



Market Activity & Trends

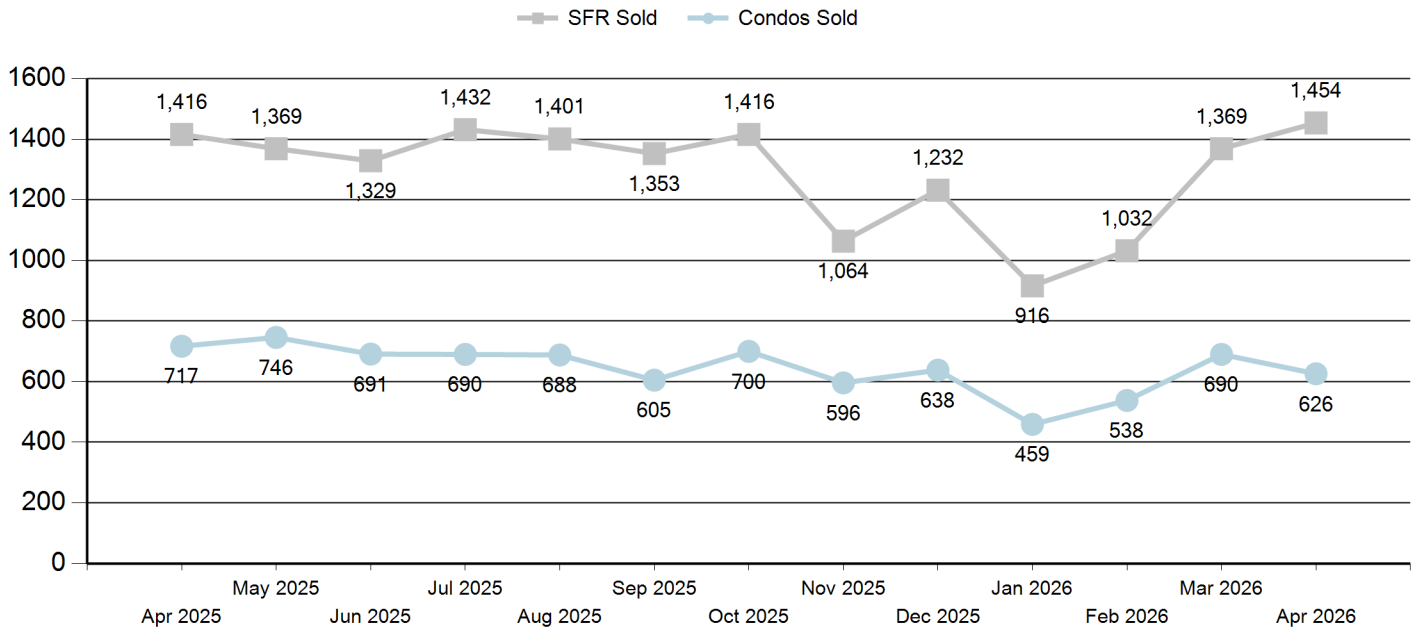
ORANGE COUNTY

APRIL 2026



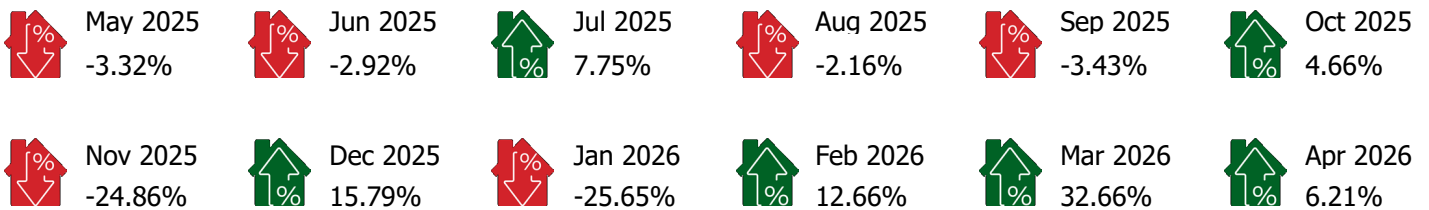
SHALIMAR ESCROW

SFR & CONDO SALES LAST 12 MONTHS

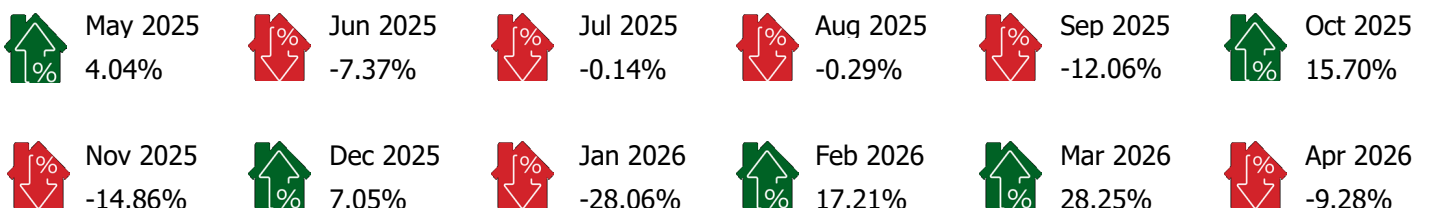


MONTH OVER MONTH TRENDS

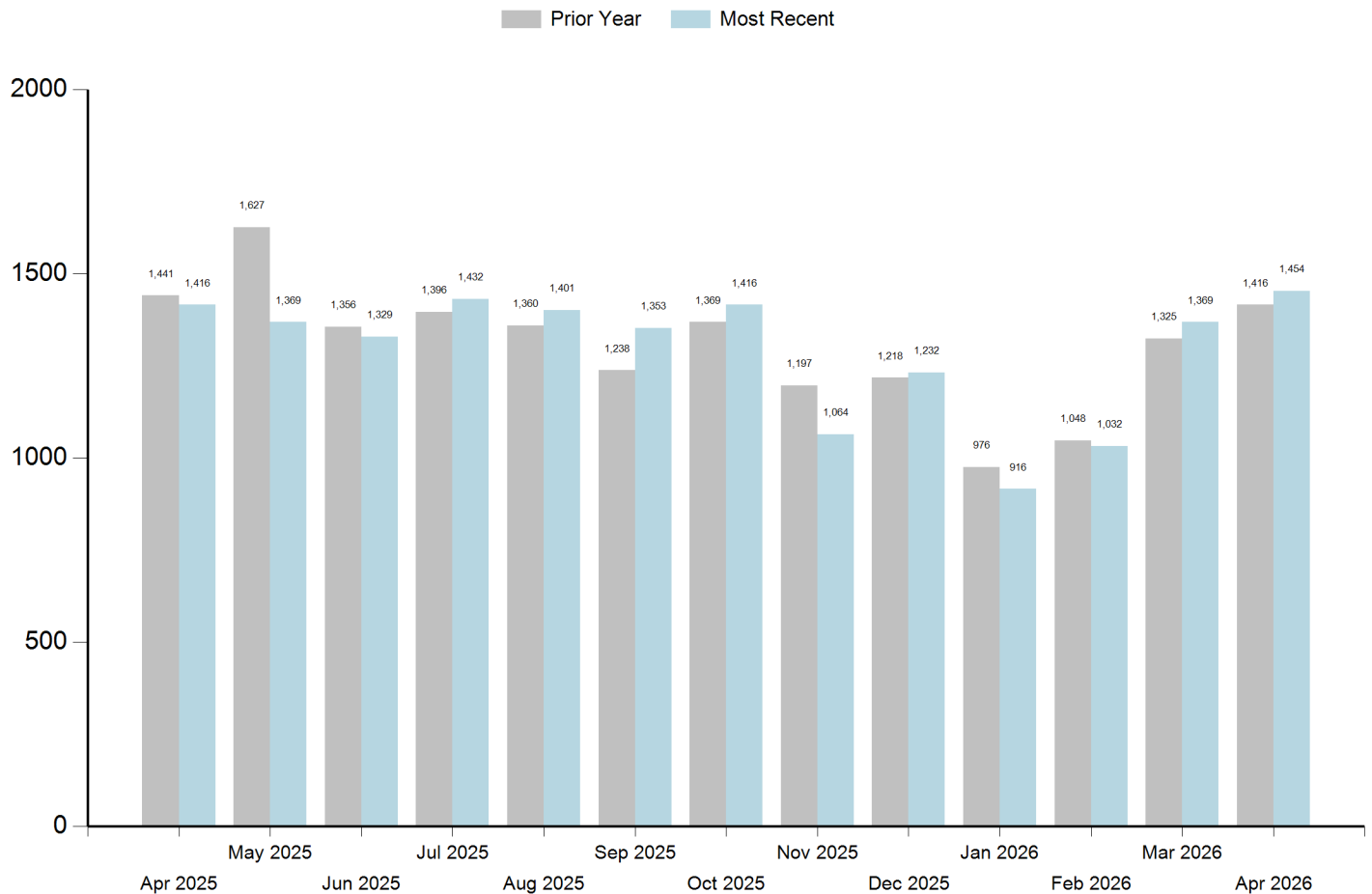
SFR % Change



Condo % Change

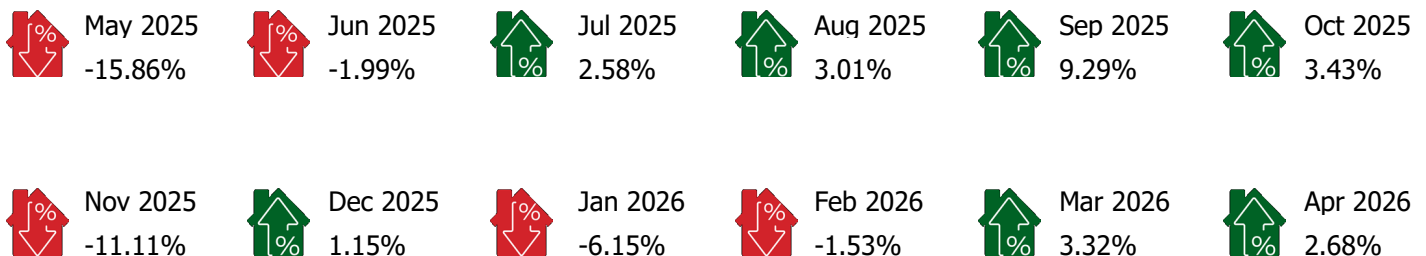


SFR YEAR OVER YEAR

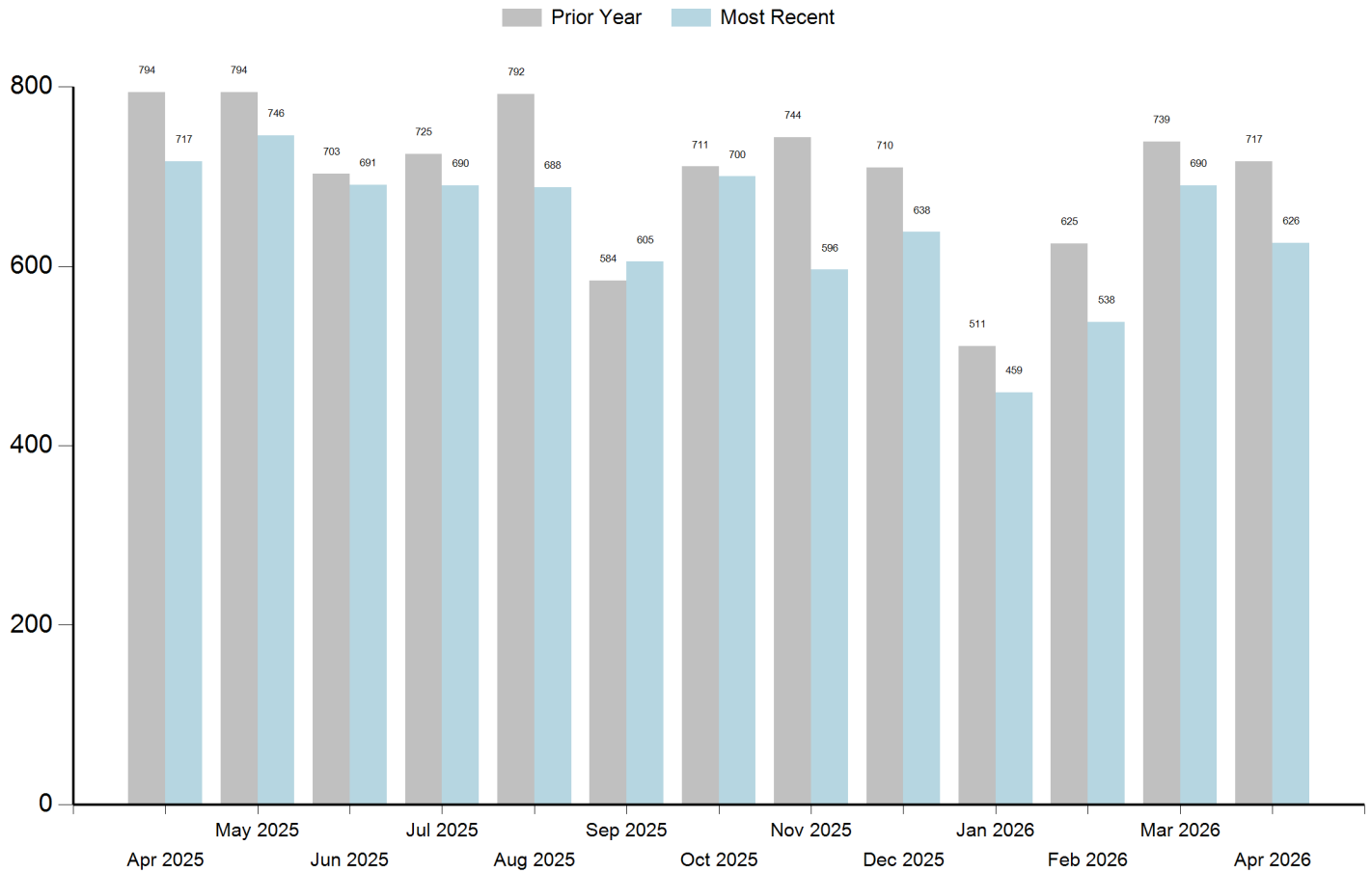


SFR YEAR OVER YEAR TRENDS

SFR % Change

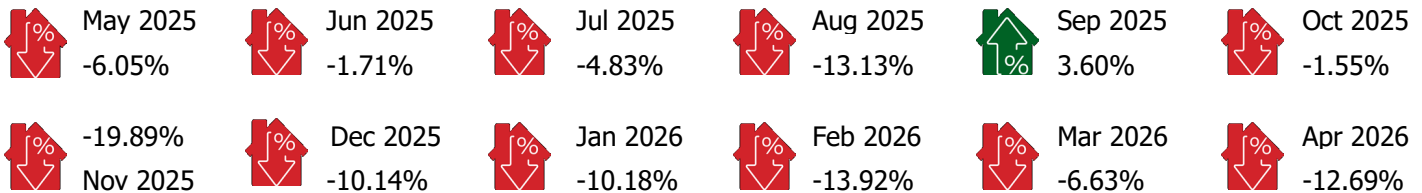


CONDO YEAR OVER YEAR

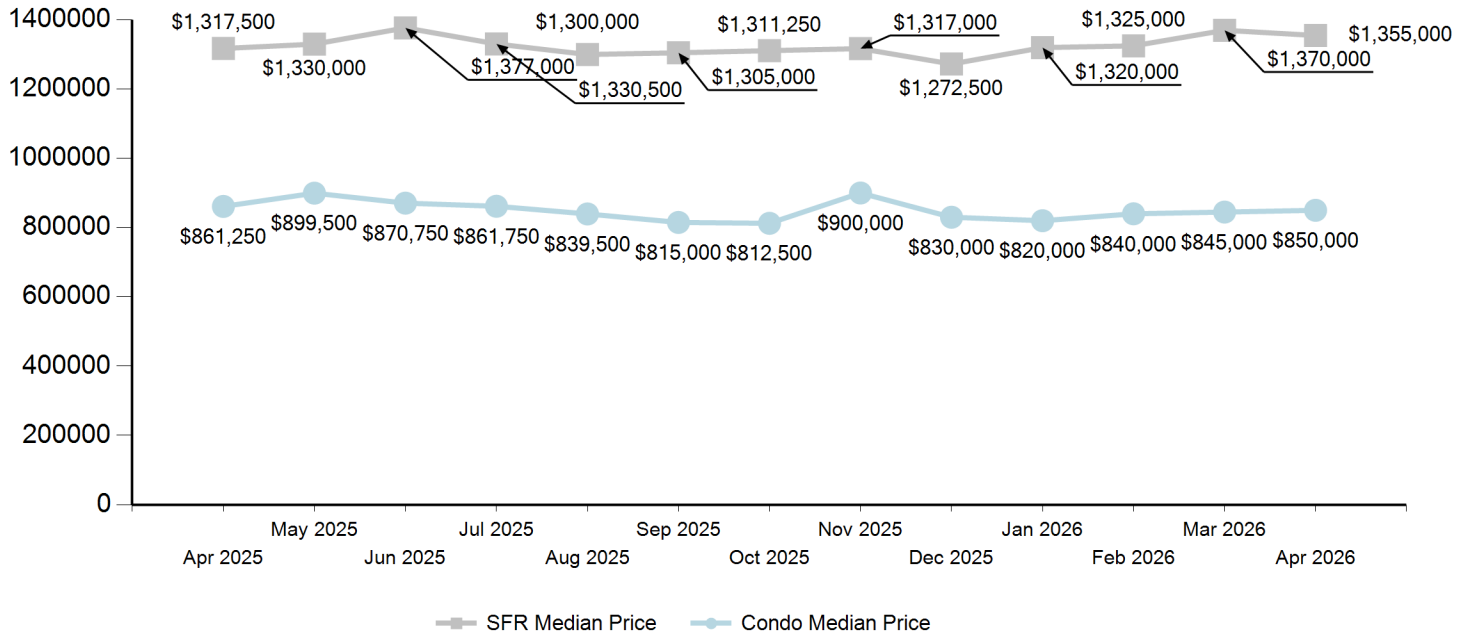


CONDO YEAR OVER YEAR TRENDS

CONDO % Change

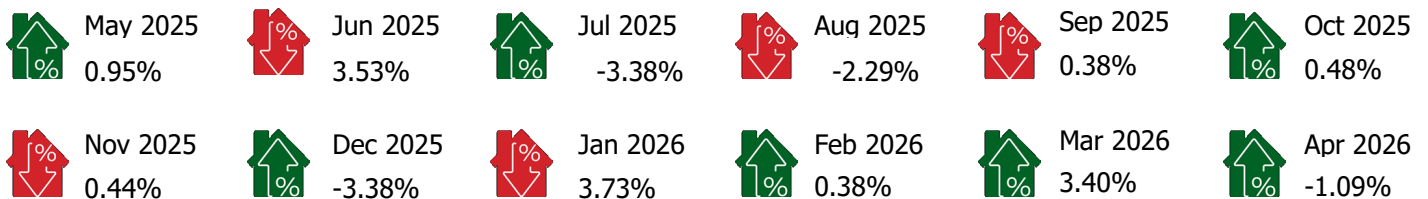


SFR & CONDO MEDIAN SALES PRICE LAST 12 MONTHS

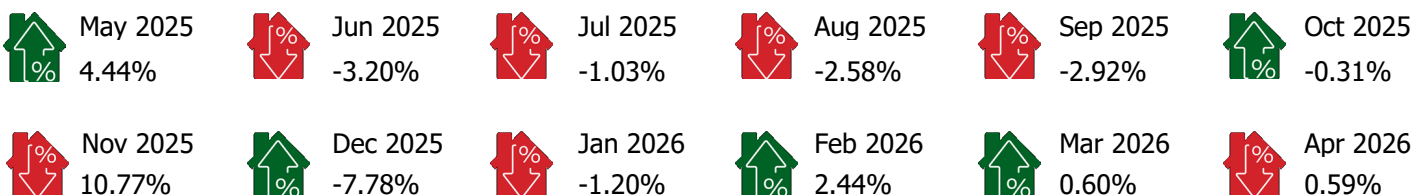


MONTH OVER MONTH TRENDS

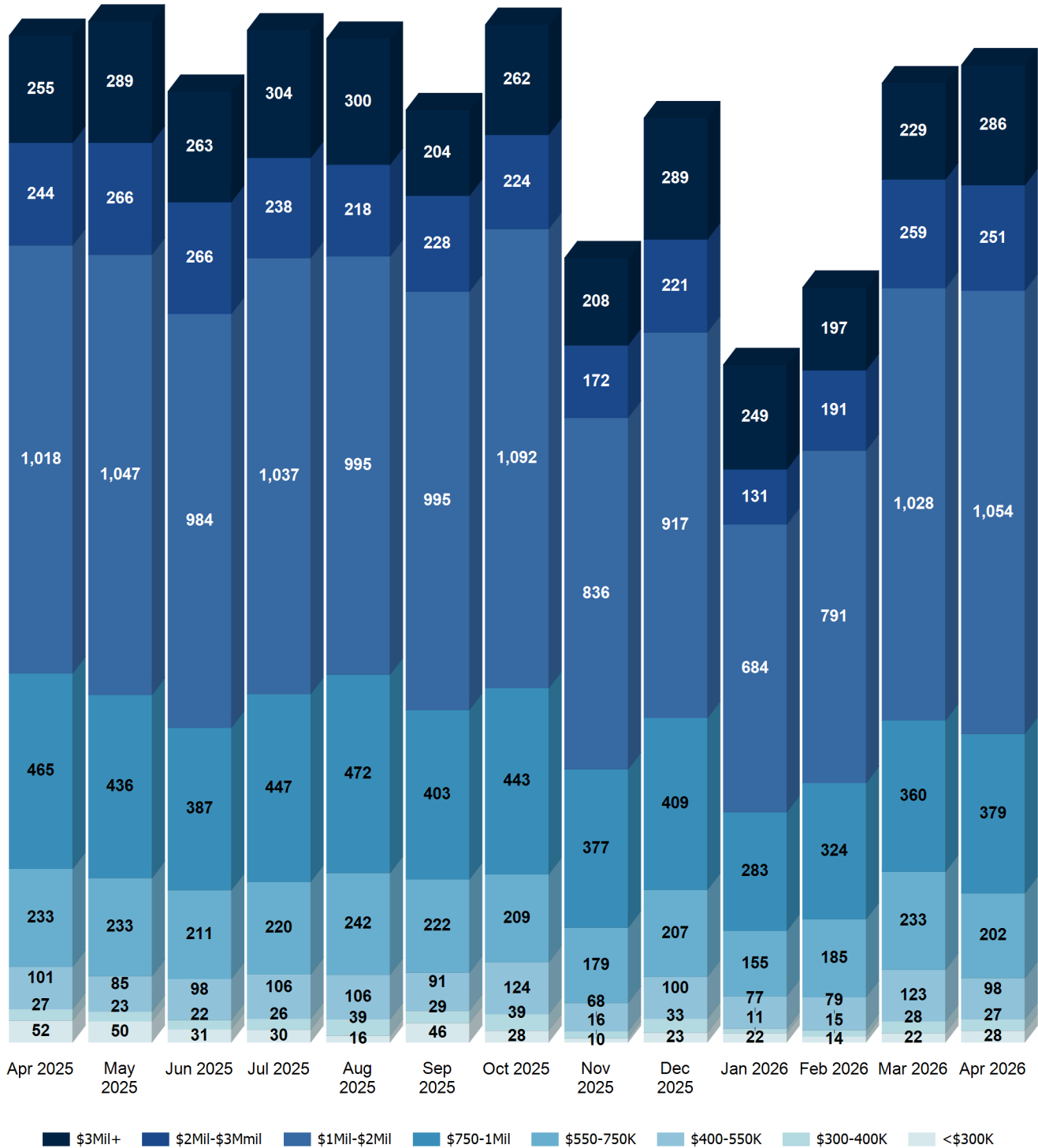
SFR % Change



Condo % Change



SALES VALUE RANGES



APRIL 2026



COMMUNITY NAME	ZIP CODE	SFR				Condos		
		SALES	MEDIAN PRICE (\$1,000)	PRICE % CHG YOY	MEDIAN \$/ Sq. Ft.	SALES	MEDIAN PRICE (\$1,000)	PRICE % CHG YOY
ALISO VIEJO	92656	14	\$1,340	-6.99%	\$743	23	\$844	-8.20%
ANAHEIM	92801	13	\$850	-7.98%	\$613	7	\$645	-71.67%
ANAHEIM	92802	7	\$1,050	0.00%	\$673	3	\$735	-45.33%
ANAHEIM	92804	26	\$942	-14.83%	\$628	5	\$600	-27.27%
ANAHEIM	92805	20	\$856	8.15%	\$723	7	\$645	-18.44%
ANAHEIM	92806	14	\$999	-9.56%	\$590	0	\$0	-17.39%
ANAHEIM	92807	13	\$1,050	-5.90%	\$590	1	\$985	-13.46%
ANAHEIM	92808	11	\$1,375	-2.44%	\$607	6	\$751	-14.29%
ANAHEIM TOTAL		104	\$1,017	-5.42%	\$632	29	\$727	-29.69%
BREA	92821	16	\$1,195	-12.50%	\$576	3	\$900	0.00%
BREA	92823	4	\$1,120	-2.70%	\$617	2	\$1,099	-11.11%
BREA TOTAL		20	\$1,158	-7.60%	\$597	5	\$1,000	-11.11%
BUENA PARK	90620	19	\$960	-5.32%	\$652	0	\$0	100.00%
BUENA PARK	90621	11	\$1,150	-35.76%	\$603	5	\$835	-2.17%
BUENA PARK TOTAL		30	\$1,055	-20.54%	\$627	5	\$835	48.91%
CORONA DEL MAR	92625	10	\$6,013	-14.21%	\$3,066	12	\$2,688	21.43%
COSTA MESA	92626	28	\$1,335	-0.31%	\$771	3	\$803	-11.43%
COSTA MESA	92627	29	\$1,699	5.26%	\$1,171	8	\$1,080	3.85%
COSTA MESA TOTAL		57	\$1,517	2.48%	\$971	11	\$942	-3.79%
COTO DE CAZA	92679	12	\$1,850	5.96%	\$659	0	\$0	-3.03%
CYPRESS	90630	27	\$1,143	5.51%	\$645	3	\$825	0.00%
DANA POINT	92624	3	\$2,395	-5.88%	\$1,474	2	\$1,479	-15.79%
DANA POINT	92629	19	\$3,100	-10.16%	\$1,746	17	\$1,085	13.42%
DANA POINT TOTAL		22	\$2,748	-8.02%	\$1,610	19	\$1,282	-1.18%
FOOTHILL RANCH	92610	6	\$1,254	14.81%	\$678	2	\$589	-12.20%
FOUNTAIN VALLEY	92708	39	\$1,460	0.53%	\$780	2	\$488	5.13%
FULLERTON	92831	12	\$1,020	-12.64%	\$659	5	\$535	18.37%
FULLERTON	92832	5	\$910	-6.93%	\$588	1	\$940	-16.67%
FULLERTON	92833	22	\$1,023	-6.31%	\$636	11	\$839	46.15%
FULLERTON	92835	15	\$1,250	1.83%	\$744	14	\$1,055	35.19%
FULLERTON TOTAL		54	\$1,051	-6.01%	\$657	31	\$842	20.76%
GARDEN GROVE	92840	15	\$1,180	11.29%	\$727	4	\$462	-17.74%
GARDEN GROVE	92841	9	\$1,060	-10.00%	\$473	0	\$0	-65.52%

		SFR				Condos		
COMMUNITY NAME	ZIP CODE	SALES	MEDIAN PRICE (\$1,000)	PRICE % CHG YOY	MEDIAN \$/ Sq. Ft.	SALES	MEDIAN PRICE (\$1,000)	PRICE % CHG YOY
GARDEN GROVE	92843	13	\$1,050	0.85%	\$653	3	\$720	-6.25%
GARDEN GROVE	92844	9	\$980	-3.95%	\$774	0	\$0	-33.33%
GARDEN GROVE	92845	16	\$1,100	47.57%	\$689	2	\$612	14.29%
GARDEN GROVE TOTAL		62	\$1,074	9.15%	\$663	9	\$598	-21.71%
HUNTINGTON BEACH	92646	37	\$1,400	8.27%	\$808	10	\$775	-3.29%
HUNTINGTON BEACH	92647	15	\$1,213	1.77%	\$784	7	\$635	-7.55%
HUNTINGTON BEACH	92648	35	\$1,750	6.85%	\$877	13	\$885	5.04%
HUNTINGTON BEACH	92649	21	\$1,695	-11.49%	\$951	6	\$743	-6.36%
HUNTINGTON BEACH TOTAL		108	\$1,515	1.35%	\$855	36	\$759	-3.04%
IRVINE	92602	16	\$2,715	7.63%	\$873	9	\$1,206	-40.16%
IRVINE	92603	6	\$3,073	-9.00%	\$1,245	7	\$1,480	-7.87%
IRVINE	92604	7	\$1,590	-14.41%	\$848	10	\$968	-7.37%
IRVINE	92606	5	\$1,547	-14.29%	\$766	8	\$713	2.38%
IRVINE	92612	7	\$1,800	20.00%	\$840	18	\$882	-15.79%
IRVINE	92614	5	\$1,575	-7.84%	\$918	13	\$985	-14.71%
IRVINE	92617	4	\$762	8.33%	\$367	0	\$0	0.00%
IRVINE	92618	16	\$2,716	-0.68%	\$1,036	32	\$1,478	-10.67%
IRVINE	92620	17	\$1,930	-12.30%	\$849	13	\$1,426	-15.07%
IRVINE TOTAL		83	\$1,968	-2.51%	\$860	110	\$1,142	-13.66%
LA HABRA	90631	27	\$957	-3.99%	\$544	11	\$510	-17.21%
LA PALMA	90623	8	\$1,163	-17.31%	\$635	0	\$0	50.00%
LADERA RANCH	92694	0	\$0	50.00%	\$0	1	\$660	20.00%
LAGUNA BEACH	92651	25	\$3,235	5.13%	\$2,002	0	\$0	2.86%
LAGUNA HILLS	92653	17	\$1,450	-1.08%	\$709	3	\$1,210	-5.05%
LAGUNA HILLS	92656	0	\$0	0.00%	\$0	6	\$537	-14.81%
LAGUNA HILLS TOTAL		17	\$1,450	-1.08%	\$709	9	\$874	-9.93%
LAGUNA NIGUEL	92677	46	\$1,763	4.18%	\$873	24	\$785	21.21%
LAGUNA WOODS	92637	0	\$0	0.00%	\$0	24	\$540	-11.92%
LAKE FOREST	92610	1	\$1,810	54.55%	\$626	1	\$1,149	50.00%
LAKE FOREST	92630	54	\$1,405	8.03%	\$687	27	\$679	6.94%
LAKE FOREST	92679	5	\$2,621	0.00%	\$838	0	\$0	7.69%
LAKE FOREST TOTAL		60	\$1,945	31.29%	\$717	28	\$914	21.54%
LOS ALAMITOS	90720	15	\$1,681	2.38%	\$782	1	\$870	-30.00%
MIDWAY CITY	92655	2	\$990	38.89%	\$1,006	0	\$0	0.00%
MISSION VIEJO	92691	44	\$1,360	11.49%	\$678	6	\$570	-22.83%
MISSION VIEJO	92692	53	\$1,355	4.20%	\$654	11	\$844	-37.95%
MISSION VIEJO	92694	19	\$2,150	4.49%	\$724	10	\$1,040	0.80%
MISSION VIEJO TOTAL		116	\$1,622	6.73%	\$686	27	\$818	-19.99%

		SFR				Condos		
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NEWPORT BEACH	92660	27	\$3,950	-8.55%	\$1,615	6	\$1,505	4.72%
NEWPORT BEACH	92661	4	\$7,118	-1.59%	\$2,945	0	\$0	-44.44%
NEWPORT BEACH	92662	3	\$3,615	12.00%	\$2,862	0	\$0	0.00%
NEWPORT BEACH	92663	15	\$3,265	27.20%	\$2,199	12	\$1,115	19.57%
NEWPORT BEACH TOTAL		49	\$4,487	7.27%	\$2,405	18	\$1,310	-6.72%
NEWPORT COAST	92657	6	\$6,833	-6.25%	\$1,958	5	\$2,295	2.44%
ORANGE	92865	9	\$1,165	26.36%	\$659	5	\$890	51.52%
ORANGE	92866	4	\$1,105	-6.25%	\$796	3	\$535	-14.29%
ORANGE	92867	21	\$1,130	11.97%	\$569	1	\$819	0.00%
ORANGE	92868	7	\$955	22.54%	\$568	2	\$585	50.00%
ORANGE	92869	21	\$1,385	-10.43%	\$678	6	\$733	-12.39%
ORANGE TOTAL		62	\$1,148	8.84%	\$654	17	\$712	18.71%
PLACENTIA	92870	22	\$1,200	-5.59%	\$563	9	\$833	-4.12%
RANCHO MISSION VIEJO	92694	11	\$1,135	-20.34%	\$635	11	\$830	-61.77%
RANCHO SANTA MARGARITA	92688	24	\$1,247	7.50%	\$636	17	\$740	-2.10%
SAN CLEMENTE	92672	37	\$1,920	-1.30%	\$1,138	4	\$935	0.00%
SAN CLEMENTE	92673	24	\$1,938	-20.38%	\$727	7	\$935	-25.71%
SAN CLEMENTE TOTAL		61	\$1,929	-10.84%	\$932	11	\$935	-25.71%
SAN JUAN CAPISTRANO	92675	23	\$2,199	-5.66%	\$812	8	\$1,420	-20.61%
SANTA ANA	92701	3	\$930	-20.00%	\$530	8	\$425	-18.80%
SANTA ANA	92703	8	\$818	-7.19%	\$673	4	\$688	-8.33%
SANTA ANA	92704	16	\$1,105	-3.39%	\$633	4	\$513	-15.83%
SANTA ANA	92705	34	\$1,655	1.05%	\$708	1	\$620	-5.88%
SANTA ANA	92706	10	\$1,145	-13.48%	\$697	1	\$535	90.00%
SANTA ANA	92707	13	\$880	10.31%	\$597	7	\$395	-26.67%
SANTA ANA TOTAL		84	\$1,089	-5.45%	\$640	25	\$529	2.41%
SEAL BEACH	90740	9	\$1,445	10.48%	\$836	4	\$476	-8.70%
SILVERADO	92676	2	\$985	42.42%	\$544	0	\$0	-100.00%
STANTON	90680	7	\$815	0.98%	\$581	8	\$580	-17.14%
TRABUCO CANYON	92679	20	\$1,408	12.20%	\$642	3	\$680	18.92%
TUSTIN	92780	14	\$1,303	2.90%	\$669	6	\$544	3.53%
TUSTIN	92782	11	\$2,150	-12.26%	\$798	8	\$1,323	-4.88%
TUSTIN TOTAL		25	\$1,727	-4.68%	\$733	14	\$933	-0.67%
VILLA PARK	92861	5	\$3,300	-5.80%	\$809	0	\$0	0.00%
WESTMINSTER	92683	30	\$1,118	-0.48%	\$704	2	\$864	20.83%
YORBA LINDA	92886	35	\$1,470	-3.04%	\$723	11	\$640	-2.88%
YORBA LINDA	92887	15	\$1,450	4.94%	\$651	7	\$550	27.36%
YORBA LINDA TOTAL		50	\$1,460	0.95%	\$687	18	\$595	12.24%