

Local Market Update – October 2022

Report provided by Orange County REALTORS®



Dana Point

CALL PATRICK 714.401.0893
Patrick@TheSchwierGroup.com
SchwierGroupRealEstate.com

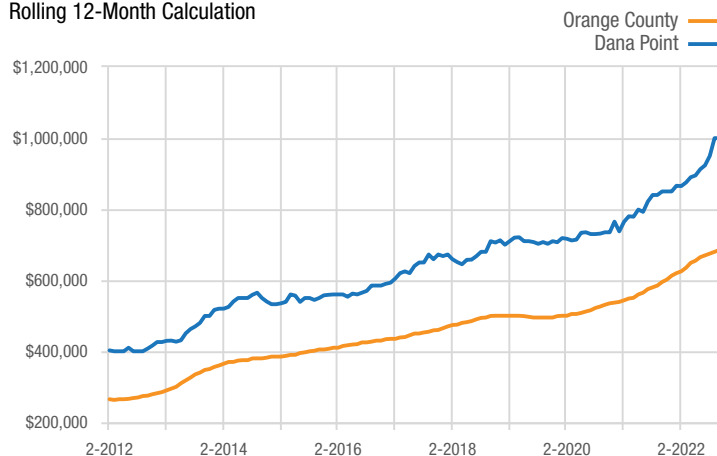
Attached	October			Year to Date		
Key Metrics	2021	2022	% Change	Thru 10-2021	Thru 10-2022	% Change
New Listings	14	22	+ 57.1%	231	208	- 10.0%
Pending Sales	17	7	- 58.8%	229	154	- 32.8%
Closed Sales	15	10	- 33.3%	232	166	- 28.4%
Days on Market Until Sale	11	30	+ 172.7%	28	18	- 35.7%
Median Sales Price*	\$980,000	\$695,000	- 29.1%	\$849,500	\$1,047,000	+ 23.2%
Average Sales Price*	\$1,140,600	\$823,700	- 27.8%	\$967,507	\$1,253,949	+ 29.6%
Percent of Original List Price Received*	103.3%	95.3%	- 7.7%	101.0%	101.4%	+ 0.4%
Percent of List Price Received*	102.6%	98.5%	- 4.0%	101.3%	102.0%	+ 0.7%
Inventory of Homes for Sale	15	34	+ 126.7%	—	—	—
Months Supply of Inventory	0.7	2.3	+ 228.6%	—	—	—

Detached	October			Year to Date		
Key Metrics	2021	2022	% Change	Thru 10-2021	Thru 10-2022	% Change
New Listings	37	15	- 59.5%	402	279	- 30.6%
Pending Sales	33	3	- 90.9%	370	191	- 48.4%
Closed Sales	24	15	- 37.5%	370	207	- 44.1%
Days on Market Until Sale	42	57	+ 35.7%	42	28	- 33.3%
Median Sales Price*	\$2,100,000	\$1,935,000	- 7.9%	\$1,787,500	\$2,035,000	+ 13.8%
Average Sales Price*	\$4,496,500	\$2,149,367	- 52.2%	\$2,897,909	\$3,101,429	+ 7.0%
Percent of Original List Price Received*	94.4%	92.7%	- 1.8%	99.4%	101.1%	+ 1.7%
Percent of List Price Received*	96.0%	95.6%	- 0.4%	99.9%	101.0%	+ 1.1%
Inventory of Homes for Sale	59	54	- 8.5%	—	—	—
Months Supply of Inventory	1.6	2.6	+ 62.5%	—	—	—

* 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.

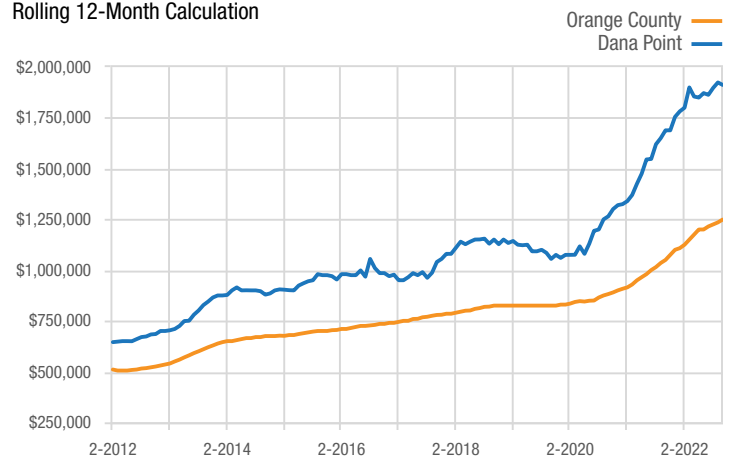
Median Sales Price - Attached

Rolling 12-Month Calculation



Median Sales Price - Detached

Rolling 12-Month Calculation



Whats happening weekly in your community?: PatrickHousingInventory.com