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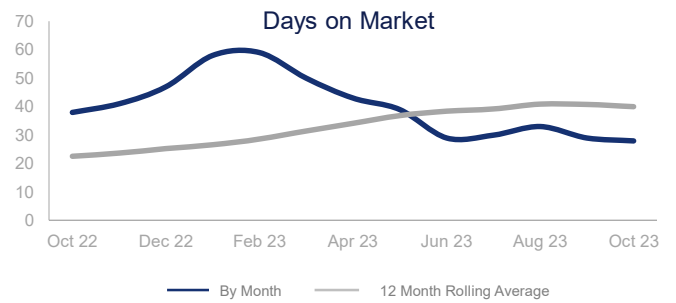
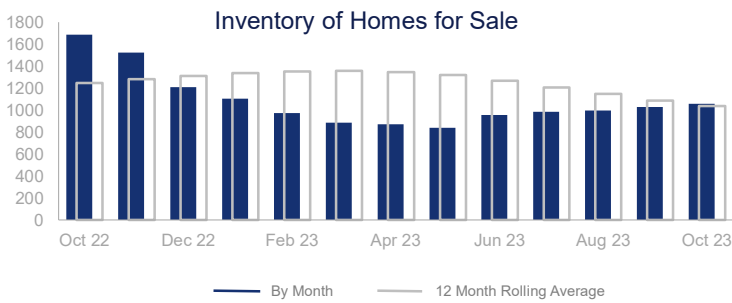
## Market Report | October 2023

### SOUTHWEST RIVERSIDE COUNTY

#### Highlights:

- Median Sales Price is down 1.7% over a 12 month rolling average but up 2.3% from the same month last year.
- Inventory of Homes for Sale held constant from last month and is down 17% over a 12 month average and down 37.3% from the same month last year.
- Closed Sales is down 30% over a 12 month rolling average and down 1.6% from the same month last year.

|                      | Change in New Listings | Change in Closed Sales | Change in Inventory |
|----------------------|------------------------|------------------------|---------------------|
| Last Month           | <b>1.6%</b>            | <b>9.8%</b>            | <b>3.0%</b>         |
| Same Month Last Year | <b>-8.0%</b>           | <b>-1.6%</b>           | <b>-37.3%</b>       |



|                             | October 2022 |  | October 2023     | + / -  | 12 Month Avg     | + / - |
|-----------------------------|--------------|--|------------------|--------|------------------|-------|
| New Listings                | 612          |  | <b>563</b>       | -8.0%  | <b>552</b>       | -34%  |
| Pending Sales               | 391          |  | <b>399</b>       | 2.0%   | <b>445</b>       | -30%  |
| Closed Sales                | 500          |  | <b>492</b>       | -1.6%  | <b>503</b>       | -30%  |
| Median Sales Price          | \$620,564    |  | <b>\$634,893</b> | 2.3%   | <b>\$616,093</b> | -2%   |
| Average Sales Price         | \$656,262    |  | <b>\$686,195</b> | 4.6%   | <b>\$648,262</b> | -2%   |
| List to Sale Price Ratio    | 96.0%        |  | <b>99.0%</b>     | 3.1%   | <b>97.8%</b>     | 0%    |
| Days on Market              | 38           |  | <b>28</b>        | -26.3% | <b>40</b>        | 77%   |
| Inventory of Homes for Sale | 1685         |  | <b>1057</b>      | -37.3% | <b>1035</b>      | -17%  |
| Months Supply of Inventory  | 2.5          |  | <b>2.2</b>       | -12.0% | <b>1.9</b>       | 16%   |

#### % Change in Median Price

