



Market Activity & Trends

ORANGE COUNTY

JUNE 2025

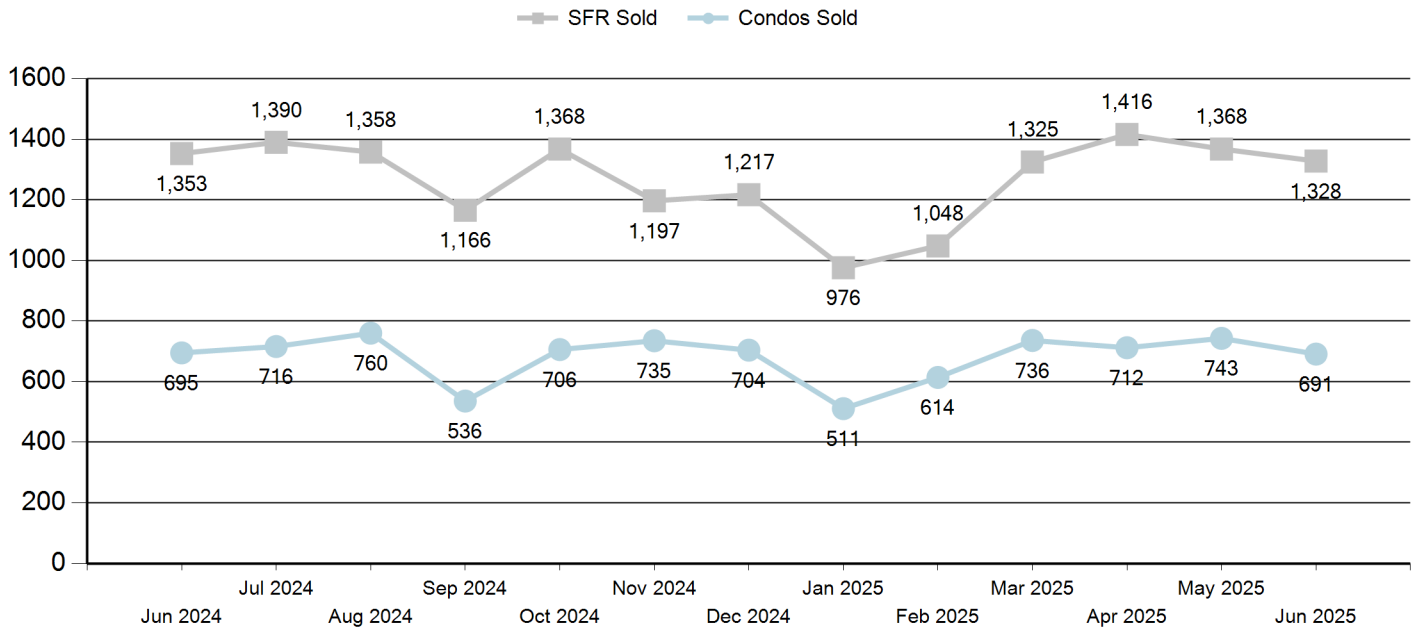


SHALIMAR ESCROW

JUNE 2025

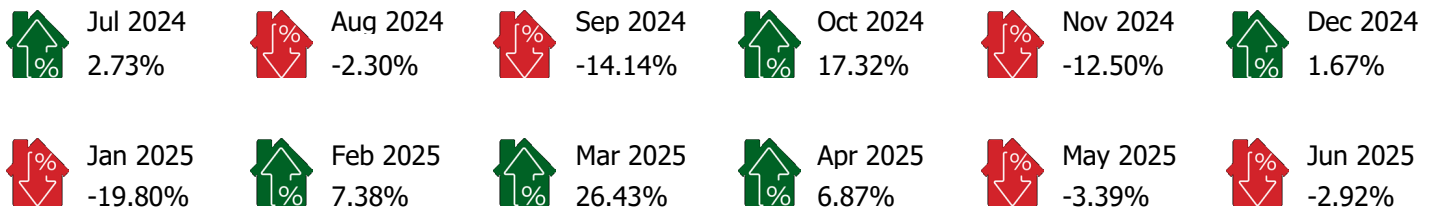


SFR & CONDO SALES LAST 12 MONTHS

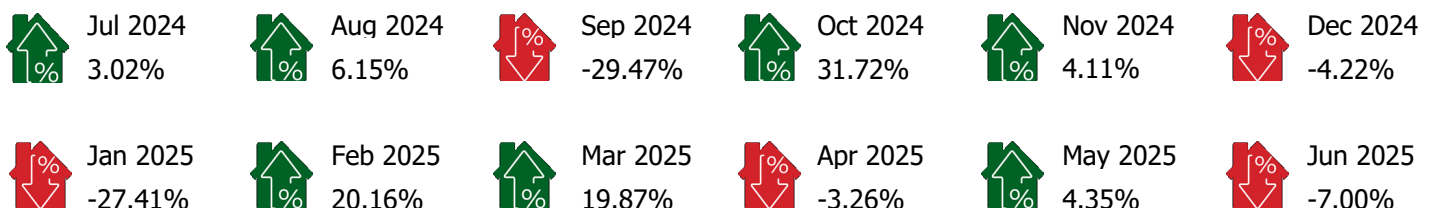


MONTH OVER MONTH TRENDS

SFR % Change

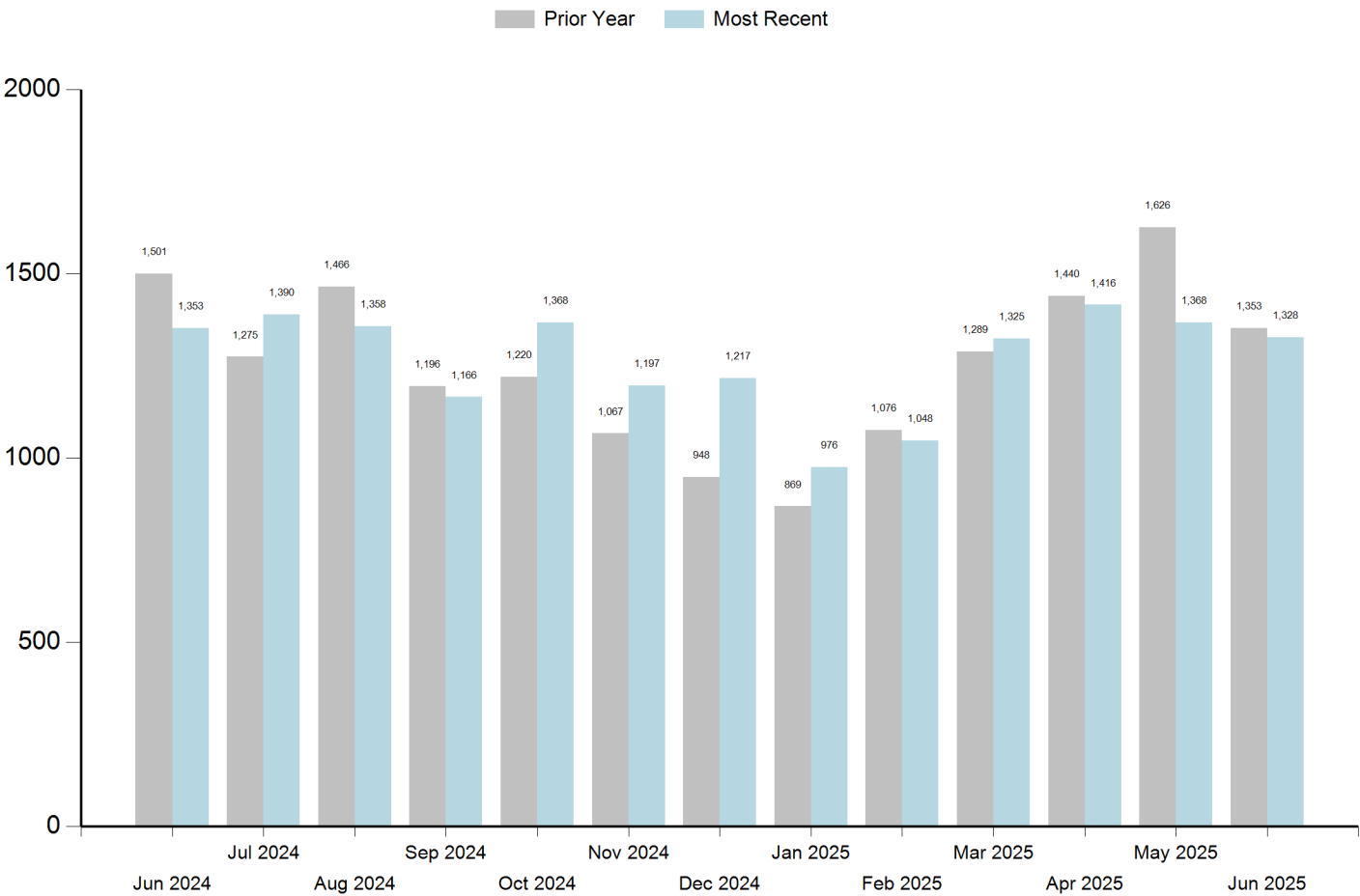


Condo % Change



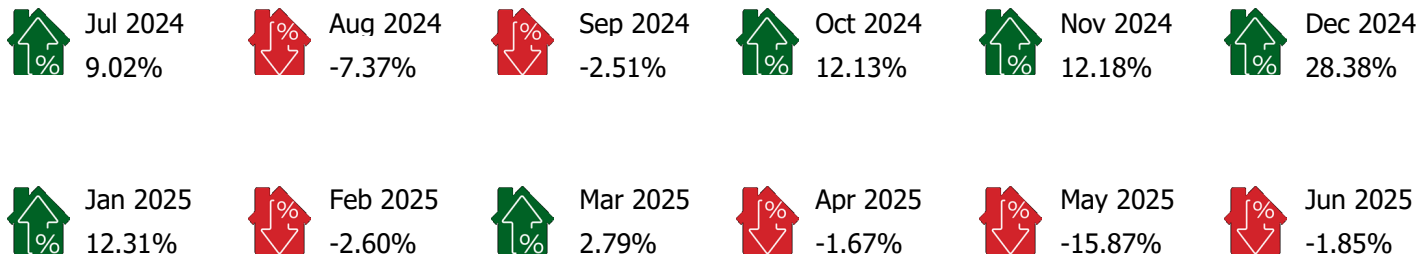
JUNE 2025

SFR YEAR OVER YEAR



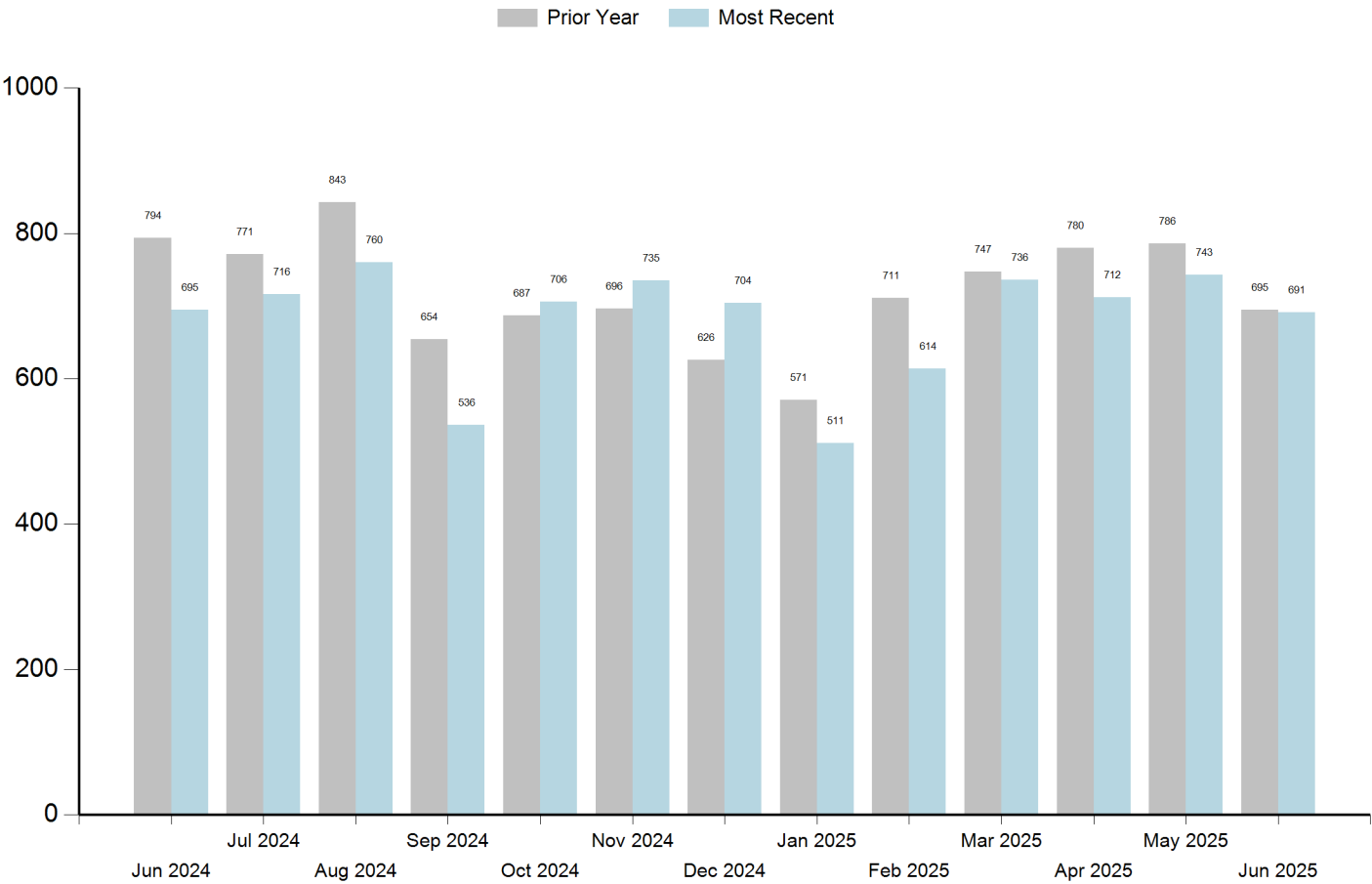
SFR YEAR OVER YEAR TRENDS

SFR % Change



JUNE 2025

CONDO YEAR OVER YEAR



CONDO YEAR OVER YEAR TRENDS

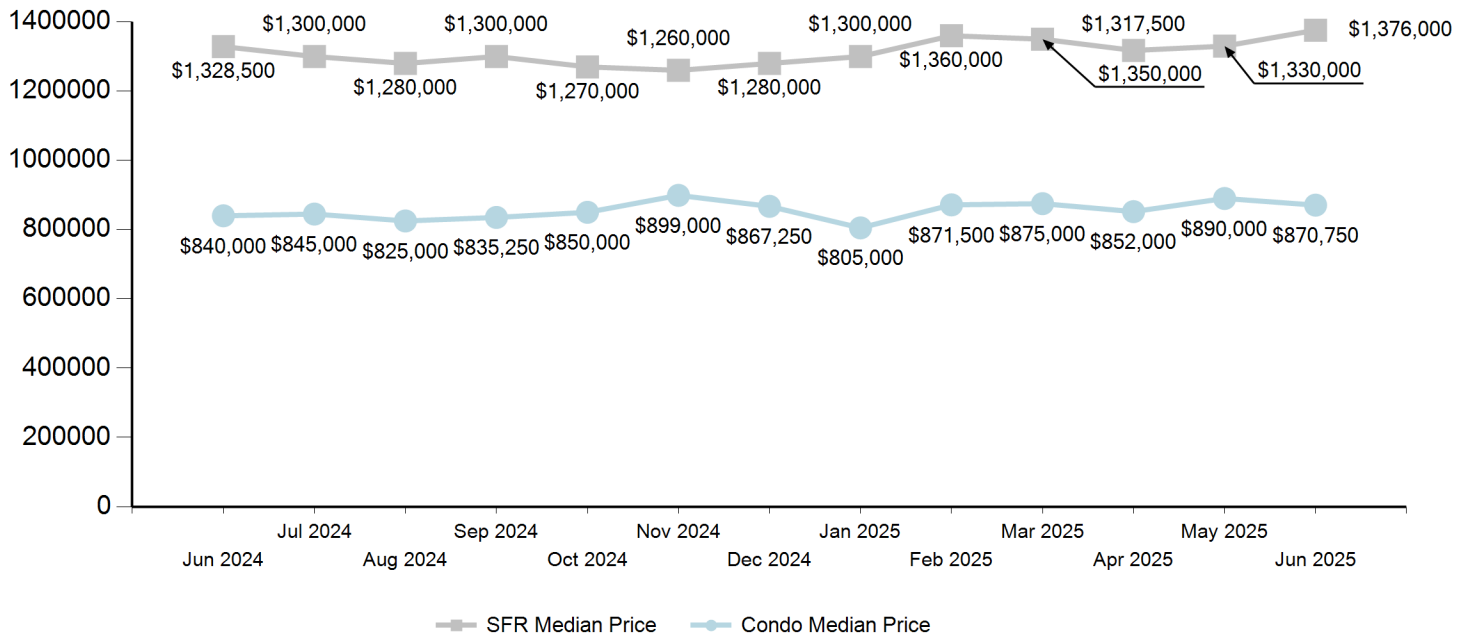
CONDO % Change

 Jul 2024 -7.13%	 Aug 2024 -9.85%	 Sep 2024 -18.04%	 Oct 2024 2.77%	 Nov 2024 5.60%	 Dec 2024 12.46%
 -10.51% Jan 2025	 Feb 2025 -13.64%	 Mar 2025 -1.47%	 Apr 2025 -8.72%	 May 2025 -5.47%	 Jun 2025 -0.58%

JUNE 2025

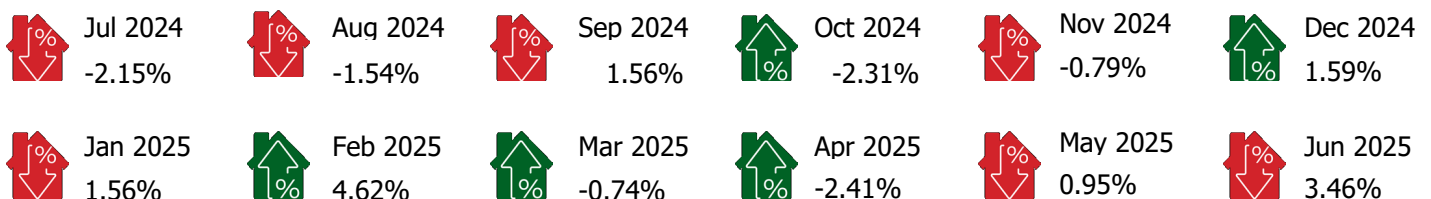


SFR & CONDO MEDIAN SALES PRICE LAST 12 MONTHS

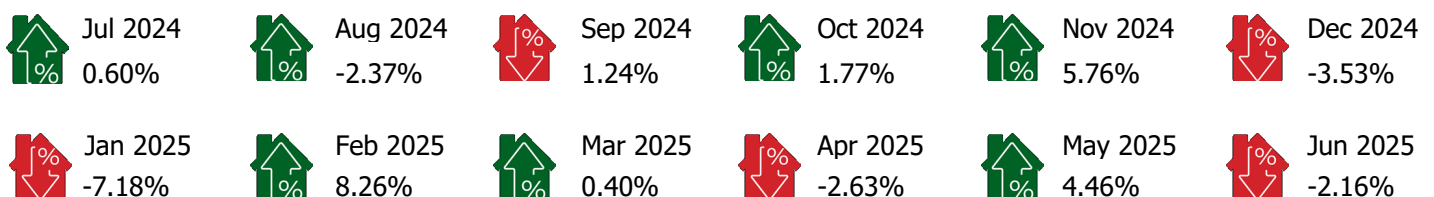


MONTH OVER MONTH TRENDS

SFR % Change



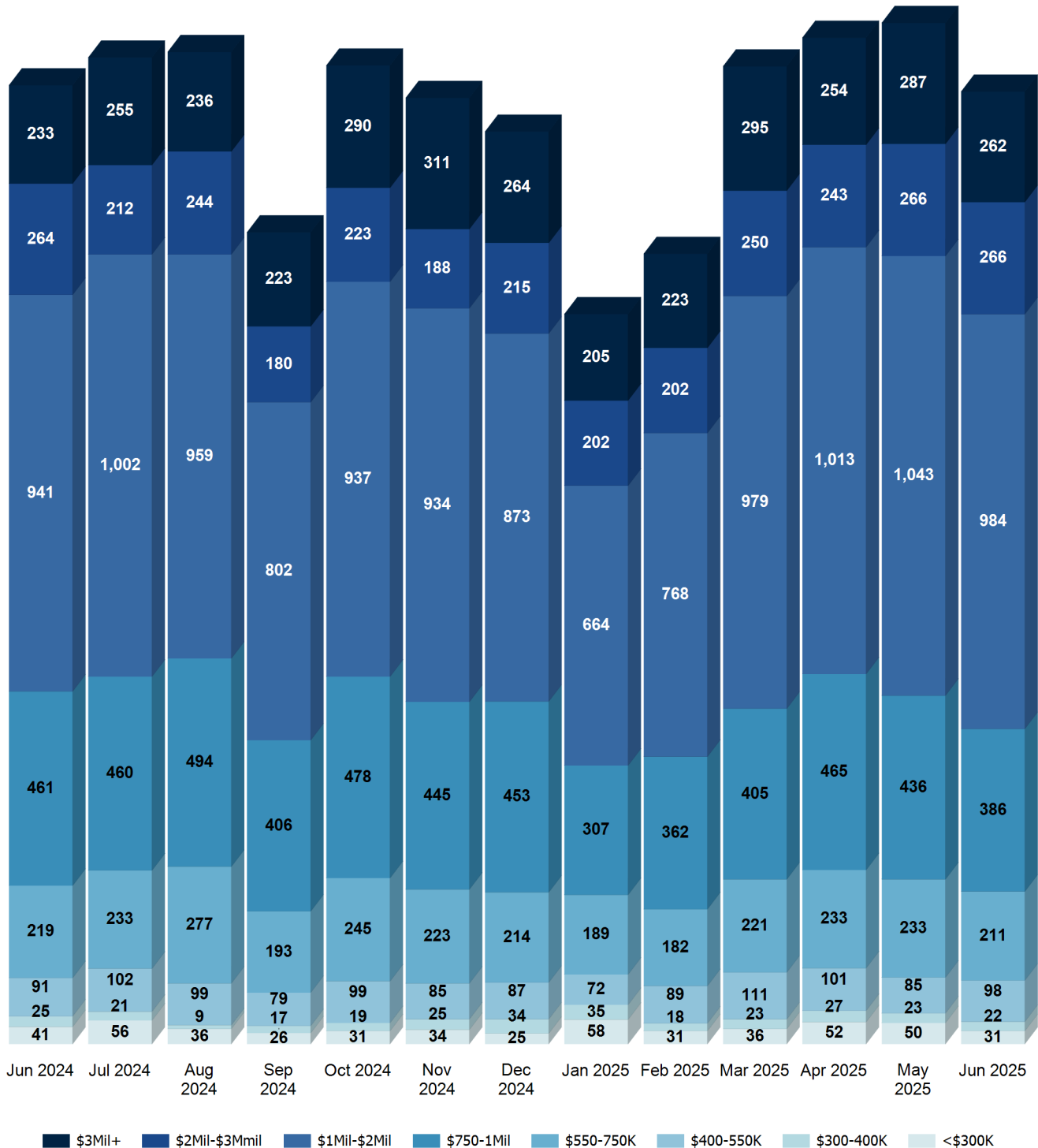
Condo % Change



JUNE 2025



SALES VALUE RANGES



JUNE 2025



		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
ALISO VIEJO	92656	8	\$1,367	-10.88%	\$742	34	\$865	9.00%
ANAHEIM	92801	9	\$865	1.42%	\$703	6	\$747	9.88%
ANAHEIM	92802	4	\$975	-5.77%	\$668	0	\$0	40.82%
ANAHEIM	92804	22	\$953	2.81%	\$636	3	\$720	-29.17%
ANAHEIM	92805	12	\$880	15.06%	\$594	20	\$943	-2.75%
ANAHEIM	92806	10	\$1,010	12.61%	\$593	4	\$703	400.00%
ANAHEIM	92807	23	\$1,425	-5.31%	\$609	7	\$690	27.66%
ANAHEIM	92808	10	\$1,508	12.15%	\$628	6	\$795	14.77%
ANAHEIM TOTAL		90	\$1,088	4.71%	\$633	46	\$766	65.89%
BREA	92821	28	\$1,173	34.93%	\$588	4	\$1,405	105.00%
BREA	92823	1	\$1,770	12.50%	\$544	1	\$1,530	5.88%
BREA TOTAL		29	\$1,471	23.71%	\$566	5	\$1,468	55.44%
BUENA PARK	90620	18	\$927	26.20%	\$589	0	\$0	-20.00%
BUENA PARK	90621	7	\$675	9.35%	\$577	4	\$873	-43.28%
BUENA PARK	90623	1	\$785	0.00%	\$625	0	\$0	0.00%
BUENA PARK TOTAL		26	\$796	17.78%	\$597	4	\$873	-31.64%
CORONA DEL MAR	92625	17	\$4,825	10.00%	\$2,396	4	\$3,225	-7.04%
COSTA MESA	92626	25	\$1,635	1.30%	\$864	3	\$1,450	-31.11%
COSTA MESA	92627	26	\$1,473	21.37%	\$984	10	\$1,023	4.95%
COSTA MESA TOTAL		51	\$1,554	11.33%	\$924	13	\$1,236	-13.08%
COTO DE CAZA	92679	18	\$2,630	-6.25%	\$681	2	\$921	21.43%
CYPRESS	90630	19	\$1,100	4.91%	\$563	5	\$799	17.31%
DANA POINT	92624	9	\$1,700	46.03%	\$799	2	\$1,205	58.33%
DANA POINT	92629	25	\$2,343	0.82%	\$1,563	17	\$1,050	23.44%
DANA POINT TOTAL		34	\$2,021	23.42%	\$1,181	19	\$1,128	40.89%
FOOTHILL RANCH	92610	5	\$1,300	3.92%	\$632	6	\$680	-2.27%
FOUNTAIN VALLEY	92708	31	\$1,380	-4.44%	\$669	7	\$570	-29.51%
FULLERTON	92831	14	\$1,050	-4.40%	\$609	5	\$510	-26.56%
FULLERTON	92832	9	\$1,025	12.90%	\$669	3	\$220	12.50%
FULLERTON	92833	25	\$1,050	7.75%	\$652	2	\$935	-10.14%
FULLERTON	92835	19	\$1,700	3.81%	\$594	6	\$518	34.09%
FULLERTON TOTAL		67	\$1,206	5.02%	\$631	16	\$546	2.47%
GARDEN GROVE	92840	11	\$1,050	-4.17%	\$645	7	\$500	10.71%

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GARDEN GROVE	92841	11	\$1,000	13.85%	\$595	0	\$0	68.75%
GARDEN GROVE	92843	12	\$965	3.45%	\$728	0	\$0	26.32%
GARDEN GROVE	92844	5	\$745	4.41%	\$663	1	\$590	64.71%
GARDEN GROVE	92845	17	\$1,080	7.41%	\$679	1	\$723	7.14%
GARDEN GROVE TOTAL		56	\$968	4.99%	\$662	9	\$604	35.53%
HUNTINGTON BEACH	92646	41	\$1,470	-1.88%	\$832	7	\$675	-14.04%
HUNTINGTON BEACH	92647	26	\$1,350	-6.83%	\$713	2	\$668	-28.99%
HUNTINGTON BEACH	92648	18	\$1,915	-1.40%	\$817	9	\$880	-5.83%
HUNTINGTON BEACH	92649	15	\$1,580	-6.51%	\$952	10	\$729	-2.78%
HUNTINGTON BEACH TOTAL		100	\$1,579	-4.16%	\$828	28	\$738	-12.91%
IRVINE	92602	12	\$3,360	-35.36%	\$1,060	9	\$1,560	5.26%
IRVINE	92603	7	\$6,370	-17.70%	\$1,319	5	\$1,780	0.00%
IRVINE	92604	6	\$1,463	-12.90%	\$929	7	\$1,255	6.90%
IRVINE	92606	3	\$1,850	-9.68%	\$800	1	\$1,260	-23.81%
IRVINE	92612	5	\$1,115	-22.35%	\$913	8	\$1,225	-30.28%
IRVINE	92614	4	\$2,000	-37.14%	\$910	12	\$1,007	-3.11%
IRVINE	92617	3	\$341	-24.24%	\$277	0	\$0	0.00%
IRVINE	92618	8	\$2,610	-33.51%	\$876	66	\$1,600	-4.38%
IRVINE	92620	17	\$2,205	-17.41%	\$824	19	\$1,350	-17.32%
IRVINE TOTAL		65	\$2,368	-23.37%	\$879	127	\$1,380	-9.53%
LA HABRA	90631	22	\$1,040	3.70%	\$637	9	\$495	-6.72%
LA HABRA HEIGHTS	90631	0	\$1,871	-50.00%	\$0	1	\$659	0.00%
LA PALMA	90623	12	\$1,080	8.42%	\$558	1	\$428	-33.33%
LADERA RANCH	92694	0	\$0	-66.67%	\$0	3	\$790	-11.76%
LAGUNA BEACH	92651	25	\$3,075	3.51%	\$2,126	3	\$1,580	-2.94%
LAGUNA HILLS	92653	10	\$1,220	2.35%	\$776	12	\$625	18.60%
LAGUNA HILLS	92656	0	\$0	250.00%	\$0	3	\$599	12.00%
LAGUNA HILLS TOTAL		10	\$1,220	126.18%	\$776	15	\$612	15.30%
LAGUNA NIGUEL	92677	42	\$1,823	-3.31%	\$828	31	\$826	-11.71%
LAGUNA WOODS	92637	0	\$0	0.00%	\$0	34	\$448	-5.36%
LAKE FOREST	92610	1	\$2,000	-31.25%	\$550	0	\$0	-65.00%
LAKE FOREST	92630	33	\$1,300	6.60%	\$722	15	\$600	-31.44%
LAKE FOREST	92679	0	\$0	0.00%	\$0	2	\$868	0.00%
LAKE FOREST TOTAL		34	\$1,650	-12.32%	\$636	17	\$734	-48.22%
LOS ALAMITOS	90720	13	\$1,550	-8.09%	\$817	1	\$1,250	-15.79%
MIDWAY CITY	92655	2	\$556	-10.00%	\$479	0	\$0	-33.33%
MISSION VIEJO	92691	33	\$1,375	13.45%	\$640	8	\$600	11.76%
MISSION VIEJO	92692	40	\$1,285	3.98%	\$673	10	\$916	5.52%

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MISSION VIEJO	92694	15	\$1,650	-13.58%	\$758	13	\$830	-34.83%
MISSION VIEJO TOTAL		88	\$1,437	1.28%	\$690	31	\$782	-5.85%
NEWPORT BEACH	92660	22	\$2,950	13.09%	\$1,676	15	\$1,580	20.83%
NEWPORT BEACH	92661	7	\$6,550	20.00%	\$2,672	0	\$0	133.33%
NEWPORT BEACH	92662	3	\$7,000	-11.54%	\$4,287	0	\$0	0.00%
NEWPORT BEACH	92663	24	\$4,600	-0.72%	\$2,375	10	\$1,587	-1.08%
NEWPORT BEACH TOTAL		56	\$5,275	5.21%	\$2,753	25	\$1,584	51.03%
NEWPORT COAST	92657	4	\$5,313	13.85%	\$1,771	5	\$1,650	-15.56%
ORANGE	92865	17	\$1,140	-1.77%	\$737	2	\$665	-13.51%
ORANGE	92866	6	\$1,418	0.00%	\$791	0	\$0	-6.67%
ORANGE	92867	21	\$1,200	3.35%	\$679	2	\$983	25.00%
ORANGE	92868	7	\$850	1.32%	\$635	3	\$553	-21.43%
ORANGE	92869	20	\$1,358	6.85%	\$647	8	\$705	-3.74%
ORANGE TOTAL		71	\$1,193	2.44%	\$698	15	\$726	-4.07%
PLACENTIA	92870	23	\$1,160	-1.53%	\$611	8	\$974	-29.06%
RANCHO MISSION VIEJO	92694	12	\$1,550	-20.63%	\$745	11	\$810	-33.10%
RANCHO SANTA MARGARITA	92688	19	\$1,400	6.42%	\$659	25	\$725	5.90%
SAN CLEMENTE	92672	33	\$1,725	16.30%	\$998	2	\$1,138	0.00%
SAN CLEMENTE	92673	22	\$1,683	3.77%	\$764	6	\$962	8.06%
SAN CLEMENTE TOTAL		55	\$1,704	10.04%	\$881	8	\$1,050	8.06%
SAN JUAN CAPISTRANO	92675	21	\$2,275	-13.37%	\$928	8	\$1,241	-52.36%
SANTA ANA	92701	3	\$860	-4.00%	\$782	7	\$390	-0.87%
SANTA ANA	92703	12	\$838	13.39%	\$627	5	\$600	-8.11%
SANTA ANA	92704	15	\$905	3.70%	\$594	9	\$495	-13.45%
SANTA ANA	92705	24	\$2,050	3.24%	\$971	5	\$903	-74.34%
SANTA ANA	92706	10	\$1,071	-8.90%	\$780	2	\$514	8.33%
SANTA ANA	92707	13	\$860	-1.87%	\$734	5	\$570	8.97%
SANTA ANA TOTAL		77	\$1,097	0.93%	\$748	33	\$579	-13.24%
SEAL BEACH	90740	9	\$1,425	1.77%	\$816	3	\$420	53.33%
SILVERADO	92676	2	\$1,360	-20.93%	\$460	0	\$0	-40.91%
STANTON	90680	7	\$732	25.58%	\$671	6	\$628	-16.22%
SUNSET BEACH	90742	1	\$3,600	-12.50%	\$3,243	0	\$0	-25.00%
TRABUCO CANYON	92679	14	\$1,670	-3.02%	\$609	3	\$640	21.88%
TUSTIN	92780	18	\$1,200	-0.41%	\$685	8	\$681	27.03%
TUSTIN	92782	10	\$1,550	14.29%	\$706	13	\$999	-45.00%
TUSTIN TOTAL		28	\$1,375	6.94%	\$696	21	\$840	-8.99%
VILLA PARK	92861	4	\$1,938	15.87%	\$594	0	\$0	0.00%

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COMMUNITY NAME	ZIP CODE	SALES	MEDIAN PRICE (\$1,000)	PRICE % CHG YOY	MEDIAN \$/ Sq. Ft.	SALES	MEDIAN PRICE (\$1,000)	PRICE % CHG YOY
WESTMINSTER	92683	21	\$1,100	1.80%	\$704	2	\$758	60.00%
YORBA LINDA	92886	32	\$1,602	4.93%	\$651	7	\$970	-7.41%
YORBA LINDA	92887	8	\$1,445	-7.73%	\$616	25	\$2,925	186.54%
YORBA LINDA TOTAL		40	\$1,524	-1.40%	\$633	32	\$1,948	89.57%