

# Local Market Update – February 2022

Report provided by Orange County REALTORS®



## Garden Grove

CALL PATRICK 714.401.0893  
Patrick@TheSchwierGroup.com  
SchwierGroupRealEstate.com

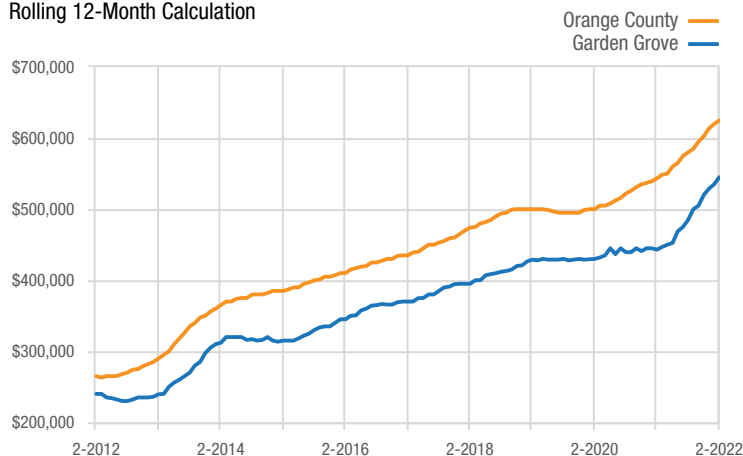
Attached	February			Year to Date		
Key Metrics	2021	2022	% Change	Thru 2-2021	Thru 2-2022	% Change
New Listings	31	20	- 35.5%	65	53	- 18.5%
Pending Sales	28	11	- 60.7%	53	33	- 37.7%
Closed Sales	24	23	- 4.2%	41	42	+ 2.4%
Days on Market Until Sale	23	14	- 39.1%	19	14	- 26.3%
Median Sales Price*	\$440,000	<b>\$625,000</b>	+ 42.0%	\$440,000	<b>\$587,500</b>	+ 33.5%
Average Sales Price*	\$472,208	<b>\$631,000</b>	+ 33.6%	\$481,720	<b>\$616,843</b>	+ 28.1%
Percent of Original List Price Received*	101.1%	<b>103.6%</b>	+ 2.5%	100.7%	<b>104.0%</b>	+ 3.3%
Percent of List Price Received*	101.5%	<b>103.8%</b>	+ 2.3%	101.0%	<b>103.9%</b>	+ 2.9%
Inventory of Homes for Sale	27	19	- 29.6%	—	—	—
Months Supply of Inventory	1.0	0.8	- 20.0%	—	—	—

Detached	February			Year to Date		
Key Metrics	2021	2022	% Change	Thru 2-2021	Thru 2-2022	% Change
New Listings	49	50	+ 2.0%	97	85	- 12.4%
Pending Sales	36	29	- 19.4%	74	61	- 17.6%
Closed Sales	31	30	- 3.2%	57	55	- 3.5%
Days on Market Until Sale	16	15	- 6.3%	13	14	+ 7.7%
Median Sales Price*	\$780,000	<b>\$940,000</b>	+ 20.5%	\$769,000	<b>\$910,000</b>	+ 18.3%
Average Sales Price*	\$781,948	<b>\$969,033</b>	+ 23.9%	\$773,249	<b>\$938,209</b>	+ 21.3%
Percent of Original List Price Received*	102.8%	<b>109.6%</b>	+ 6.6%	102.6%	<b>108.0%</b>	+ 5.3%
Percent of List Price Received*	103.0%	<b>108.1%</b>	+ 5.0%	102.7%	<b>107.3%</b>	+ 4.5%
Inventory of Homes for Sale	55	40	- 27.3%	—	—	—
Months Supply of Inventory	1.2	0.8	- 33.3%	—	—	—

\* 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.

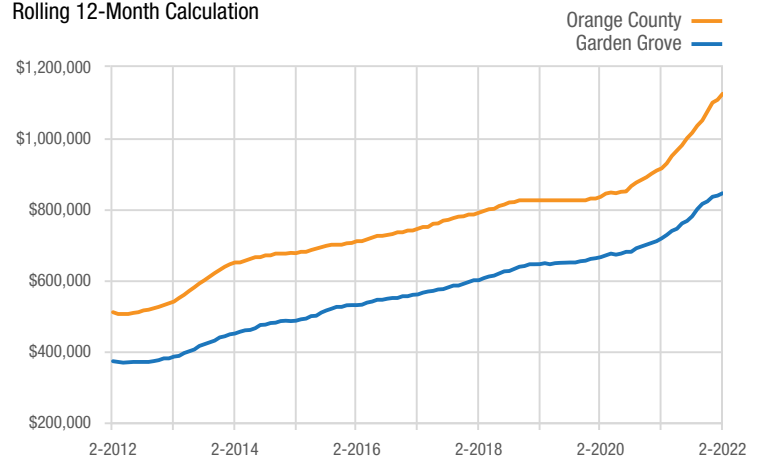
### Median Sales Price - Attached

Rolling 12-Month Calculation



### Median Sales Price - Detached

Rolling 12-Month Calculation



For all things Real Estate check out: [PatricksRealEstateBlog.com](https://www.patricksrealestateblog.com)