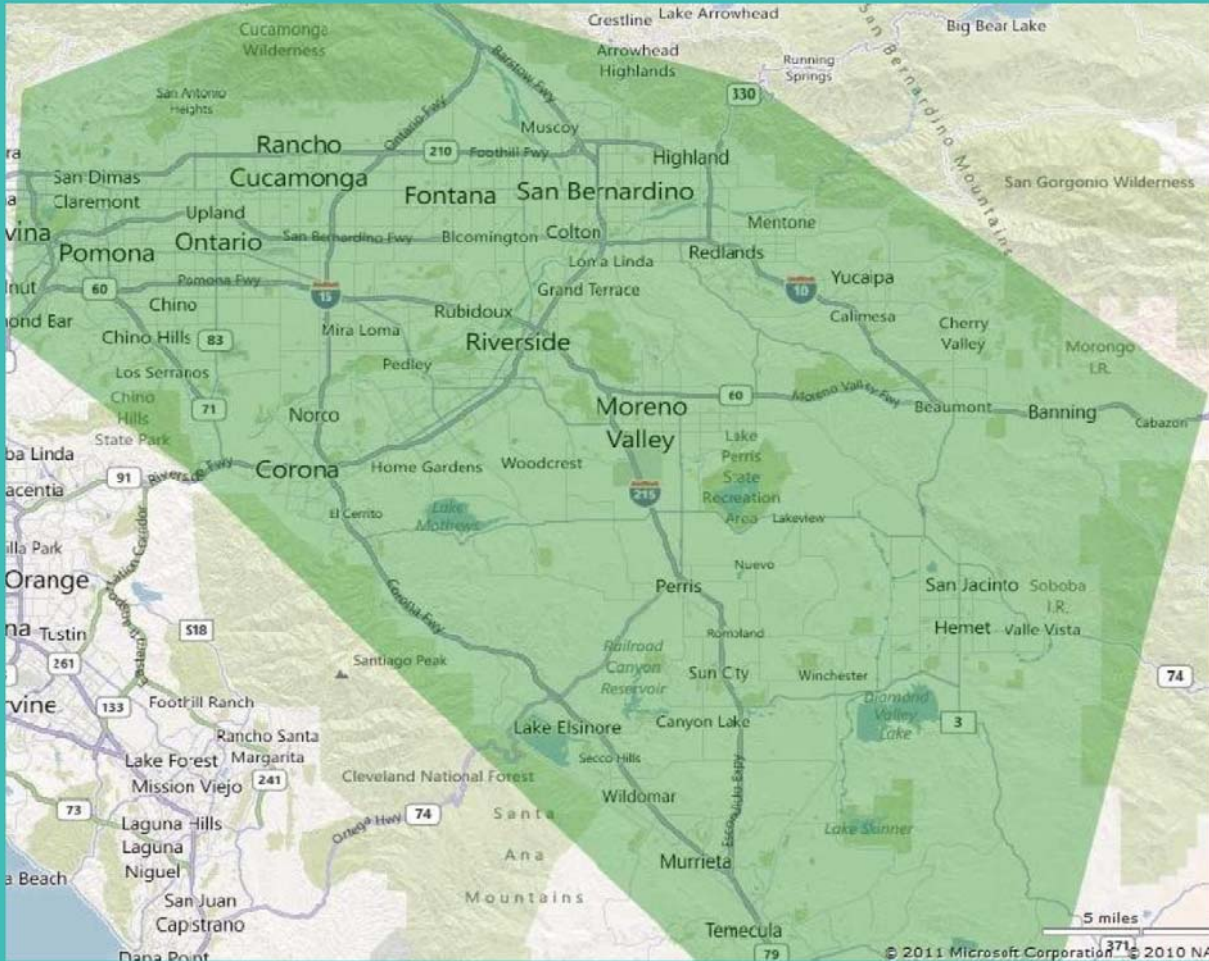


Housing Data – August 2016



Inland Valleys Association of REALTORS® (IVAR)

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

Aug 2016 - Monthly Report

Inland Valleys Regional Summary

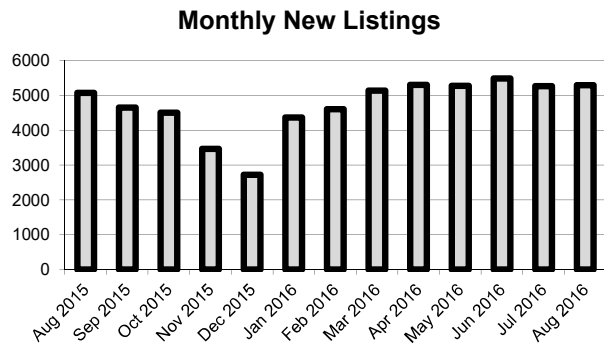
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Mark Dowling, Chief Executive Officer

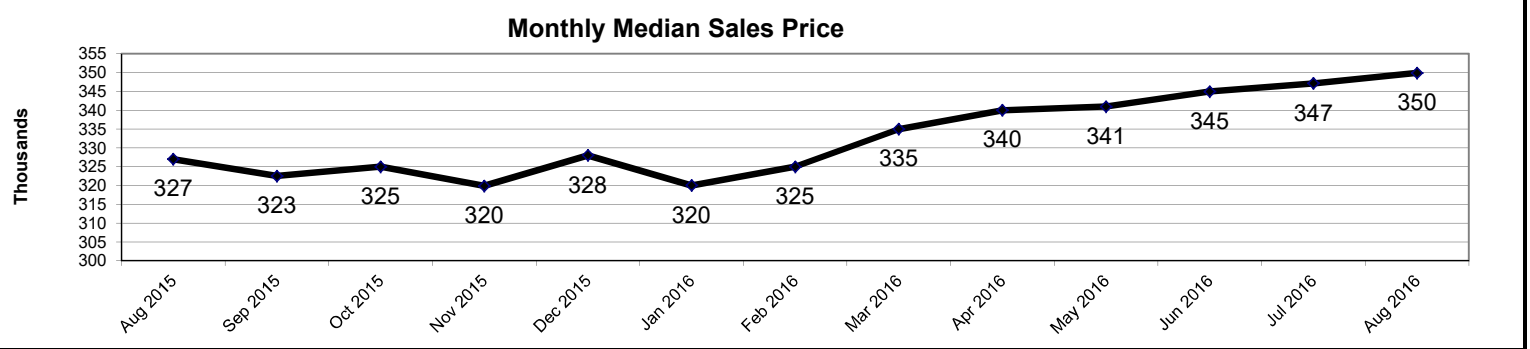
- Year-to-date housing data is showing slight market strains as a result of decreasing New Listings and heightened demands.
- For the first 8 months of 2016 New Listings were down 1.2%, coupled with a 4th Quarter 2015 decrease in New Listings, the region had experienced 10 straight months of decreased New Listings. However, for the first month in nearly a year, the year-over-month New Listings were up 4.1%. Let's hope this trend continues.
- Days on Market continues to reflect more demand with a 6.7% decrease year-to-date.
- Median Sales prices have jumped 6.1% year-to-date, up to \$350,000 for the month of August. This is the highest regional Median Sales Price since 2007.
- If New Listings continue to lag, and demand continues then the resulting impact will likely cause a tightening of inventory, and an increase in Median Sales Price .
- The City of Riverside had a huge month with \$170 million in Sales Volume. The next highest cities were Corona, Temecula, Murrieta and Rancho Cucamonga, each with \$50 million less in Sales Volume.



	Aug-2015	Aug-2016	Annual Change
Monthly New Listings			
New Listings	5,068	5,287	↑ 4.1%
Pending Sales	3,654	4,405	↑ 17.0%
Sold Listings	3,691	4,020	↑ 8.2%
Median Sales Price	\$327,000	\$349,900	↑ 6.5%
Sales Volume (\$M)	\$1,302	\$1,547	↑ 15.9%
Monthly Closed Listings			
Price/Sq.Ft.	\$183	\$193	↑ 5.3%
Sold \$/List \$	98.57%	98.87%	↑ 0.3%
Days on Market	45	42	↓ -7.1%
CDOM	53	50	↓ -6.0%



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.



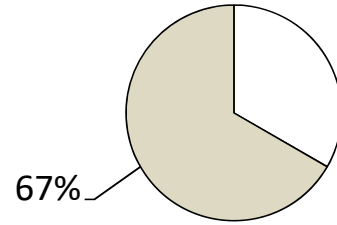
Jan through Aug 2016 - YTD Comparisons

Inland Valleys Regional Summary

We are 8 months through the year:

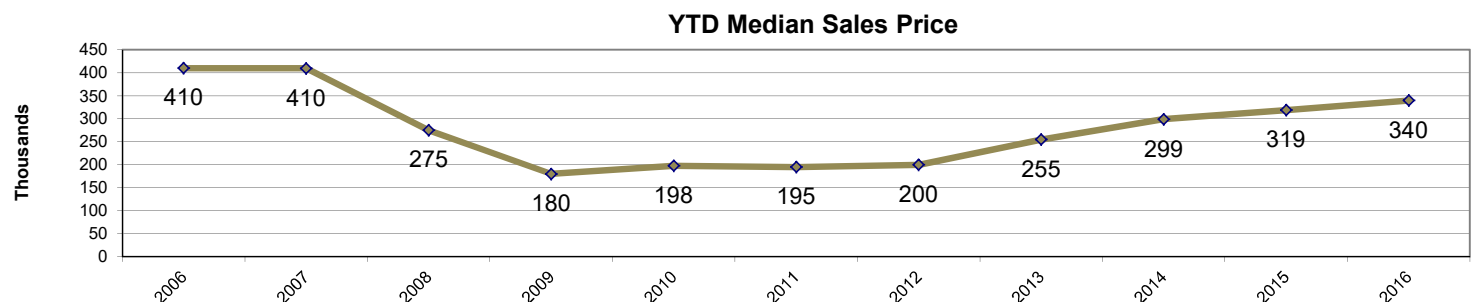
The statistics shown below are only for the first 8 months of the years represented.

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 significant trends.

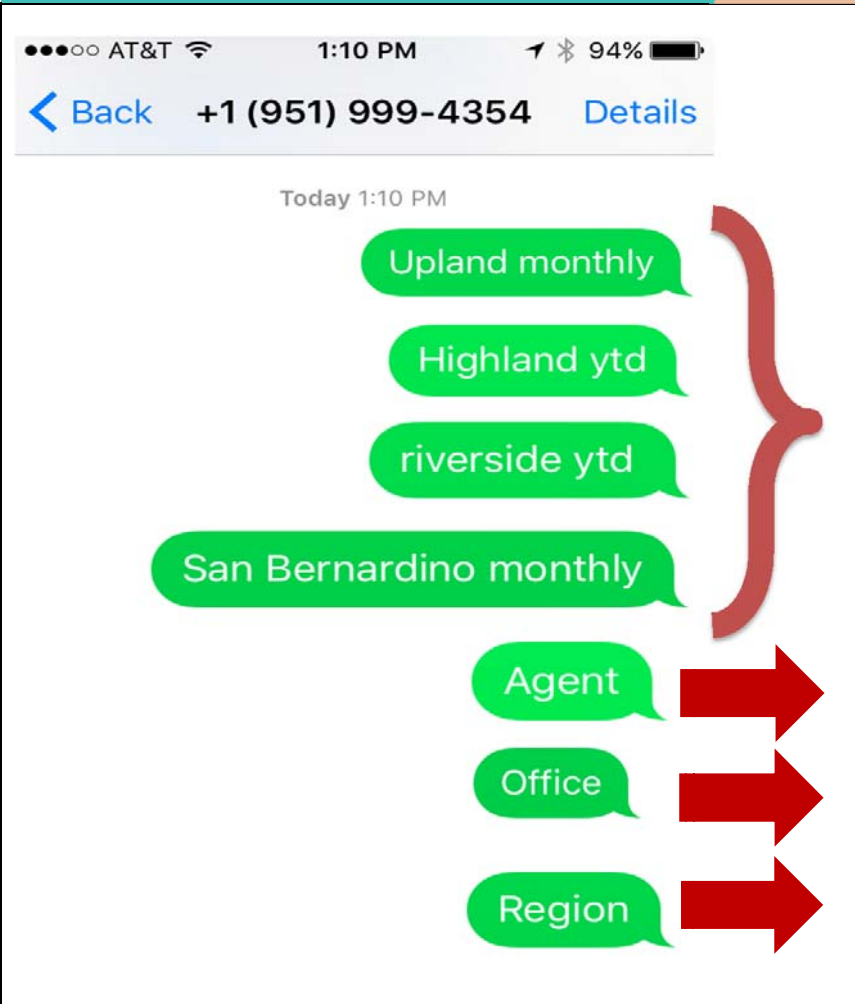


	Jan-Aug 2015	Jan-Aug 2016	Year-Over-Year Change
YTD New Listings			
New Listings	41,190	40,690	↓ -1.2%
Pending Sales	29,618	30,756	↑ 3.7%
Sold Listings	27,889	28,266	↑ 1.3%
Median Sales Price	\$319,000	\$339,900	↑ 6.1%
Sales Volume (\$M)	\$9,644	\$10,431	↑ 7.5%
YTD Closed Listings			
Price/Sq.Ft.	\$176	\$188	↑ 6.0%
Sold \$/List \$	98.38%	98.77%	↑ 0.4%
Days on Market	48	45	↓ -6.7%
CDOM	58	55	↓ -5.5%

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For Example:
...To get either Monthly or Year-
To-Date Reports for the 50 major
communities in the Inland
Empire

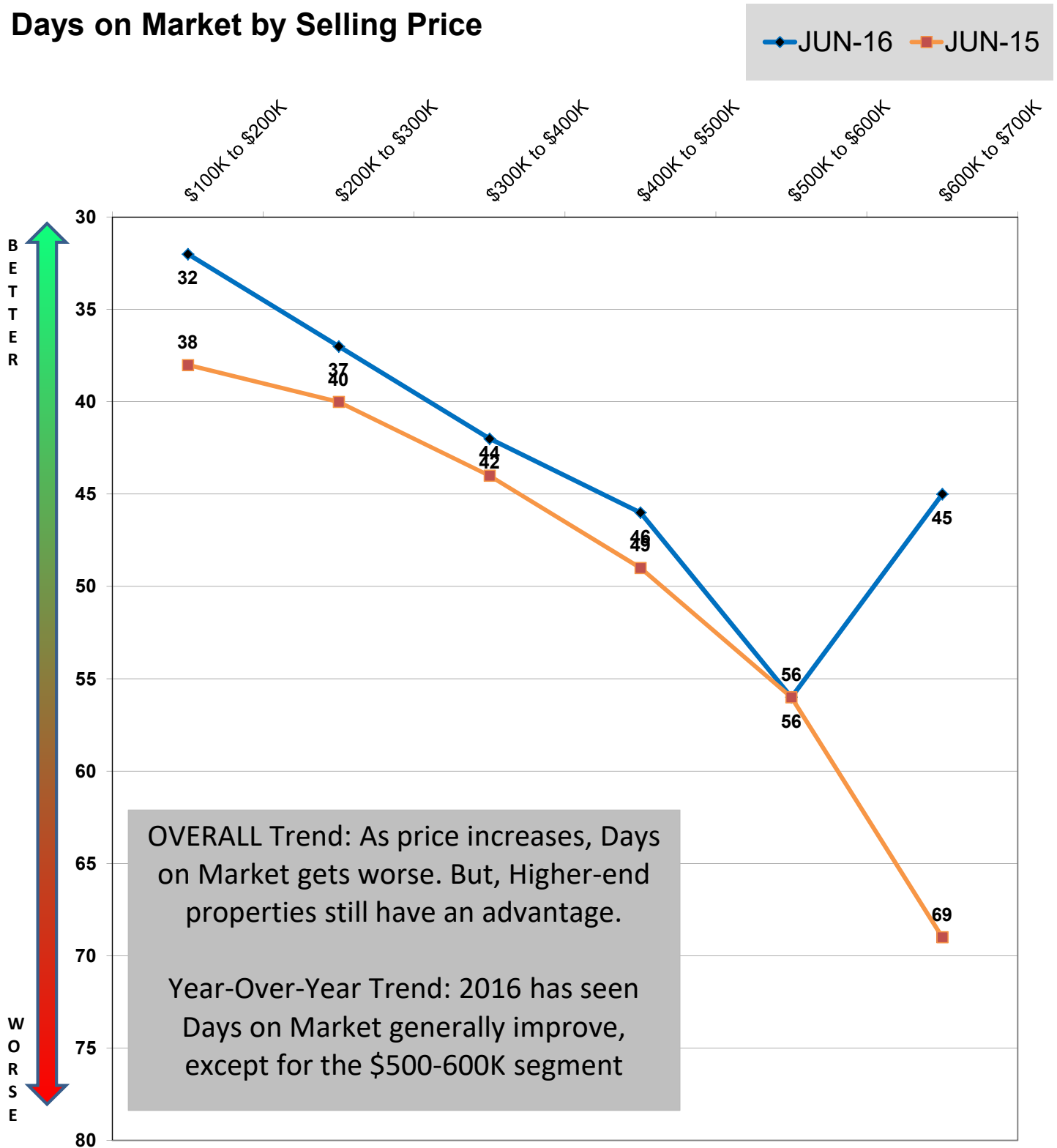
... To get a Report on yourself

... To get a Report on your office

... To get a Report on the whole
IVAR region

Aug 2016 - Monthly Report
Inland Valleys Regional Summary

Days on Market by Selling Price



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Riverside, CA 92506**Rancho Cucamonga Office:**10574 Acacia St, Suite #D-7
Rancho Cucamonga, CA 91730**Aug 2016 City Overview**www.ivaor.com

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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	↓ -19%	↓ -6%	\$ 552,000	\$ 267	48
Banning	↑ 37%	↑ 12%	\$ 224,000	\$ 152	53
Beaumont	↓ -1%	↑ 11%	\$ 299,000	\$ 136	71
Bloomington	↑ 27%	↑ 11%	\$ 300,000	\$ 203	28
Calimesa	↑ 100%	↑ 20%	\$ 342,990	\$ 139	83
Canyon Lake	↑ 36%	↑ 21%	\$ 425,000	\$ 200	98
Chino	↑ 6%	↑ 4%	\$ 435,000	\$ 229	44
Chino Hills	→ 0%	↑ 12%	\$ 585,500	\$ 311	43
Claremont	↓ -13%	↑ 10%	\$ 649,000	\$ 343	44
Colton	↓ -3%	↑ 4%	\$ 239,000	\$ 194	43
Corona	↑ 24%	↑ 6%	\$ 435,000	\$ 223	49
Diamond Bar	↑ 2%	↑ 21%	\$ 630,000	\$ 360	62
Eastvale	↑ 53%	↑ 4%	\$ 485,000	\$ 181	51
Fontana	↑ 2%	↓ -2%	\$ 344,000	\$ 207	46
Grand Terrace	↑ 122%	↑ 10%	\$ 314,900	\$ 191	58
Hemet	↑ 12%	↑ 9%	\$ 220,000	\$ 135	45
Highland	↑ 32%	↑ 2%	\$ 282,000	\$ 174	54
Jurupa Valley	↓ -26%	↑ 15%	\$ 390,000	\$ 198	56
La Verne	↑ 43%	↑ 2%	\$ 530,500	\$ 325	52
Lake Elsinore	↑ 23%	↑ 13%	\$ 326,900	\$ 155	56
Menifee	↑ 39%	↑ 8%	\$ 330,000	\$ 157	43
Montclair	↑ 19%	↑ 13%	\$ 407,000	\$ 279	59
Moreno Valley	↓ -13%	↑ 12%	\$ 285,000	\$ 164	43
Murrieta	↑ 13%	↑ 5%	\$ 389,900	\$ 169	45
Norco	↑ 47%	↑ 1%	\$ 485,000	\$ 230	61
Ontario	↓ -7%	↑ 8%	\$ 358,000	\$ 243	47
Perris	↑ 41%	↑ 10%	\$ 270,000	\$ 145	23
Pomona	↓ -11%	↑ 11%	\$ 365,000	\$ 261	48
Rancho Cucamonga	↑ 14%	↑ 14%	\$ 463,000	\$ 253	53
Redlands	↓ -6%	↓ -2%	\$ 350,000	\$ 218	50
Rialto	↑ 24%	↑ 11%	\$ 300,000	\$ 188	51
Riverside	↓ -2%	↑ 8%	\$ 349,900	\$ 213	52
San Bernardino	↑ 3%	↑ 8%	\$ 229,000	\$ 175	42
San Dimas	↑ 6%	↑ 21%	\$ 555,000	\$ 327	56
San Jacinto	↑ 25%	↑ 6%	\$ 230,000	\$ 131	31
Sun City	↓ -24%	↑ 12%	\$ 205,000	\$ 158	89
Temecula	↑ 7%	↑ 7%	\$ 420,000	\$ 190	52
Upland	↑ 4%	↑ 4%	\$ 458,000	\$ 256	61
Wildomar	↑ 7%	↑ 12%	\$ 360,000	\$ 152	53
Winchester	↑ 5%	↑ 1%	\$ 370,000	\$ 142	43
Yucaipa	→ 0%	↑ 2%	\$ 325,900	\$ 188	63

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Riverside, CA 92506

Rancho Cucamonga Office:

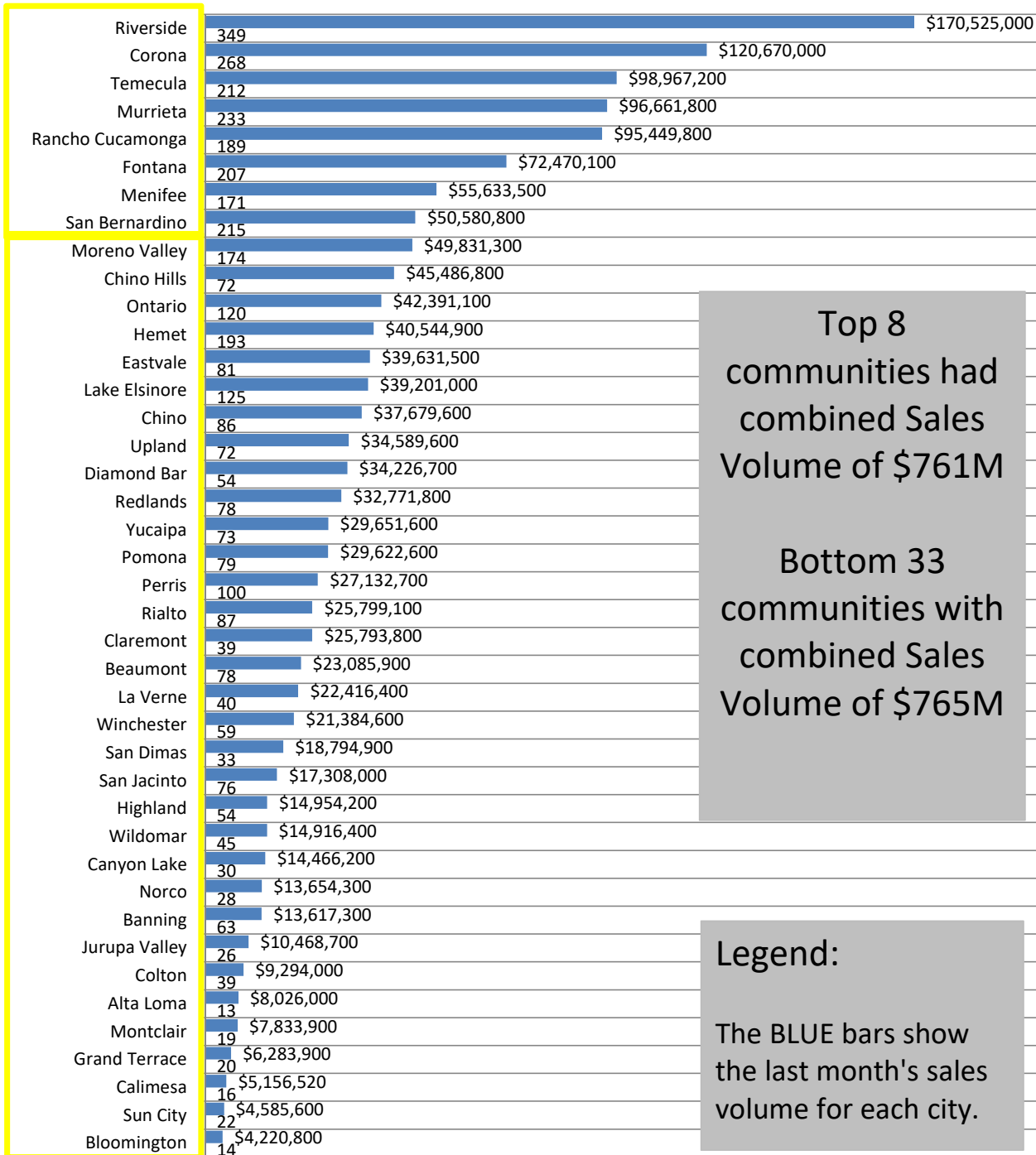
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Aug 2016 - Sales Volume per City

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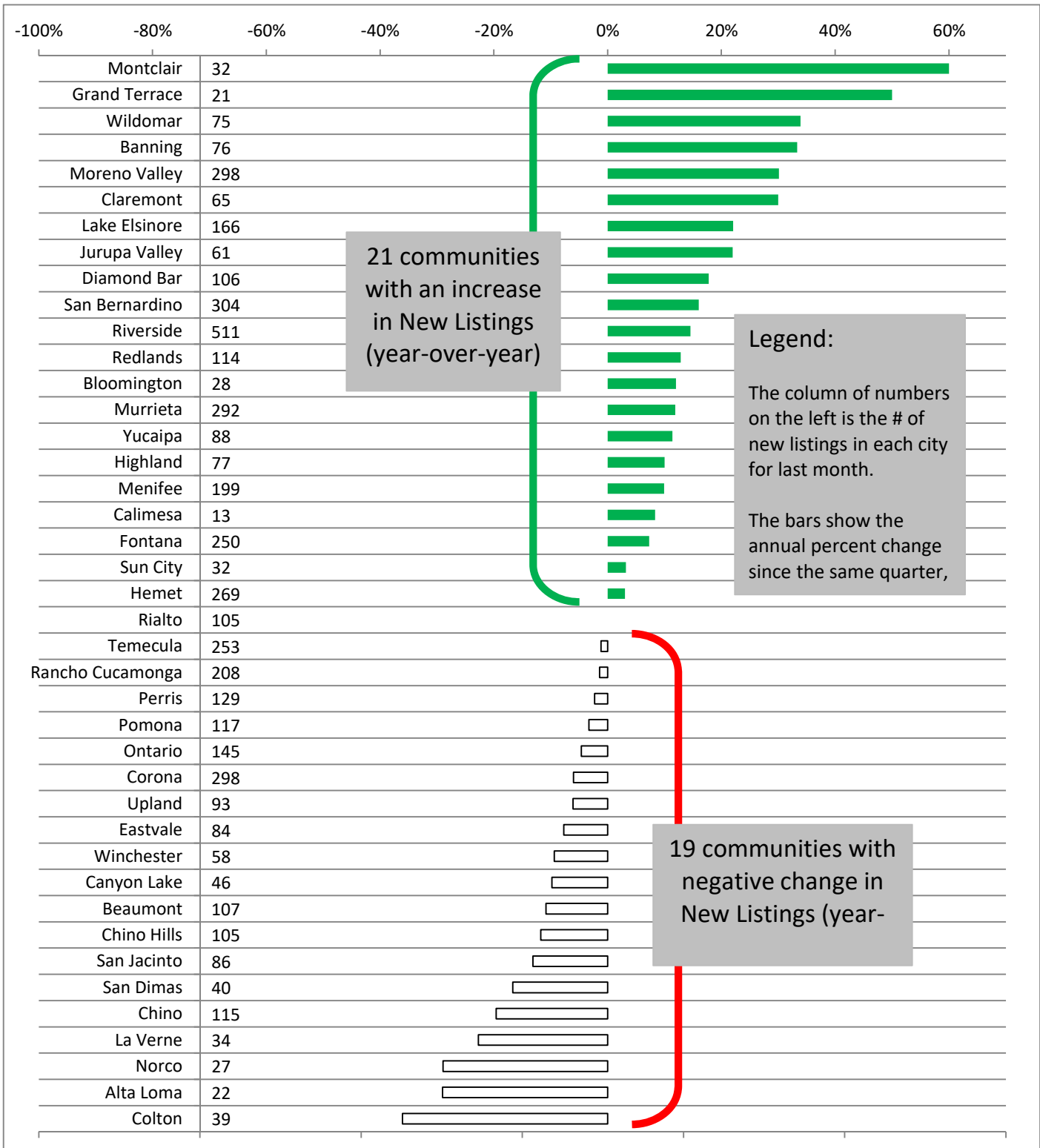
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Aug 2016 - Top Communities with New Listings (year-over-year)

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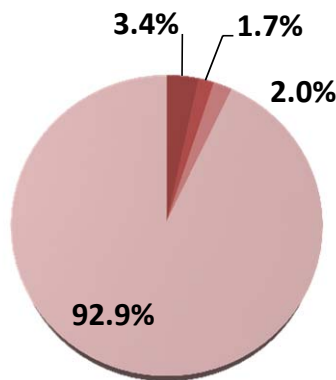
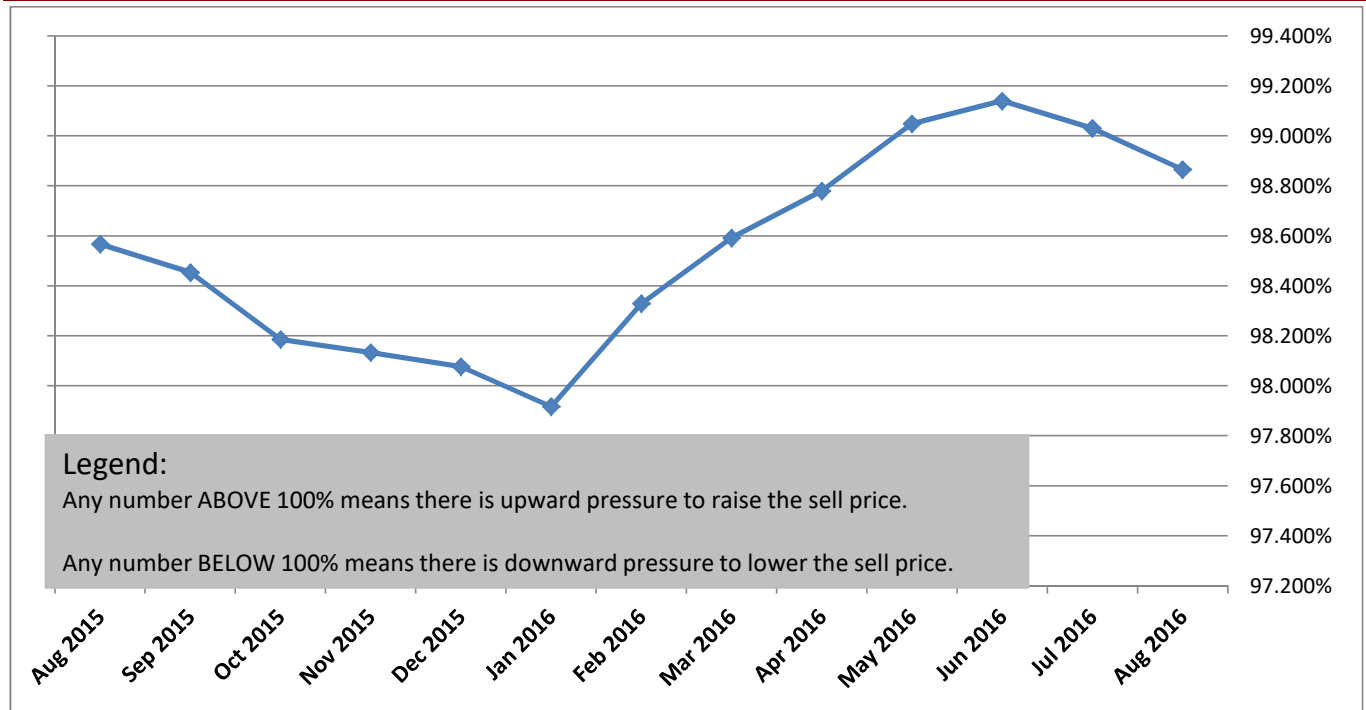
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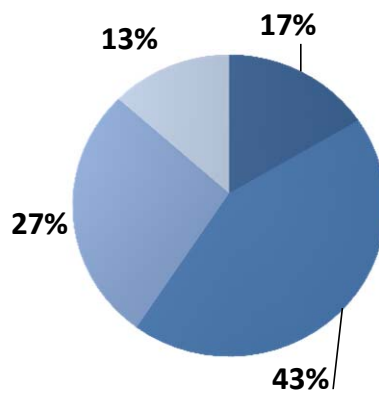
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Sell Price vs Original List Price



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