

Local Market Update for July 2018

Provided by Orange County REALTORS®

C1 - Mesa Verde

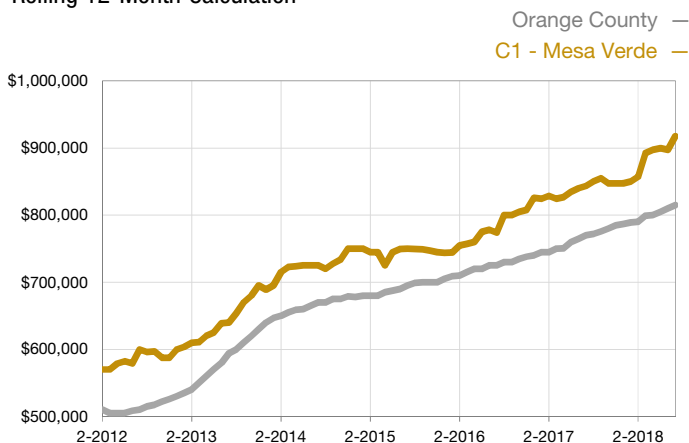
Detached	July			Year to Date		
	2017	2018	Percent Change	Thru 7-2017	Thru 7-2018	Percent Change
Key Metrics						
New Listings	15	18	+ 20.0%	104	105	+ 1.0%
Pending Sales	16	7	- 56.3%	87	74	- 14.9%
Closed Sales	13	23	+ 76.9%	90	69	- 23.3%
Days on Market Until Sale	50	25	- 50.0%	40	28	- 30.0%
Median Sales Price*	\$835,000	\$935,000	+ 12.0%	\$829,750	\$910,000	+ 9.7%
Average Sales Price*	\$917,538	\$976,343	+ 6.4%	\$948,556	\$1,008,777	+ 6.3%
Percent of Original List Price Received*	95.6%	97.7%	+ 2.2%	97.4%	97.7%	+ 0.3%
Percent of List Price Received*	97.9%	98.2%	+ 0.3%	98.3%	98.7%	+ 0.4%
Inventory	25	33	+ 32.0%	--	--	--
Months Supply of Inventory	2.3	3.4	+ 47.8%	--	--	--

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached	July			Year to Date		
	2017	2018	Percent Change	Thru 7-2017	Thru 7-2018	Percent Change
Key Metrics						
New Listings	2	0	- 100.0%	8	10	+ 25.0%
Pending Sales	3	0	- 100.0%	9	8	- 11.1%
Closed Sales	2	2	0.0%	8	10	+ 25.0%
Days on Market Until Sale	6	14	+ 133.3%	28	13	- 53.6%
Median Sales Price*	\$1,593,500	\$2,155,000	+ 35.2%	\$811,763	\$561,000	- 30.9%
Average Sales Price*	\$1,593,500	\$2,155,000	+ 35.2%	\$908,660	\$944,550	+ 3.9%
Percent of Original List Price Received*	100.0%	98.8%	- 1.2%	97.6%	98.9%	+ 1.3%
Percent of List Price Received*	100.0%	98.8%	- 1.2%	98.3%	98.9%	+ 0.6%
Inventory	0	2	--	--	--	--
Months Supply of Inventory	0.0	1.1	--	--	--	--

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Median Sales Price – Detached
Rolling 12-Month Calculation



Median Sales Price – Attached
Rolling 12-Month Calculation

