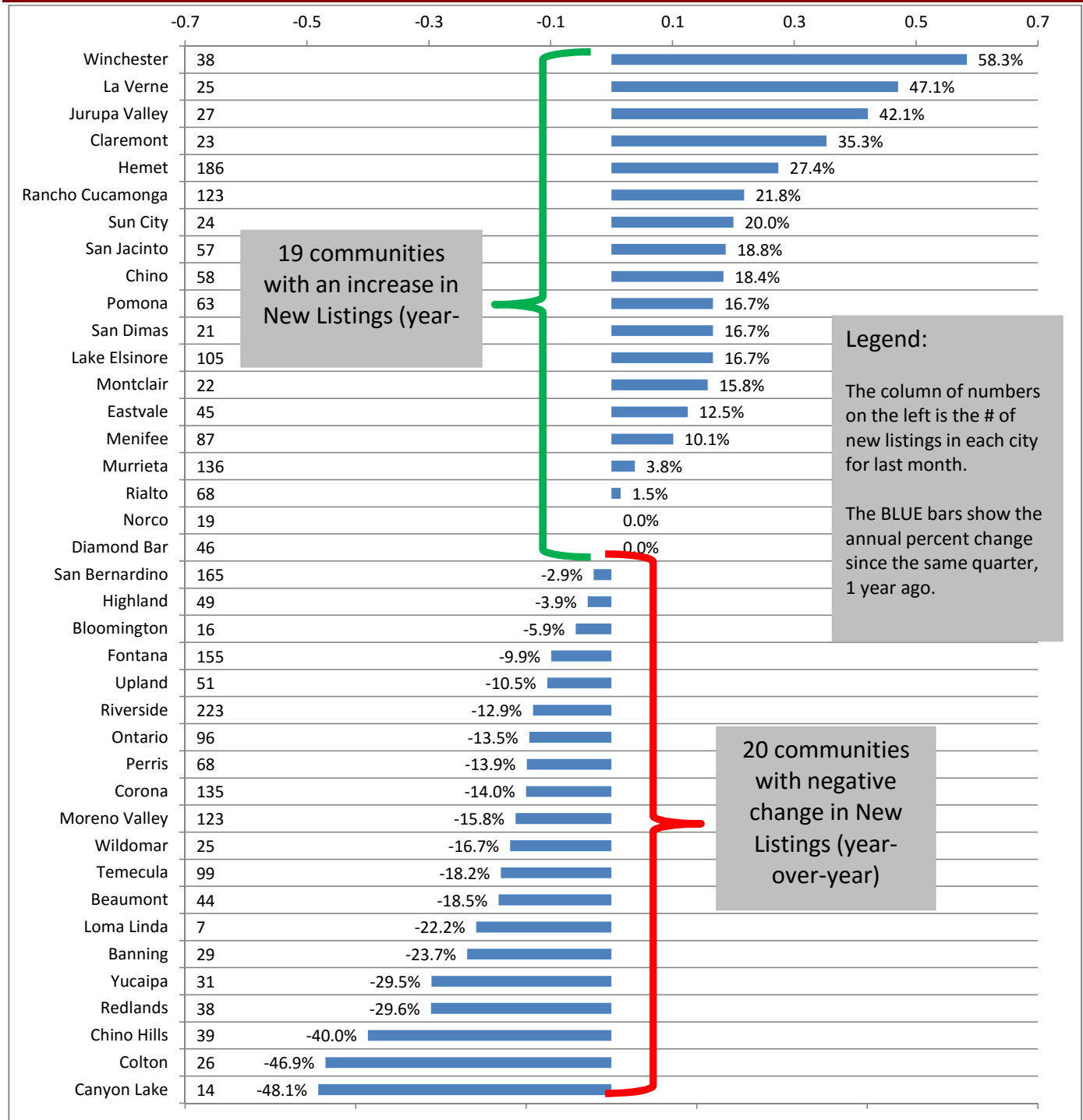
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### Dec 2015 - Top Communities with New Listings (year-over-year)

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 3690 Elizabeth Street  
 Riverside, CA 92506

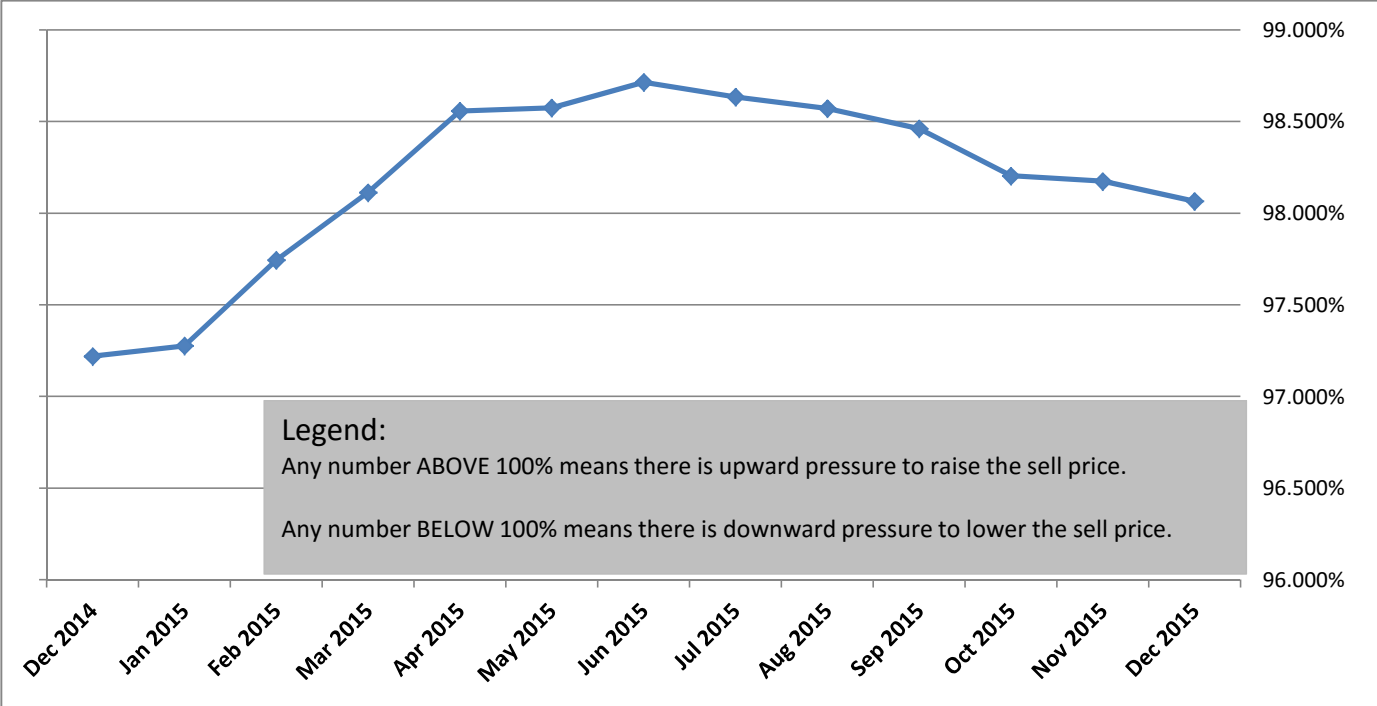
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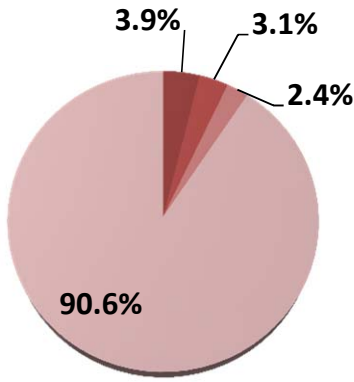
## Sell Price vs Original List Price

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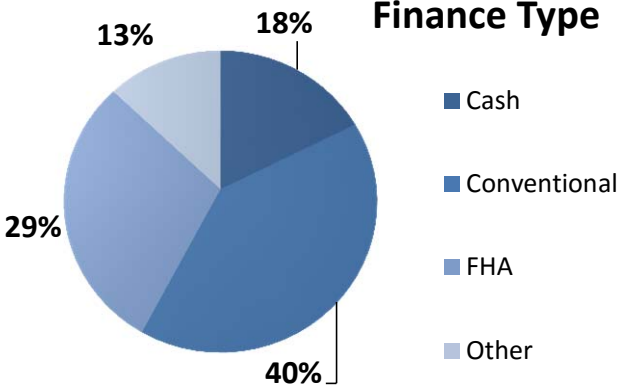


**Legend:**  
 Any number ABOVE 100% means there is upward pressure to raise the sell price.  
 Any number BELOW 100% means there is downward pressure to lower the sell price.



### 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