

County: Orange



**Lissett Evanzia, CRP**

Relocation Manager, Southern California  
 949.385.8932 / 800.733.1380  
 lissett.evanzia@camoves.com  
 www.camoves.com/relocation



Price Range: All | Properties: SFH - Condo - TwnHm

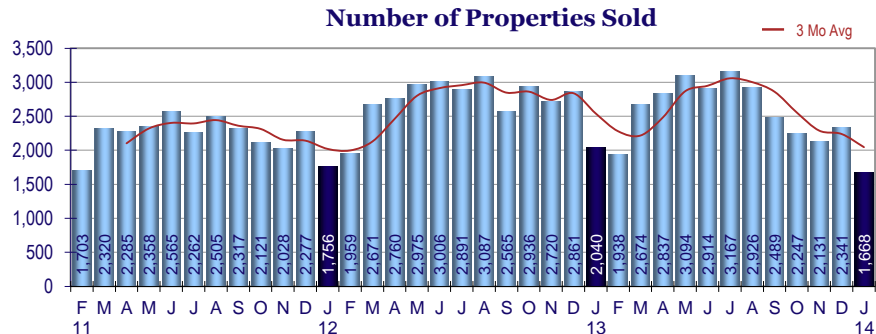
## Market Profile & Trends Overview

	Month	Trending versus*:				YTD	Trending versus*:	
		LM	L3M	PYM	LY		Prior YTD	Prior Year
Median List Price of all Current Listings	\$615,000	1%		12%				
Average List Price of all Current Listings	\$1,064,653	-3%		-2%				
January Median Sales Price	\$525,000	-2%	-1%	17%	1%	\$525,000	17%	1%
January Average Sales Price	\$659,506	-3%	-3%	18%	-0%	\$659,506	18%	-0%
Total Properties Currently for Sale (Inventory)	6,633	16%		35%				
January Number of Properties Sold	1,668	-29%		-18%		1,668	-18%	
January Average Days on Market (Solds)	54	4%	13%	-14%	26%	54	-14%	26%
Asking Price per Square Foot (based on New Listings)	\$392	5%	3%	15%	5%	\$392	15%	5%
January Sold Price per Square Foot	\$343	-3%	-3%	17%	1%	\$343	17%	1%
January Month's Supply of Inventory	4.0	62%	25%	65%	66%	4.0	65%	66%
January Sale Price vs List Price Ratio	97.8%	-4%	.6%	-1.4%	-1%	96.8%	-1.0%	-1.2%

\* LM=Last Month / L3M=Last 3 Months / PYM=Same Month Prior Year / LY=Last Year (2013) / YTD = Year-to-date | Arrows indicate if Month / YTD values are higher (up), lower (down) or unchanged (flat)

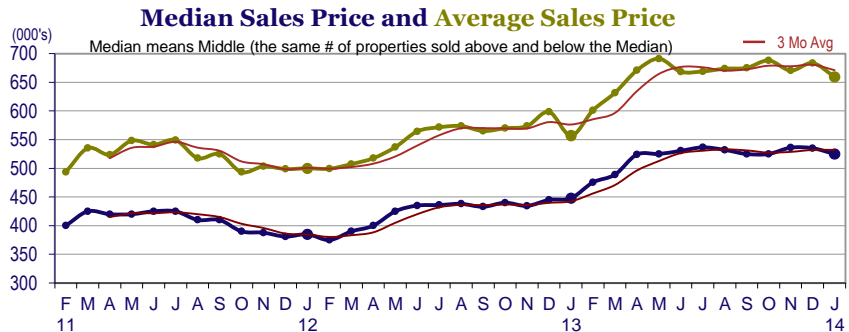
## Property Sales

January Property sales were 1,668, down 18.2% from 2,040 in January of 2013 and 28.7% lower than the 2,341 sales last month. January 2014 sales were at their lowest level compared to January of 2013 and 2012. January YTD sales of 1,668 are running 18.2% behind last year's year-to-date sales of 2,040.



## Prices

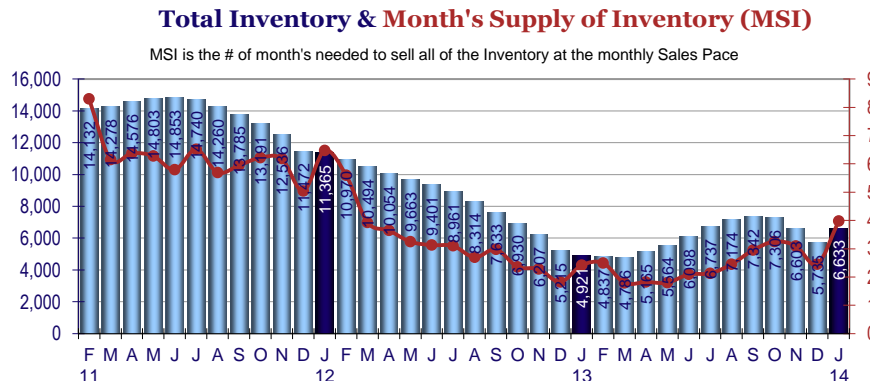
The Median Sales Price in January was \$525,000, up 17.2% from \$448,000 in January of 2013 and down 1.9% from \$535,000 last month. The Average Sales Price in January was \$659,506, up 18.4% from \$556,945 in January of 2013 and down 3.5% from \$683,403 last month. January 2014 ASP was at the highest level compared to January of 2013 and 2012.



## Inventory & MSI

The Total Inventory of Properties available for sale as of January was 6,633, up 15.7% from 5,735 last month and up 34.8% from 4,921 in January of last year. January 2014 Inventory was at a mid level compared with January of 2013 and 2012.

A comparatively lower MSI is more beneficial for sellers while a higher MSI is better for buyers. The January 2014 MSI of 4.0 months was at a mid level compared with January of 2013 and 2012.



County: *Orange*



**Lissett Evanzia, CRP**

Relocation Manager, Southern California  
 949.385.8932 / 800.733.1380  
 lissett.evanzia@camoves.com  
 www.camoves.com/relocation



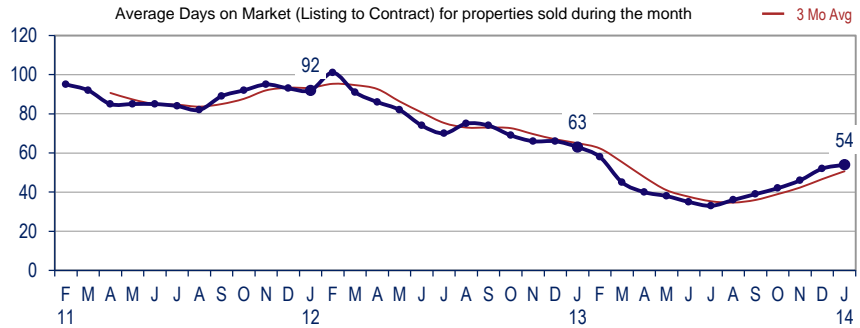
RESIDENTIAL BROKERAGE

Price Range: All | Properties: SFH - Condo - TwnHm

## Market Time

The average Days On Market (DOM) shows how many days the average Property is on the market before it sells. An upward trend in DOM tends to indicate a move towards more of a Buyer's market, a downward trend a move towards more of a Seller's market. The DOM for January was 54, up 3.8% from 52 days last month and down 14.3% from 63 days in January of last year. The January 2014 DOM was at its lowest level compared with January of 2013 and 2012.

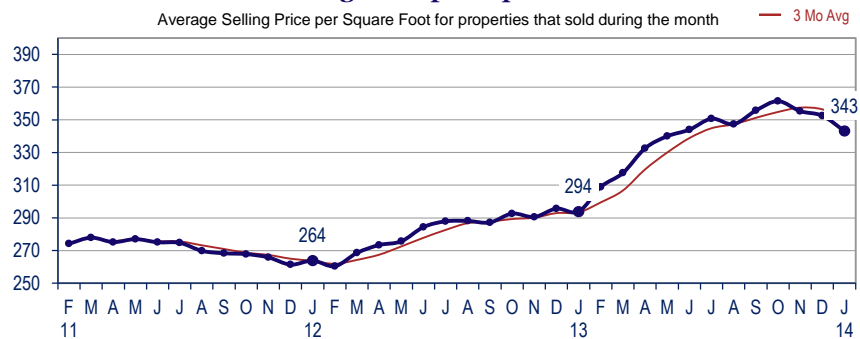
## Days On Market for Sold Properties



## Selling Price per Square Foot

The Selling Price per Square Foot is a great indicator for the direction of Property values. Since Median Sales Price and Average Sales price can be impacted by the 'mix' of high or low end Properties in the market, the selling price per square foot is a more normalized indicator on the direction of Property values. The January 2014 Selling Price per Square Foot of \$343 was down 2.7% from \$353 last month and up 16.8% from 294 in January of last year.

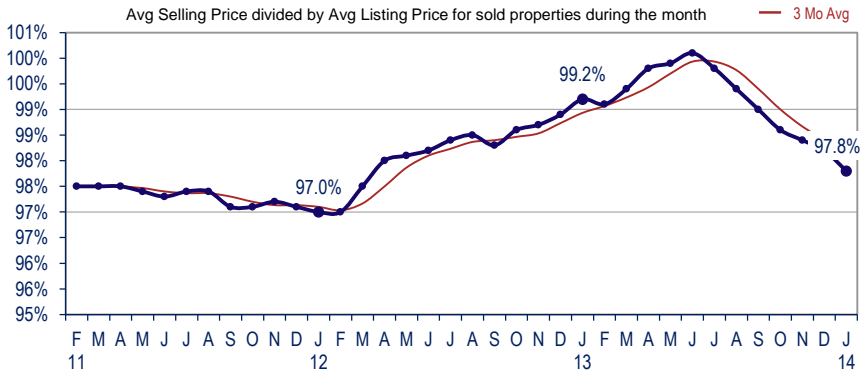
## Selling Price per Square Foot



## Selling Price vs Original Listing Price

The Selling Price vs Original Listing Price reveals the average amount that Sellers are agreeing to come down from their original list price. The lower the ratio is below 100% the more of a Buyer's market exists, a ratio at or above 100% indicates more of a Seller's market. The January 2014 Selling Price vs Original List Price of 97.8% was down from 98.2% last month and down from 99.2% in January of last year.

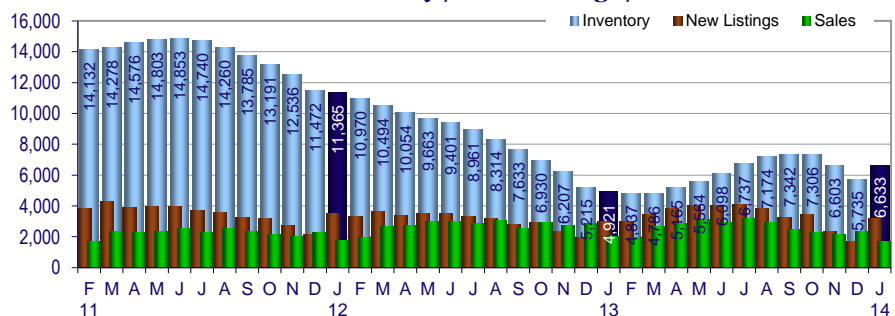
## Selling Price versus Listing Price Ratio



## Inventory / New Listings / Sales

This last view of the market combines monthly inventory of Properties for sale along with New Listings and Sales. The graph shows the basic annual seasonality of the market as well as the relationship between these items. The number of New Listings in January 2014 was 3,155, up 85.8% from 1,698 last month and up 5.1% from 3,001 in January of last year.

## Inventory / New Listings / Sales



# Inventory / Listings / Sales

County: Orange

Price Range: All | Properties: SFH - Condo - TwnHm



**Lissett Evanzia, CRP**

Relocation Manager, Southern California

949.385.8932 / 800.733.1380

lissett.evanzia@camoves.com

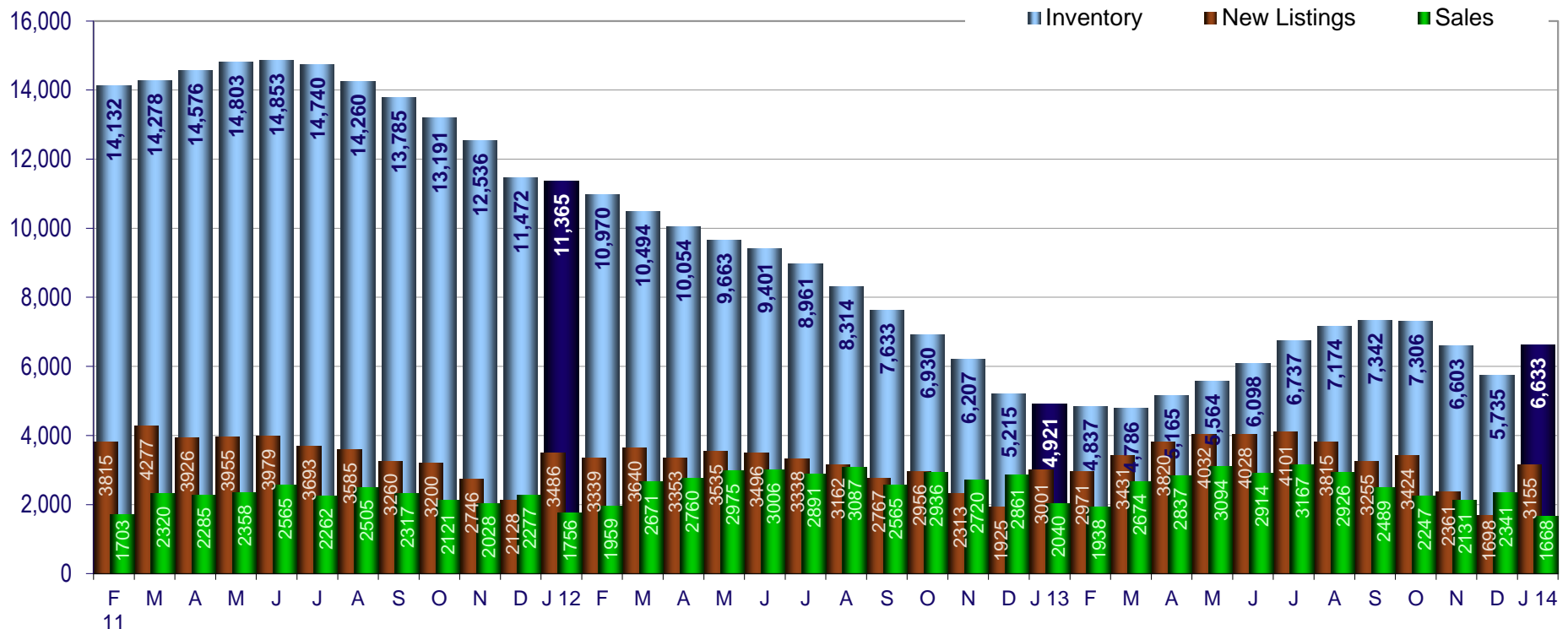
www.camoves.com/relocation

January 2014



## Inventory / New Listings / Sales

This last view of the market combines monthly inventory of Properties for sale along with New Listings and Sales. The graph shows the basic annual seasonality of the market as well as the relationship between these items. The number of New Listings in January 2014 was 3,155, up 85.8% from 1,698 last month and up 5.1% from 3,001 in January of last year.



Copyright © Coldwell Banker Preferred | Price Range: All | Property Types: SFH - Condo - TwnHm

Data is provided courtesy of California Real Estate Technology Services, Santa Barbara Association of Realtors and Sandicor, Inc. and may not reflect all relevant real estate activity. Coldwell Banker Preferred does not warrant or guarantee does not warrant or guarantee the accuracy of this information. It is the responsibility of any buyer or seller to verify any and all information relevant to such consumer's real estate transaction.