



BROKERS • COLONIAL • DONAHOE

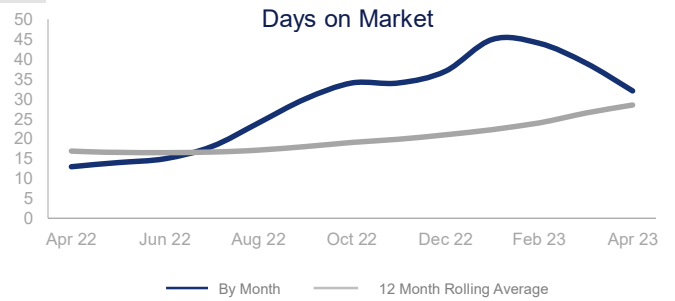
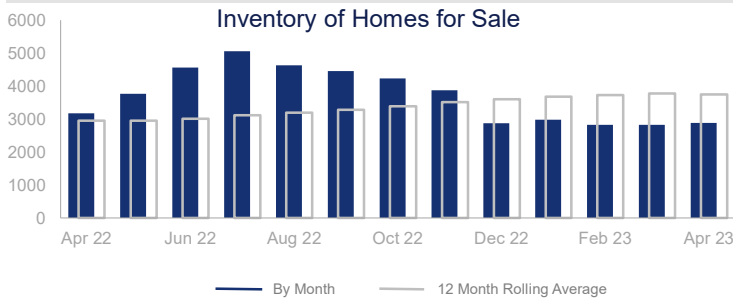
## Market Report | April 2023

### ORANGE COUNTY

#### Highlights:

- Median Sales Price and Average Sales Price continue to decline steadily from prior periods but remain up 4.4% and 3.0%, respectively, over a 12 month average.
- Inventory of Homes for Sale is up 27% over a 12 month average and is holding at a level just under 3,000 since the beginning of the year.
- New Listings and Closed Sales continue to decline from levels seen last month and the prior 12 months.

	Change in New Listings	Change in Closed Sales	Change in Inventory
Last Month	-5.1%	-5.9%	1.8%
Same Month Last Year	-33.4%	-33.5%	-9.4%



	April 2022		April 2023	+ / -	12 Month Avg	+ / -
New Listings	2730		1818	-33.4%	1909	-30%
Pending Sales	1404		1210	-13.8%	1069	-56%
Closed Sales	2440		1622	-33.5%	1692	-36%
Median Sales Price	\$1,100,000		\$980,000	-10.9%	\$994,676	4%
Average Sales Price	\$1,437,202		\$1,338,637	-6.9%	\$1,312,799	3%
List to Sale Price Ratio	105.8%		99.2%	-6.2%	98.6%	3.3%
Days on Market	13		32	146.2%	28	69%
Inventory of Homes for Sale	3177		2878	-9.4%	3745	27%
Months Supply of Inventory	1.3		1.8	38.5%	1.9	79%

#### % Change in Median Price

