

# Housing Data Report November 2019

The Voice of Real Estate in the Inland Empire<sup>SM</sup>



A report brought to you by the Inland Valleys Association of REALTORS® (IVAR)  
[www.ivaor.com](http://www.ivaor.com)

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# Nov 2019 - Monthly Report


## Inland Valleys Regional Summary

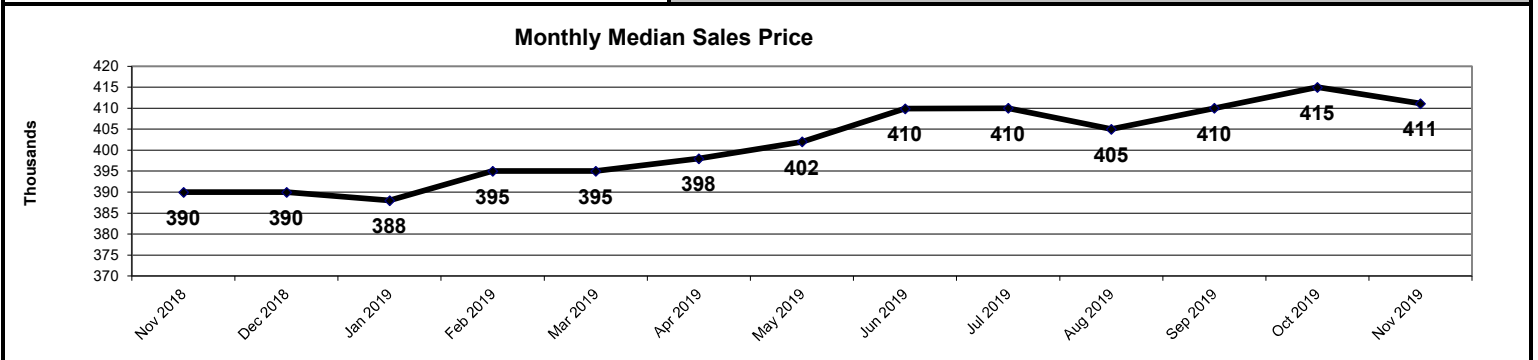
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### Mark Dowling, Chief Executive Officer

- 2019 is nearly over and the regional housing market for the year reflects marginal increases. Although year-to-date New Listings are down 6%, Sold Listings are up slightly 1.1% and total Sales Volume is up 4.1%.
- Median Sales Price is up 3.6% (\$411,000) in November 2019 vs. November 2018.
- Although Days on Market continues to move up, the increased days is only up to 25 days, which is still reflective of a competitive market.



	Nov-2018	Nov-2019	Annual Change
<b>Monthly New Listings</b>			
New Listings	3,759	3,184	↓ -15.3%
Pending Sales	2,640	3,215	↑ 21.8%
Sold Listings	2,946	3,037	↑ 3.1%
Median Sales Price	\$390,000	\$411,100	↑ 5.4%
Sales Volume (\$M)	\$1,236	\$1,339	↑ 8.3%
<b>Monthly Closed Listings</b>			
Price/Sq.Ft.	\$221	\$223	↑ 1.0%
Sold \$/List \$	98.31%	98.62%	↑ 0.3%
Days on Market	27	27	⇒ 0.0%
CDOM	32	30	↓ -6.3%
<p>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.</p> 			



# Jan through Nov 2019 - YTD Comparisons

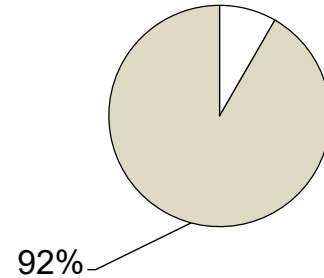
## Inland Valleys Regional Summary

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We are 11 months through the year:

The statistics shown below are for the first 11 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.



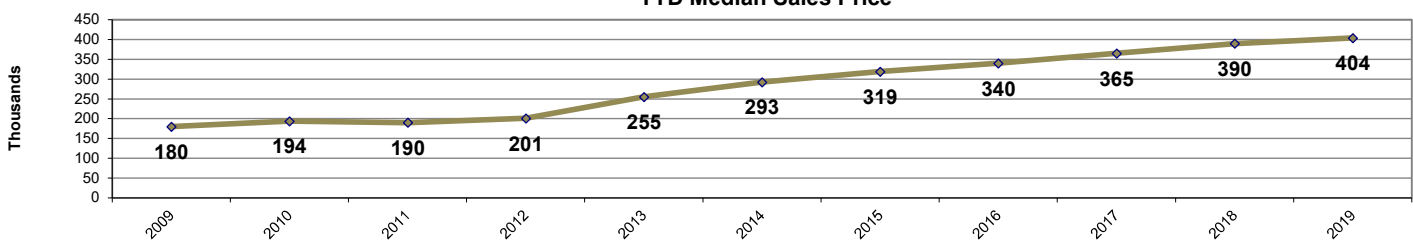
	Jan-Nov 2018	Jan-Nov 2019	Year-Over-Year Change
<b>New Listings</b>	<b>54,315</b>	<b>51,060</b>	<b>↓ -6.0%</b>
<b>Pending Sales</b>	<b>38,442</b>	<b>40,748</b>	<b>↑ 6.0%</b>
<b>Sold Listings</b>	<b>37,592</b>	<b>38,009</b>	<b>↑ 1.1%</b>
<b>Median Sales Price</b>	<b>\$390,000</b>	<b>\$404,000</b>	<b>↑ 3.6%</b>
<b>Sales Volume (\$M)</b>	<b>\$15,762</b>	<b>\$16,404</b>	<b>↑ 4.1%</b>
<b>Price/Sq.Ft.</b>	<b>\$220</b>	<b>\$223</b>	<b>↑ 1.3%</b>
<b>Sold \$/List \$</b>	<b>99.23%</b>	<b>98.78%</b>	<b>↓ -0.5%</b>
<b>Days on Market</b>	<b>20</b>	<b>25</b>	<b>↑ 25.0%</b>
<b>CDOM</b>	<b>22</b>	<b>29</b>	<b>↑ 31.8%</b>



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### YTD Median Sales Price



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## Nov 2019 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 \$	Inventory	Price per Sq.Ft.	Total Days on Market
Alta Loma	↑ 44%	↓ -25%	\$ 575,000	25	\$ 324	35
Banning	↑ 3%	↓ -6%	\$ 255,000	60	\$ 185	64
Beaumont	↑ 15%	↓ -3%	\$ 342,875	93	\$ 172	41
Calimesa	↑ 57%	↓ -13%	\$ 375,440	13	\$ 207	33
Canyon Lake	⇒ 0%	↑ 35%	\$ 555,000	46	\$ 207	51
Chino	↑ 26%	↑ 10%	\$ 505,000	109	\$ 268	40
Chino Hills	↓ -16%	↓ -12%	\$ 560,000	114	\$ 332	25
Claremont	↑ 39%	↓ -1%	\$ 733,500	42	\$ 324	35
Colton	↓ -23%	↑ 23%	\$ 336,006	63	\$ 213	21
Corona	↓ -2%	↑ 0%	\$ 483,500	269	\$ 252	38
Diamond Bar	↑ 5%	↓ -1%	\$ 672,500	102	\$ 362	56
Eastvale	↑ 103%	↓ -1%	\$ 567,000	76	\$ 206	46
Fontana	⇒ 0%	↑ 9%	\$ 435,000	245	\$ 235	22
Grand Terrace	↑ 22%	↑ 1%	\$ 375,000	11	\$ 257	22
Hemet	↑ 1%	↑ 3%	\$ 267,900	250	\$ 163	27
Highland	↑ 34%	↑ 1%	\$ 350,000	55	\$ 203	23
Jurupa Valley	↓ -18%	↑ 5%	\$ 489,000	79	\$ 246	42
La Verne	↓ -17%	↓ -2%	\$ 625,000	23	\$ 382	23
Lake Elsinore	↑ 24%	↑ 1%	\$ 363,000	159	\$ 184	40
Loma Linda	↑ 83%	↑ 26%	\$ 440,000	26	\$ 241	25
Menifee	↑ 25%	↑ 2%	\$ 370,500	233	\$ 189	32
Montclair	↑ 80%	↑ 7%	\$ 445,500	17	\$ 307	17
Moreno Valley	↓ -21%	↑ 3%	\$ 340,000	247	\$ 202	21
Murrieta	↑ 22%	↑ 4%	\$ 435,500	285	\$ 202	40
Norco	↑ 17%	↓ -2%	\$ 575,000	39	\$ 250	49
Ontario	↑ 4%	↑ 1%	\$ 434,000	147	\$ 285	21
Perris	↓ -21%	↑ 9%	\$ 333,250	121	\$ 177	21
Pomona	↓ -2%	↑ 3%	\$ 450,000	88	\$ 318	30
Rancho Cucamonga	↑ 28%	↑ 1%	\$ 510,000	190	\$ 299	39
Redlands	↓ -14%	↓ -5%	\$ 392,050	86	\$ 267	19
Rialto	↓ -23%	⇒ 0%	\$ 360,000	75	\$ 230	21
Riverside	↓ -13%	↑ 10%	\$ 434,750	467	\$ 245	29
San Bernardino	↓ -2%	↑ 7%	\$ 304,000	246	\$ 216	22
San Dimas	↓ -13%	↓ -3%	\$ 592,500	29	\$ 352	16
San Jacinto	↓ -2%	↑ 6%	\$ 302,545	102	\$ 160	22
Sun City	⇒ 0%	↓ -4%	\$ 245,000	22	\$ 164	70
Temecula	↓ -5%	↑ 8%	\$ 475,000	235	\$ 231	31
Upland	↑ 20%	↓ -9%	\$ 530,000	104	\$ 286	38
Wildomar	↑ 40%	↑ 12%	\$ 405,000	58	\$ 179	39
Winchester	↑ 15%	↓ -6%	\$ 419,900	75	\$ 182	32
Yucaipa	↑ 55%	↑ 5%	\$ 390,000	82	\$ 223	23

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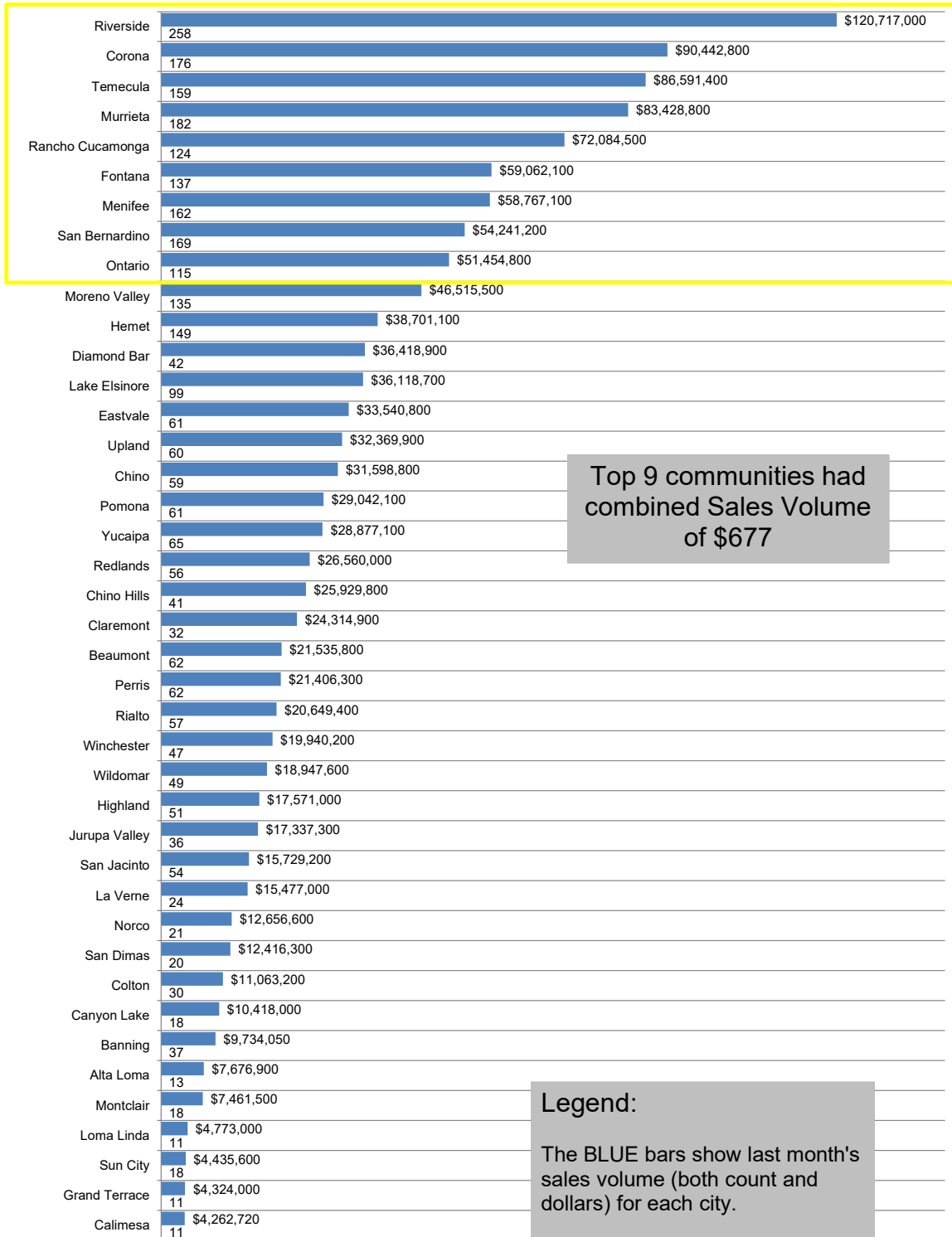
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## Nov 2019 - Sales Volume per City

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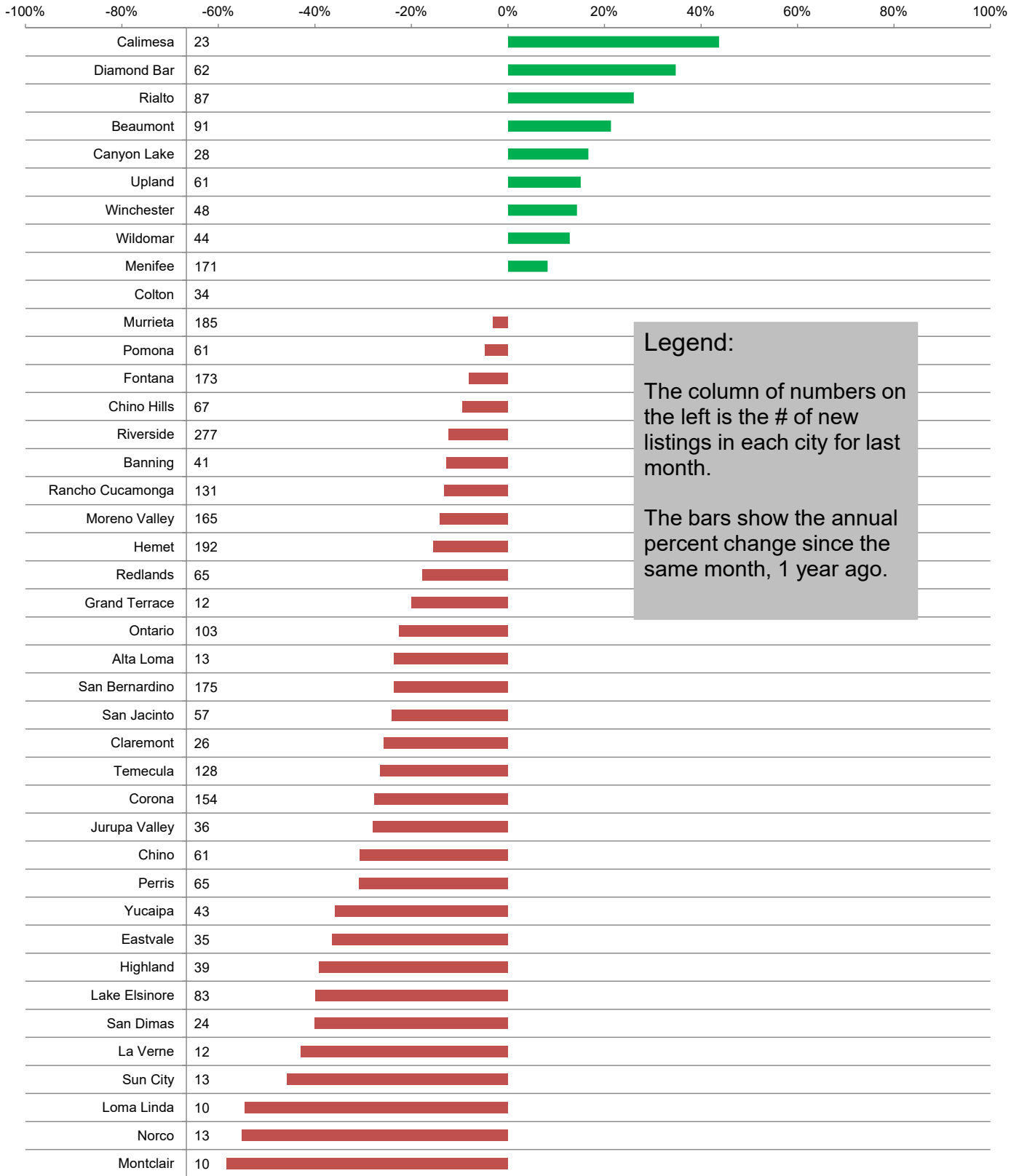
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### Nov 2019 - Top Communities with New Listings (year-over-year)

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



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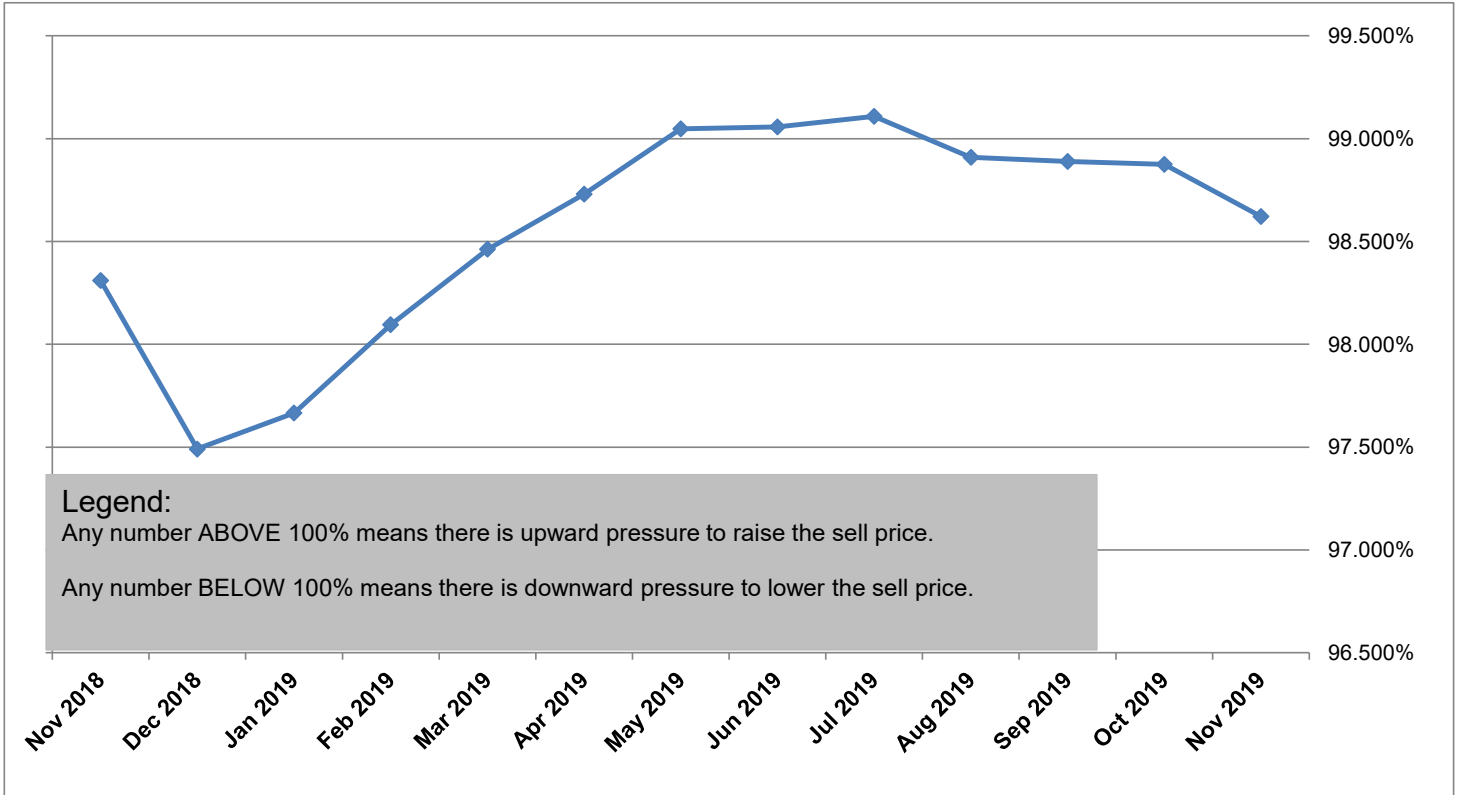
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## Sell Price vs Original List Price

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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.

### 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

