

Orange County

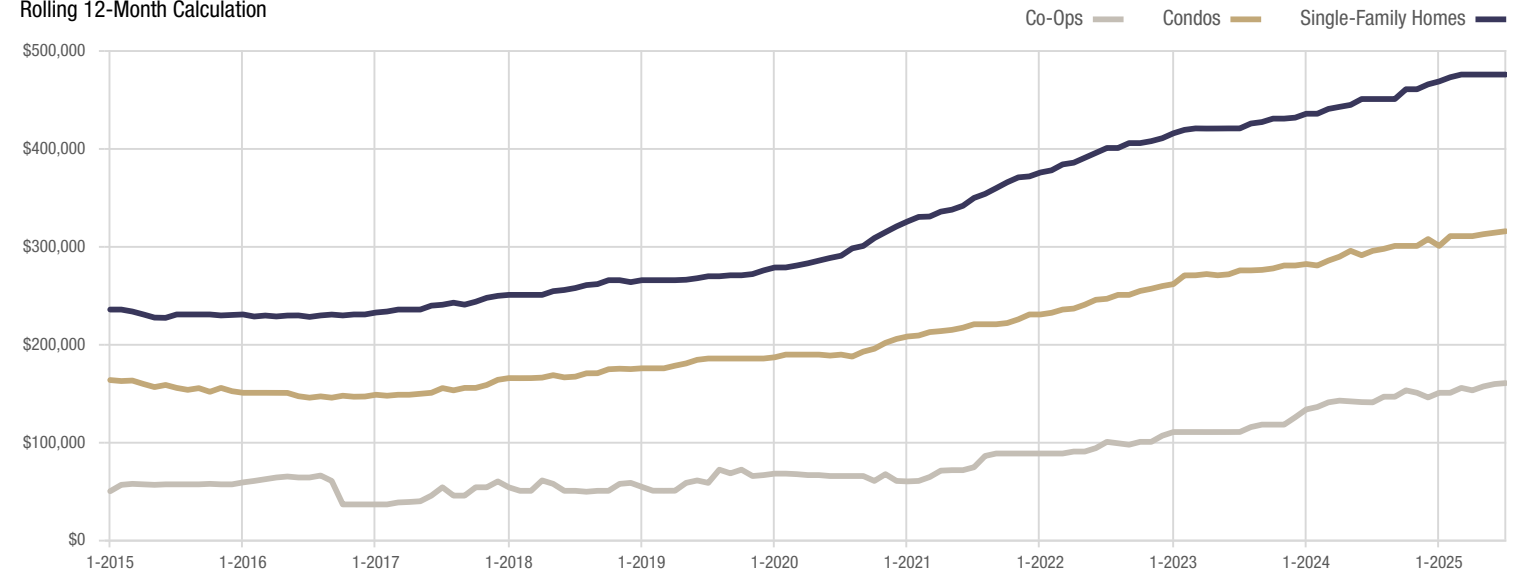
Single-Family Homes			July			Last 12 Months		
Key Metrics			2024	2025	% Change	Thru 7-2024	Thru 7-2025	% Change
New Listings			376	340	- 9.6%	3,462	3,597	+ 3.9%
Closed Sales			216	225	+ 4.2%	2,471	2,529	+ 2.3%
Days on Market Until Sale			41	48	+ 17.1%	56	60	+ 7.1%
Median Sales Price*			\$480,000	\$485,000	+ 1.0%	\$450,000	\$475,000	+ 5.6%
Percent of Original List Price Received*			100.0%	99.4%	- 0.6%	98.6%	98.2%	- 0.4%
Inventory of Homes for Sale			869	886	+ 2.0%	752	814	+ 8.2%

Condos			July			Last 12 Months		
Key Metrics			2024	2025	% Change	Thru 7-2024	Thru 7-2025	% Change
New Listings			42	34	- 19.0%	467	443	- 5.1%
Closed Sales			39	36	- 7.7%	405	355	- 12.3%
Days on Market Until Sale			24	36	+ 50.0%	36	45	+ 25.0%
Median Sales Price*			\$310,000	\$317,000	+ 2.3%	\$295,000	\$315,000	+ 6.8%
Percent of Original List Price Received*			102.0%	100.2%	- 1.8%	100.2%	99.5%	- 0.7%
Inventory of Homes for Sale			76	74	- 2.6%	61	75	+ 23.0%

Co-Ops			July			Last 12 Months		
Key Metrics			2024	2025	% Change	Thru 7-2024	Thru 7-2025	% Change
New Listings			3	1	- 66.7%	27	25	- 7.4%
Closed Sales			0	1	—	20	23	+ 15.0%
Days on Market Until Sale			—	16	—	67	55	- 17.9%
Median Sales Price*			—	\$189,500	—	\$140,250	\$159,900	+ 14.0%
Percent of Original List Price Received*			—	100.0%	—	99.4%	97.3%	- 2.1%
Inventory of Homes for Sale			6	5	- 16.7%	6	6	0.0%

\* 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.

Historical Median Sales Price by Property Type  
Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.