



BROKERS • COLONIAL • DONAHOE

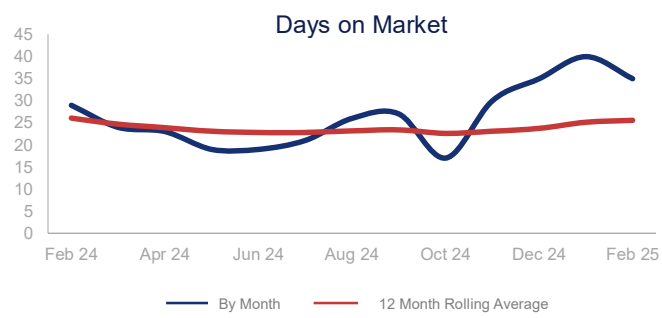
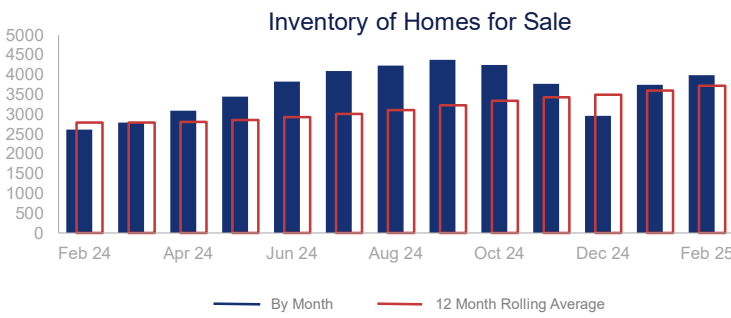
Market Report | February 2025

ORANGE COUNTY

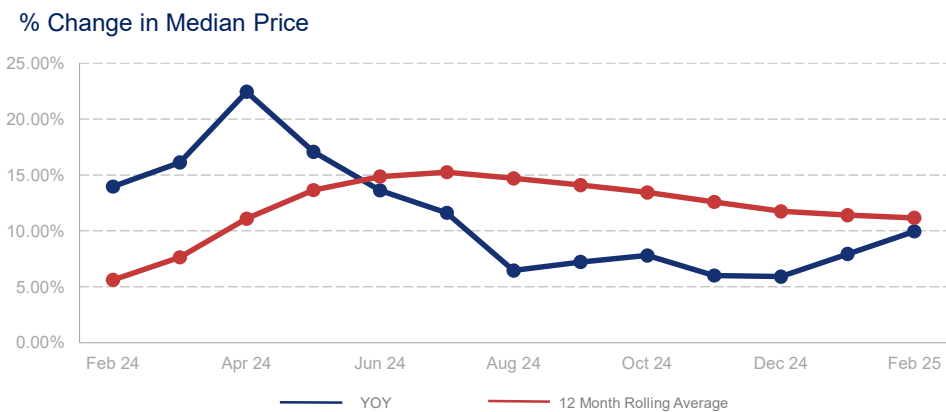
Highlights:

- Median Sales Price is up 11.2% over a 12 month rolling average and up 10.0% from the same month last year.
- Inventory of Homes for Sale is up 32.9% over a 12 month rolling average and up 52.4% from the same month last year.
- New Listings are up 13.4% over a 12 month rolling average and up 23.9% from the same month last year.

	Change in New Listings	Change in Closed Sales	Change in Inventory
Last Month	-7.9%	9.6%	6.4%
Same Month Last Year	23.9%	1.8%	52.4%



	February 2024		February 2025	+ / -	12 Month Avg	+ / -
New Listings	1658		2054	23.9%	1972	13.4%
Pending Sales	1072		1020	-4.9%	1144	-5.0%
Closed Sales	1364		1389	1.8%	1680	5.7%
Median Sales Price	\$1,105,000		\$1,215,150	10.0%	\$1,189,874	11.2%
Average Sales Price	\$1,470,795		\$1,566,533	6.5%	\$1,521,353	7.7%
List to Sale Price Ratio	100.3%		99.0%	-1.3%	99.8%	-0.3%
Days on Market	29		35	20.7%	26	-2.0%
Inventory of Homes for Sale	2614		3985	52.4%	3713	32.9%
Months Supply of Inventory	1.7		2.5	47.1%	2.3	31.5%



The source of the data for this report is the MLS, Local Association of Realtors and Construction Monitor.