

Housing Data Report June 2019

The Voice of Real Estate in the Inland EmpireSM



A report brought to you by the Inland Valleys Association of REALTORS® (IVAR)
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Jun 2019 - Monthly Report

Inland Valleys Regional Summary

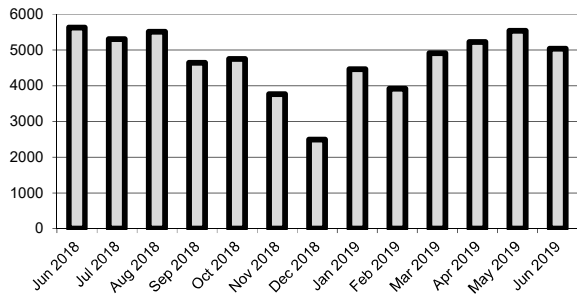
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Mark Dowling, Chief Executive Officer



- The regional housing market for the first half of 2019 reflect a steady, but slightly sluggish sales environment. New Listings and Sold Listings were down slightly at 4.2% and 4.4%, and total Sales Volume was down 2.2%
- Median Sales Price was up 3.3% (\$408,000) in a month-over-year comparison for June.
- Days on Market – up 58.8% for the first six months of 2019 – has increased to 27 days.

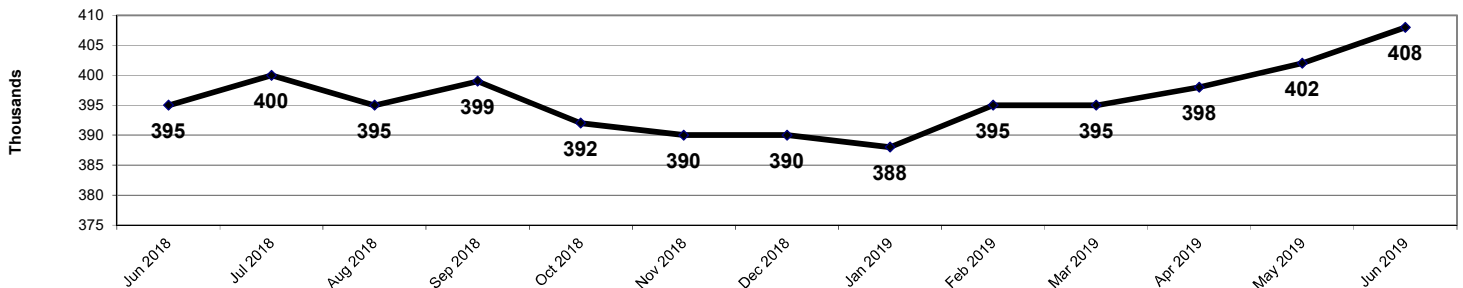
	Jun-2018	Jun-2019	Annual Change
Monthly New Listings	5,632	5,038	↓ -10.5%
Pending Sales	3,745	4,233	↑ 13.0%
Sold Listings	4,060	3,813	↓ -6.1%
Median Sales Price	\$395,000	\$408,000	↑ 3.3%
Sales Volume (\$M)	\$1,716	\$1,662	↓ -3.1%
Price/Sq.Ft.	\$223	\$224	↑ 0.4%
Sold \$/List \$	100.00%	99.06%	↓ -0.9%
Days on Market	15	20	↑ 33.3%
CDOM	17	23	↑ 35.3%



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.



Monthly Median Sales Price



Jan through Jun 2019 - YTD Comparisons

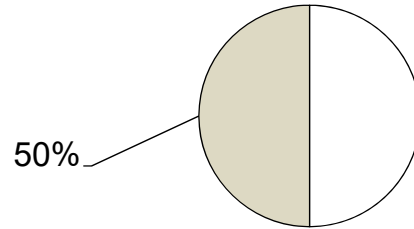
Inland Valleys Regional Summary

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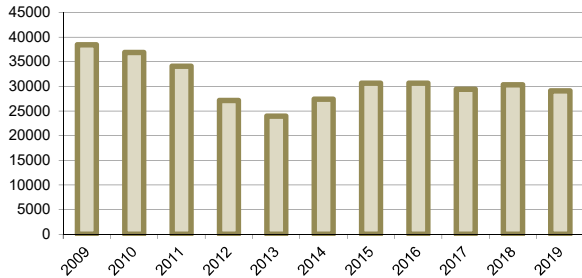
We are 6 months through the year:

The statistics shown below are for the first 6 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.



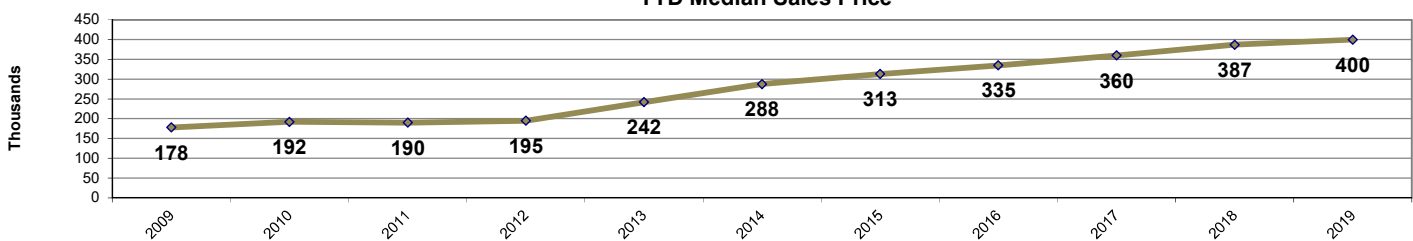
	Jan-Jun 2018	Jan-Jun 2019	Year-Over-Year Change
YTD New Listings	30,348	29,077	↓ -4.2%
Pending Sales	22,196	22,757	↑ 2.5%
Sold Listings	20,436	19,543	↓ -4.4%
Median Sales Price	\$387,000	\$399,900	↑ 3.3%
Sales Volume (\$M)	\$8,499	\$8,310	↓ -2.2%
Price/Sq.Ft.	\$218	\$221	↑ 1.3%
Sold \$/List \$	100.00%	98.64%	↓ -1.4%
Days on Market	17	27	↑ 58.8%
CDOM	19	33	↑ 73.7%



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YTD Median Sales Price



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Jun 2019 City Overview

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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 \$	Inventory	Price per Sq.Ft.	Total Days on Market
Alta Loma	⇒ 0%	↓ -9%	\$ 573,000	24	\$ 314	25
Banning	↑ 11%	↓ -3%	\$ 258,250	104	\$ 175	39
Beaumont	↓ -5%	↑ 9%	\$ 350,000	151	\$ 166	35
Bloomington	↑ 7%	↑ 2%	\$ 342,500	18	\$ 255	29
Canyon Lake	↑ 33%	↑ 9%	\$ 447,500	75	\$ 236	24
Chino	↓ -19%	↑ 6%	\$ 495,000	113	\$ 274	21
Chino Hills	⇒ 0%	↑ 3%	\$ 645,000	128	\$ 347	29
Claremont	↓ -28%	↑ 4%	\$ 705,000	28	\$ 376	16
Colton	↑ 19%	↑ 15%	\$ 319,500	60	\$ 196	17
Corona	↑ 7%	↑ 2%	\$ 491,000	317	\$ 255	25
Diamond Bar	↑ 12%	↓ -11%	\$ 644,500	82	\$ 380	23
Eastvale	↑ 18%	↑ 3%	\$ 586,500	113	\$ 207	34
Fontana	↓ -17%	↑ 5%	\$ 425,000	262	\$ 231	22
Hemet	↓ -14%	↑ 9%	\$ 271,750	305	\$ 159	29
Highland	↑ 4%	↑ 4%	\$ 345,000	86	\$ 211	15
Jurupa Valley	↑ 10%	↑ 9%	\$ 492,020	78	\$ 231	27
La Verne	↑ 12%	↑ 8%	\$ 700,000	33	\$ 375	15
Lake Elsinore	↑ 5%	↑ 0%	\$ 375,000	189	\$ 184	24
Loma Linda	↓ -6%	↓ -7%	\$ 407,000	15	\$ 243	26
Menifee	↑ 24%	↑ 3%	\$ 375,000	283	\$ 186	30
Mentone	↑ 44%	↓ -19%	\$ 284,000	12	\$ 222	10
Montclair	↓ -29%	↓ -1%	\$ 410,000	19	\$ 309	10
Moreno Valley	↓ -5%	↑ 4%	\$ 348,400	232	\$ 203	14
Murrieta	⇒ 0%	↑ 1%	\$ 434,995	352	\$ 192	21
Norco	↓ -23%	↓ -1%	\$ 585,000	38	\$ 294	18
Nuevo/Lakeview	↓ -8%	↑ 4%	\$ 313,000	19	\$ 188	24
Ontario	↓ -11%	↑ 4%	\$ 437,000	183	\$ 272	28
Perris	↓ -15%	↑ 4%	\$ 330,000	120	\$ 180	21
Pomona	↑ 4%	↑ 0%	\$ 422,500	108	\$ 316	28
Rancho Cucamonga	↓ -1%	↑ 1%	\$ 515,000	253	\$ 286	22
Redlands	↓ -7%	↑ 5%	\$ 435,000	96	\$ 257	15
Rialto	↑ 1%	↑ 3%	\$ 356,500	96	\$ 237	21
Riverside	↓ -1%	↑ 6%	\$ 419,500	587	\$ 252	19
San Bernardino	↓ -15%	⇒ 0%	\$ 285,000	306	\$ 220	20
San Dimas	↑ 27%	↓ -6%	\$ 540,000	34	\$ 366	18
San Jacinto	↑ 15%	↑ 5%	\$ 305,000	98	\$ 157	14
Sun City	↓ -52%	↑ 13%	\$ 256,000	39	\$ 175	36
Temecula	↓ -15%	↓ -3%	\$ 467,500	289	\$ 227	23
Upland	↓ -20%	↑ 4%	\$ 572,500	110	\$ 291	21
Wildomar	↓ -30%	↑ 10%	\$ 424,900	66	\$ 188	21
Winchester	↓ -40%	↑ 5%	\$ 447,500	77	\$ 181	26
Yucaipa	↓ -36%	↓ -1%	\$ 380,000	84	\$ 214	29

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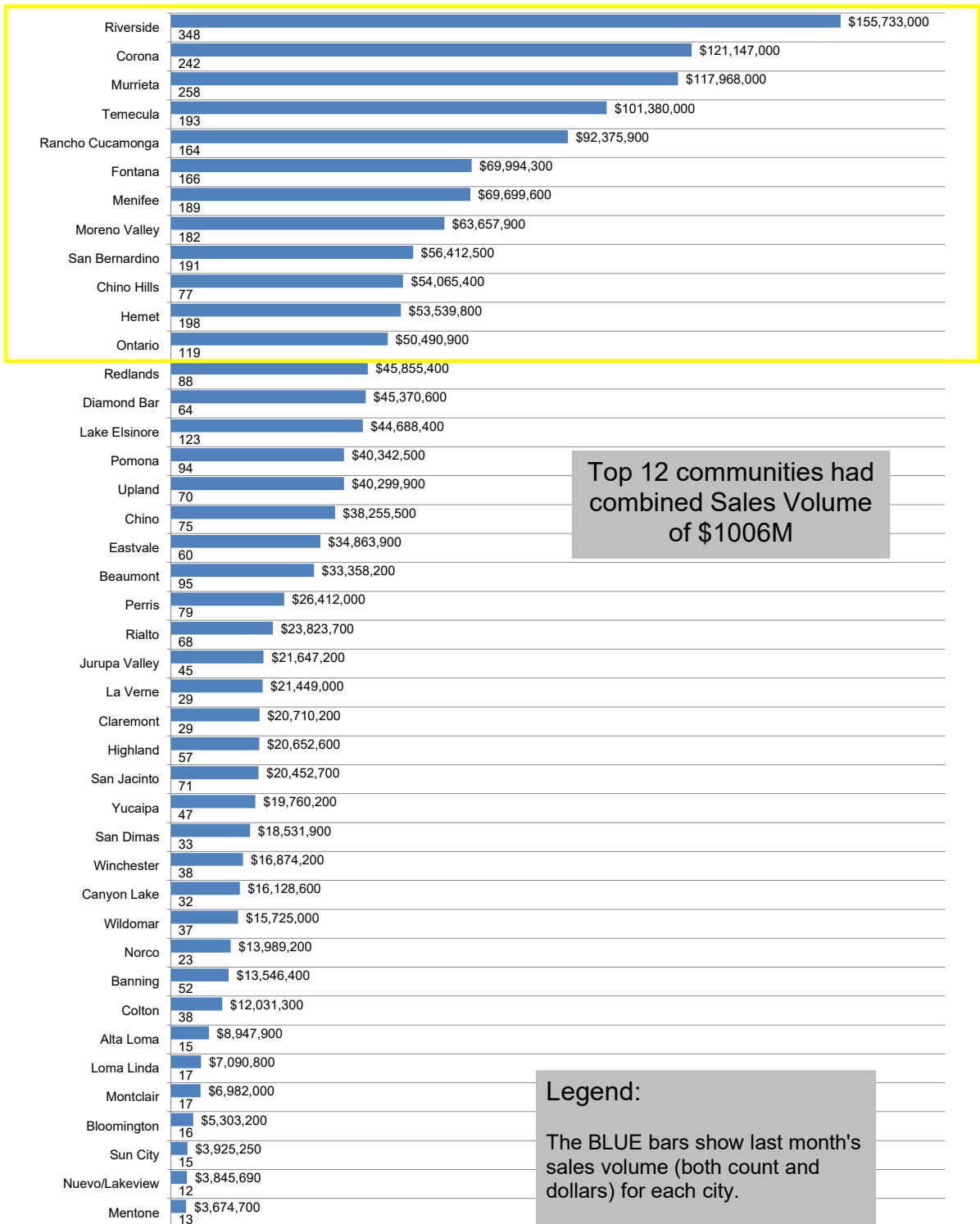
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Jun 2019 - Sales Volume per City

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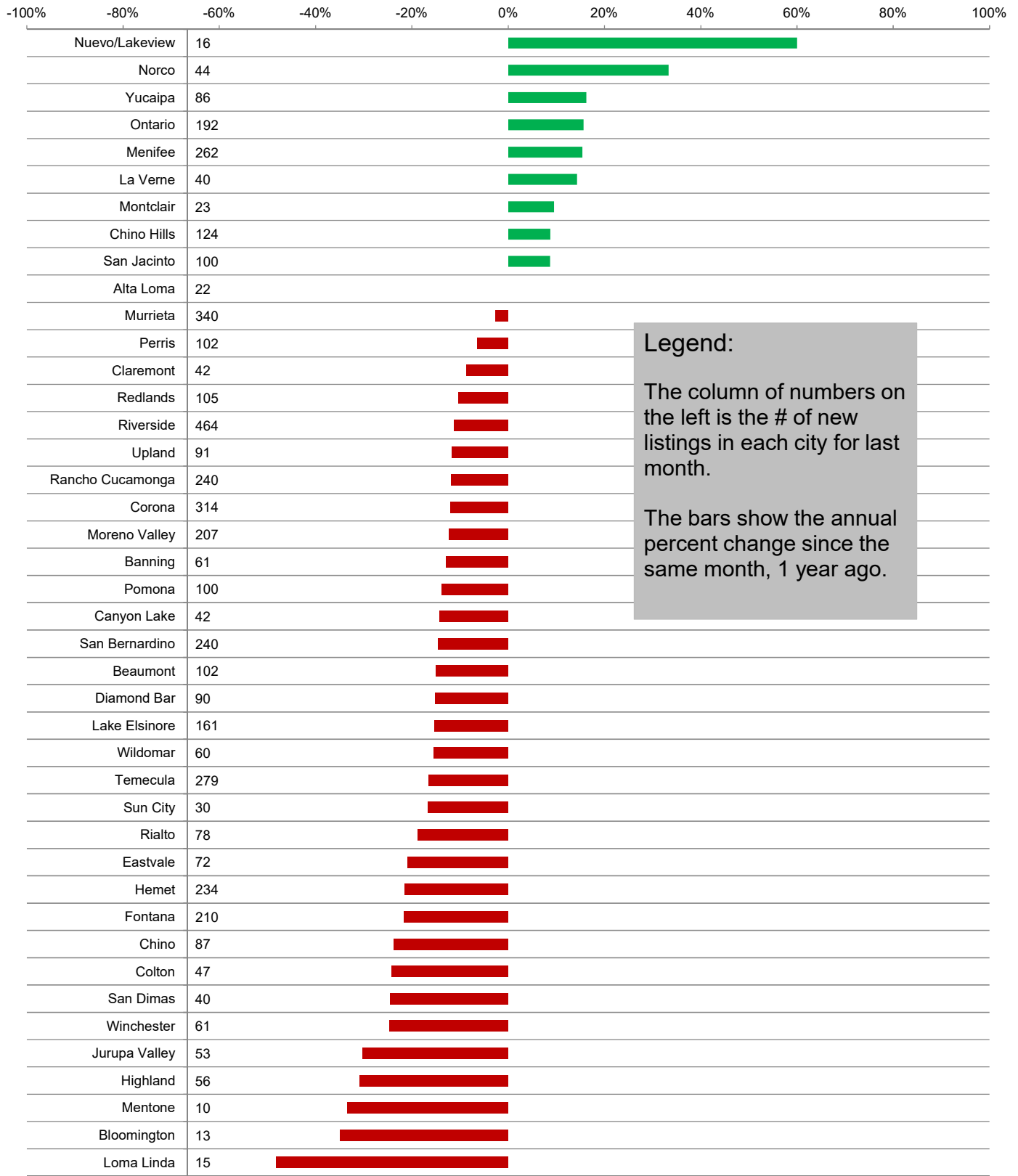
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Jun 2019 - Top Communities with New Listings (year-over-year)

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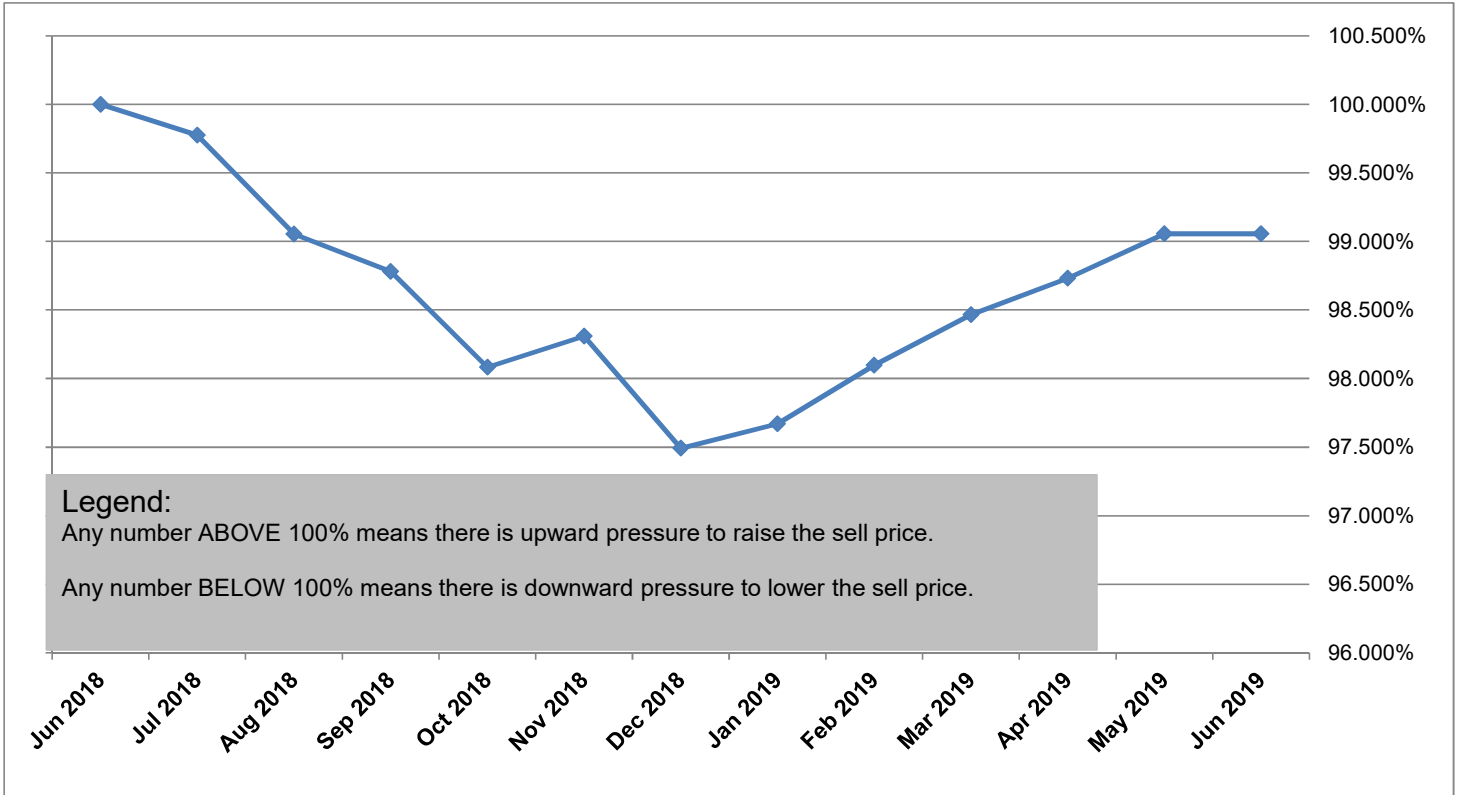
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Sell Price vs Original List Price

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This report is brought to you by IVAR:

As a service to the more than 4 million residents of the Inland Empire, the **Inland Valleys Association of Realtors®** is proud to distribute this data report on the housing market in the 50 communities served by our Realtor Members.

The core purpose of IVAR is to help its members become more professional and profitable, while promoting and protecting real property rights.

FINANCE TYPE

