



**JOSHUA TREE GATEWAY  
ASSOCIATION OF REALTORS®**

# **MORONGO BASIN MARKET WATCH**

**REAL ESTATE SALES STATISTICS**

**JUNE 2019**

Compiled by Joshua Tree Gateway Association of REALTORS®

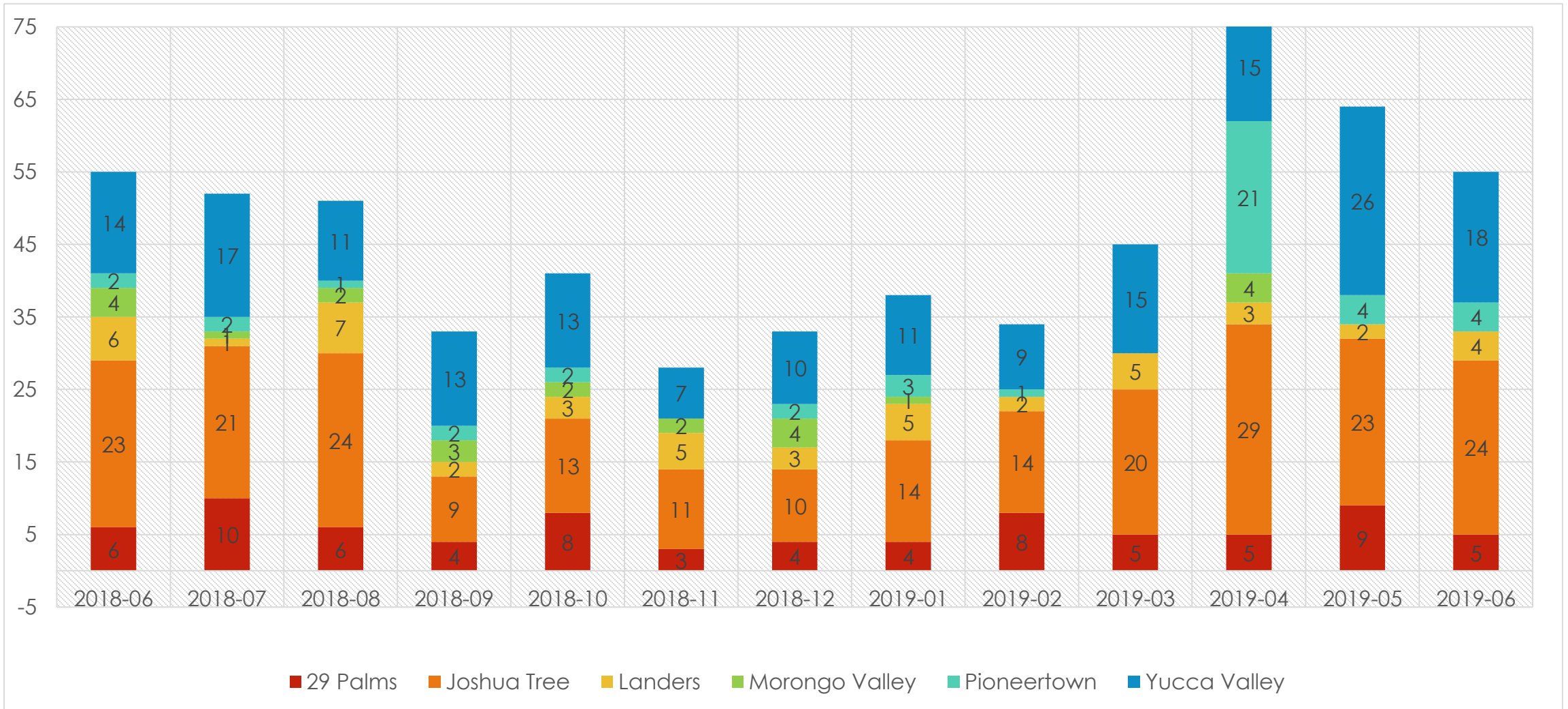
# CLOSED SALES BY PROPERTY TYPE

JUNE 2019



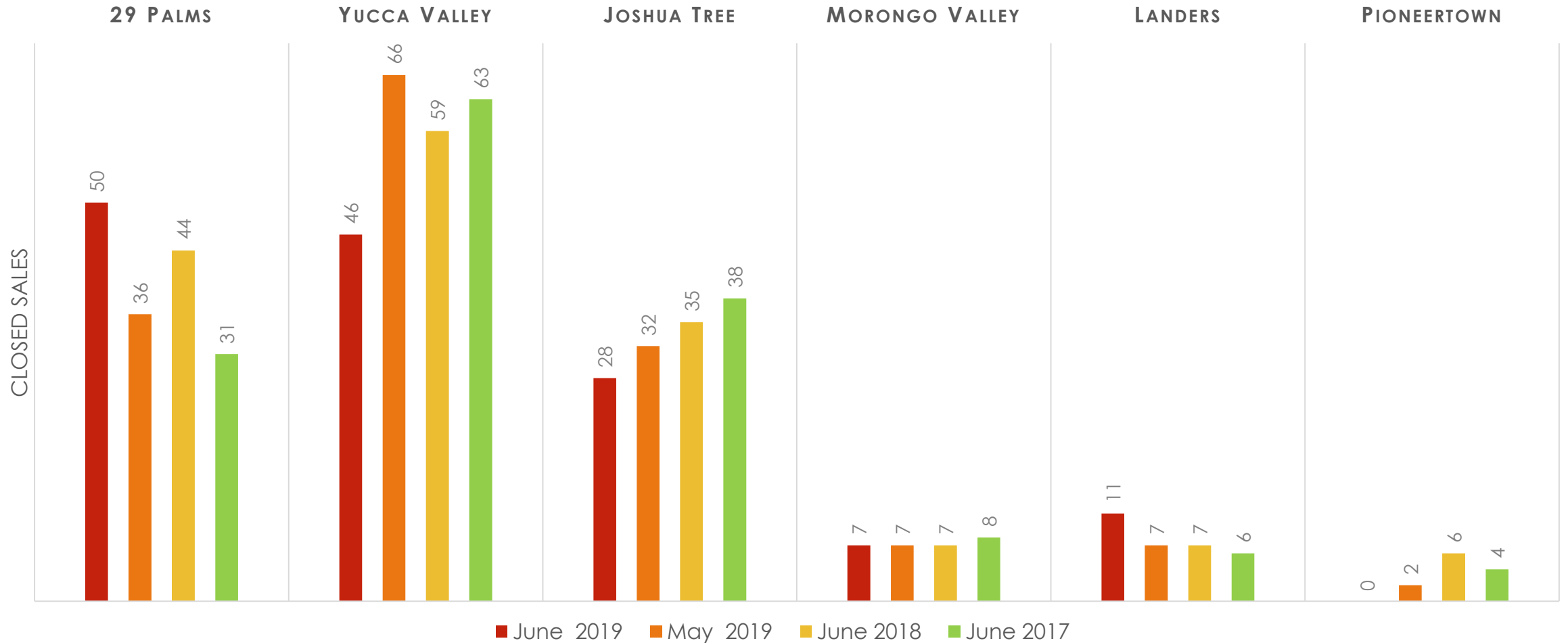
# MORONGO BASIN LAND SALES

## JUNE 2019



# RESIDENTIAL CLOSED SALES BY CITY

JUNE 2019



# RESIDENTIAL MEDIAN SALES PRICE BY CITY

## JUNE 2019



29 PALMS

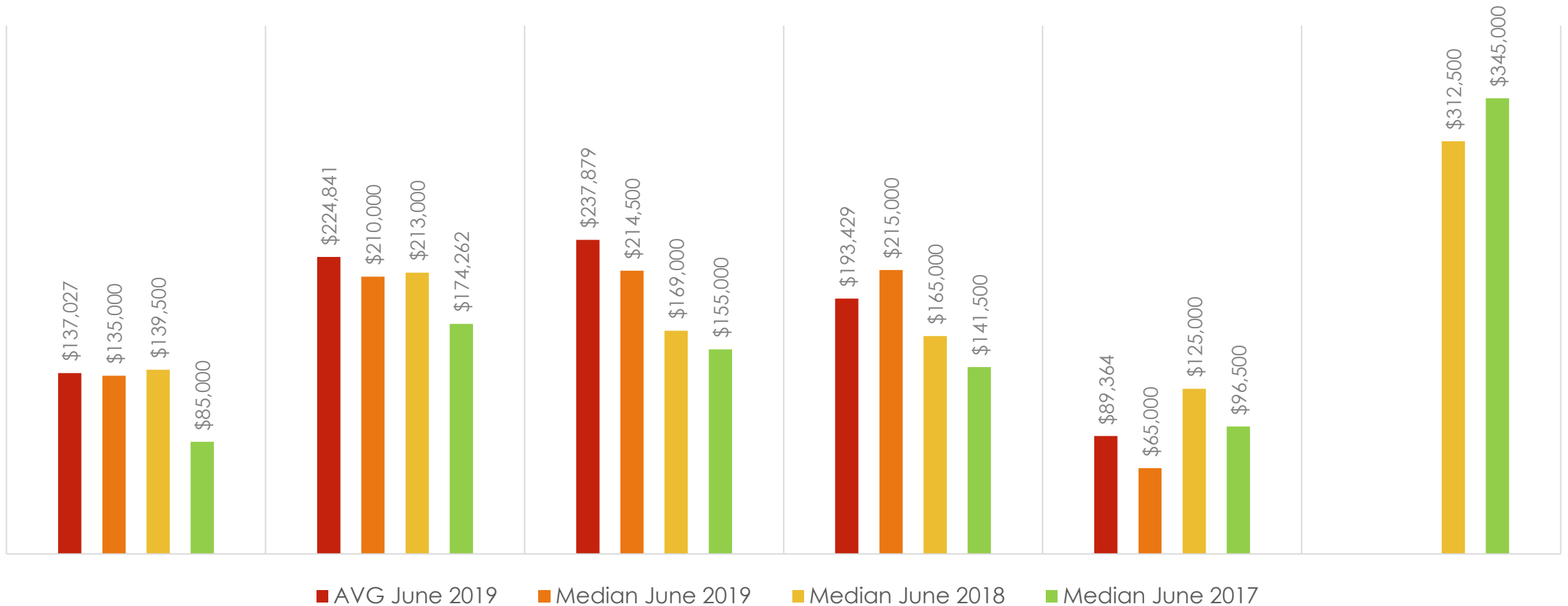
YUCCA VALLEY

JOSHUA TREE

MORONGO VALLEY

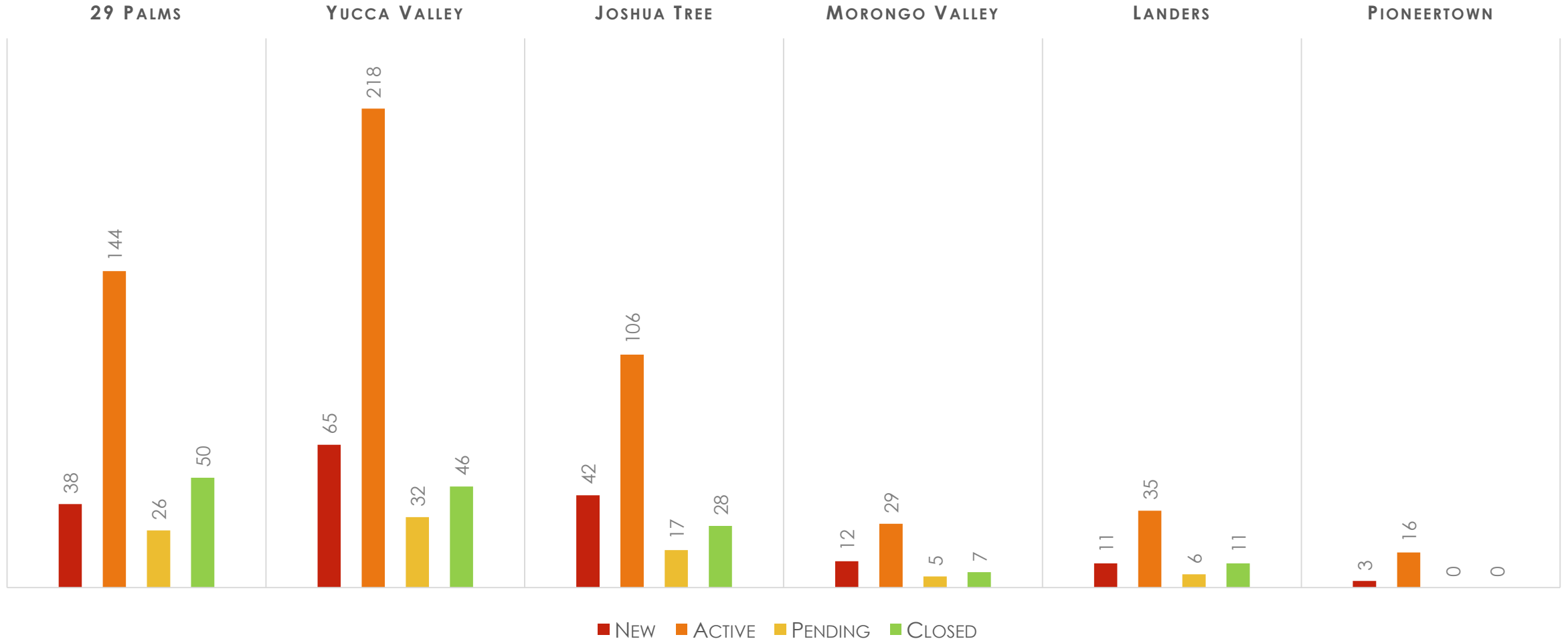
LANDERS

PIONEERTOWN



# RESIDENTIAL INVENTORY INFO BY CITY

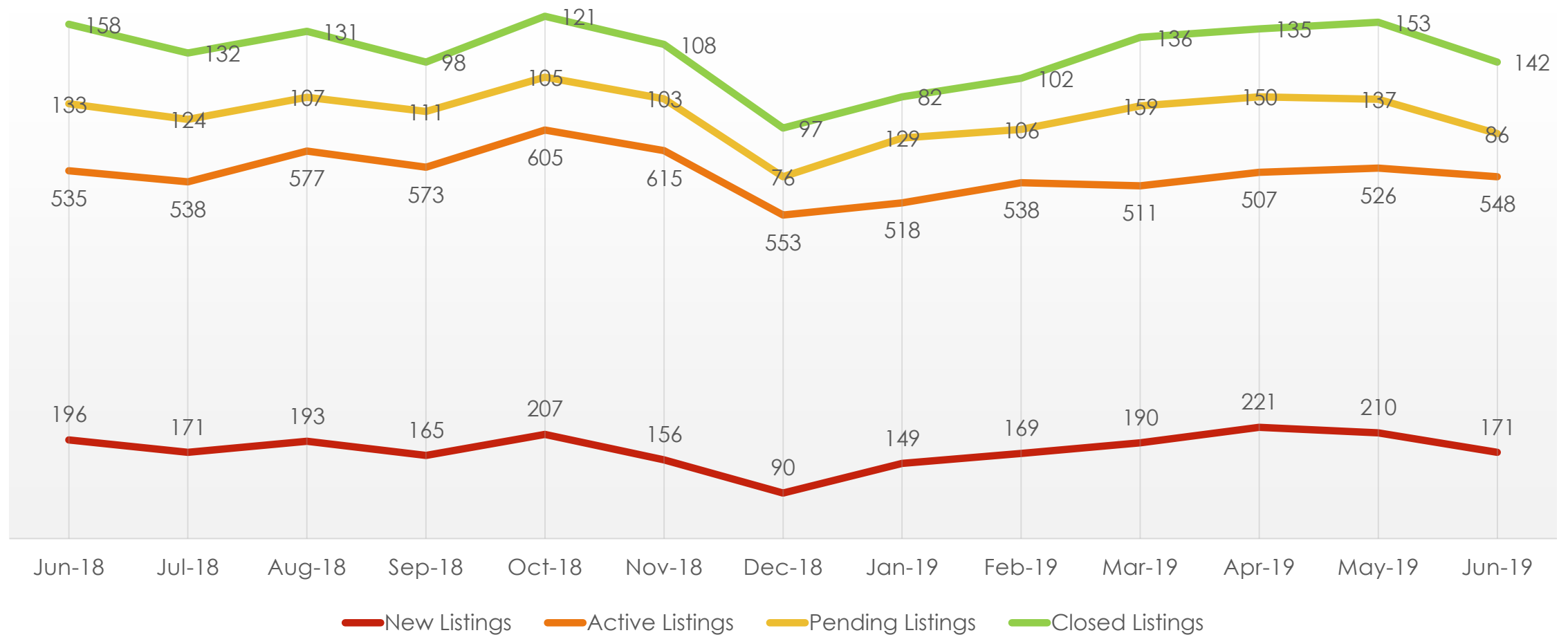
JUNE 2019





# RESIDENTIAL LISTING INVENTORY

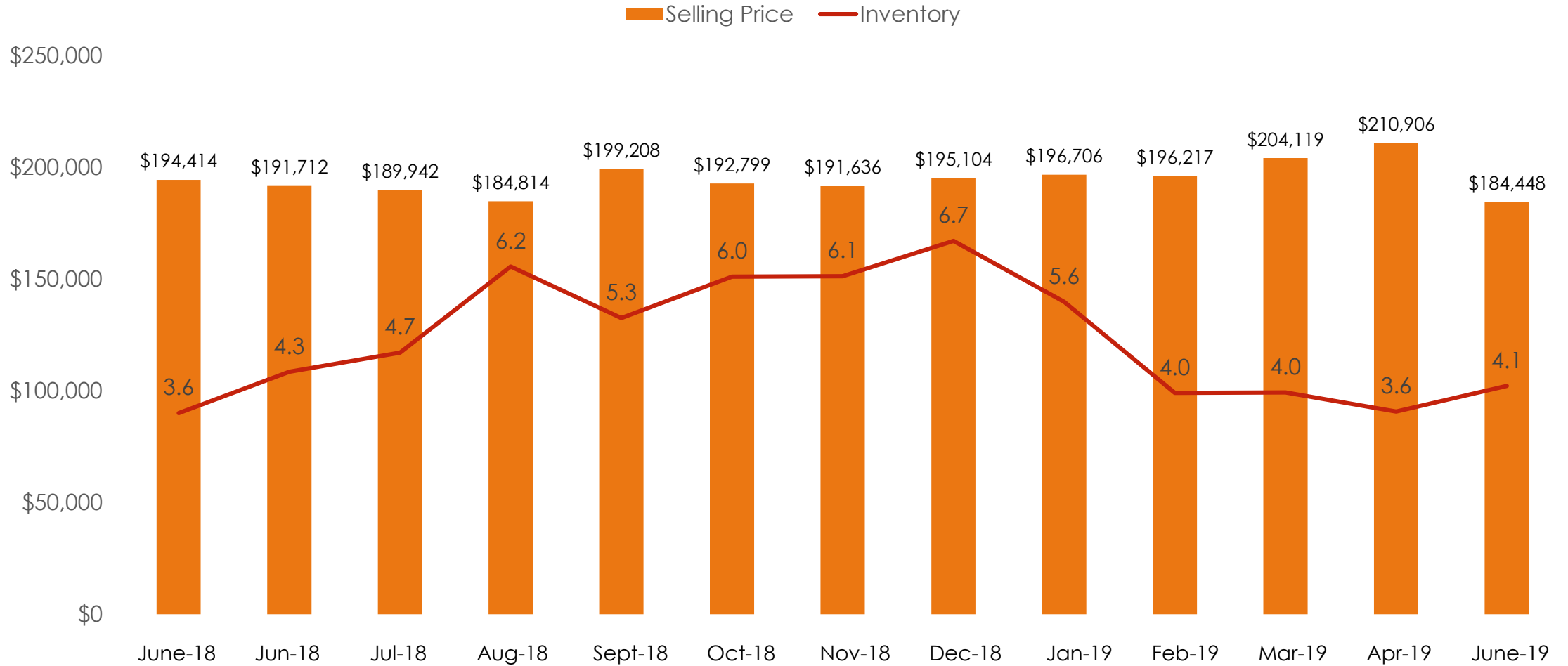
JUNE 2019



Inventory = Active +  
Divided by 3 month  
Average Sale Rate

# RESIDENTIAL DAYS ON MARKET

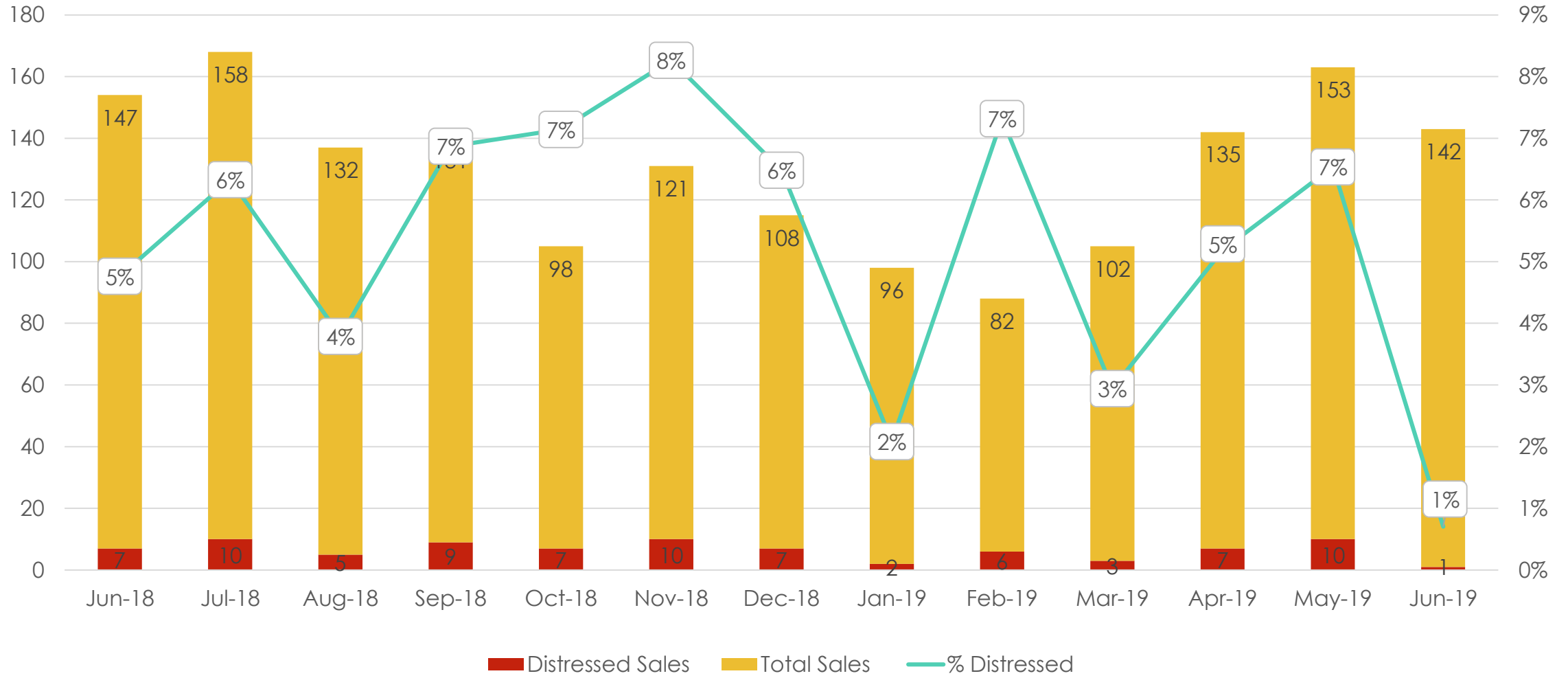
## AVG SELLING PRICE VS. INVENTORY IN MONTHS SUPPLY





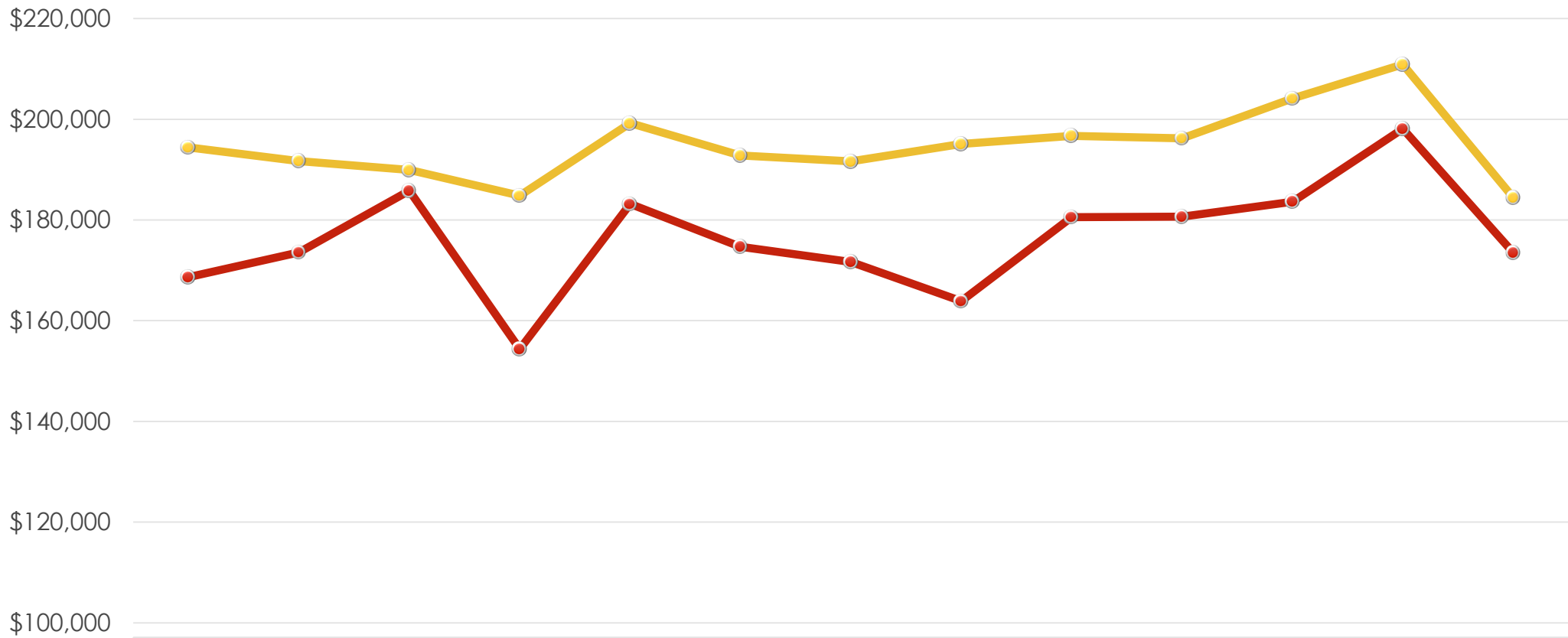
# DISTRESSED SALES VS. TOTAL SALES

## LAST 12 MONTHS, JUNE 2019



# MEDIAN RESIDENTIAL PRICE

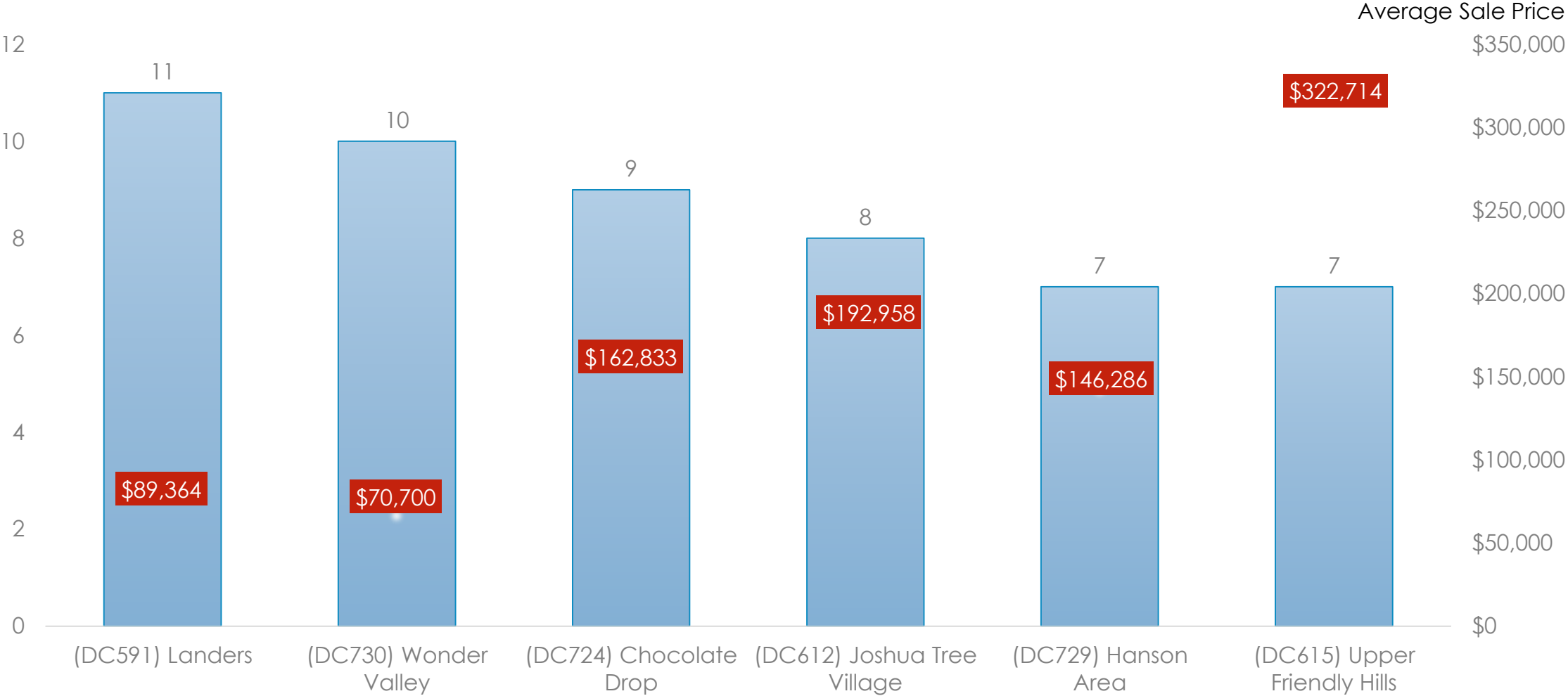
JUNE 2018- JUNE 2019



	Jun-18	Jul-18	Aug-18	Sep-18	Oct-18	Nov-18	Dec-18	Jan-19	Feb-19	Mar-19	Apr-19	May-19	Jun-19
Median Sale Price	\$168,671	\$173,561	\$185,824	\$154,362	\$183,166	\$174,681	\$171,672	\$163,878	\$180,565	\$180,662	\$183,633	\$198,121	\$173,493
Average Sale Price	\$194,414	\$191,712	\$189,942	\$184,814	\$199,208	\$192,799	\$191,636	\$195,104	\$196,706	\$196,217	\$204,119	\$210,906	\$184,448

# RESIDENTIAL SALES BY MAP AREA

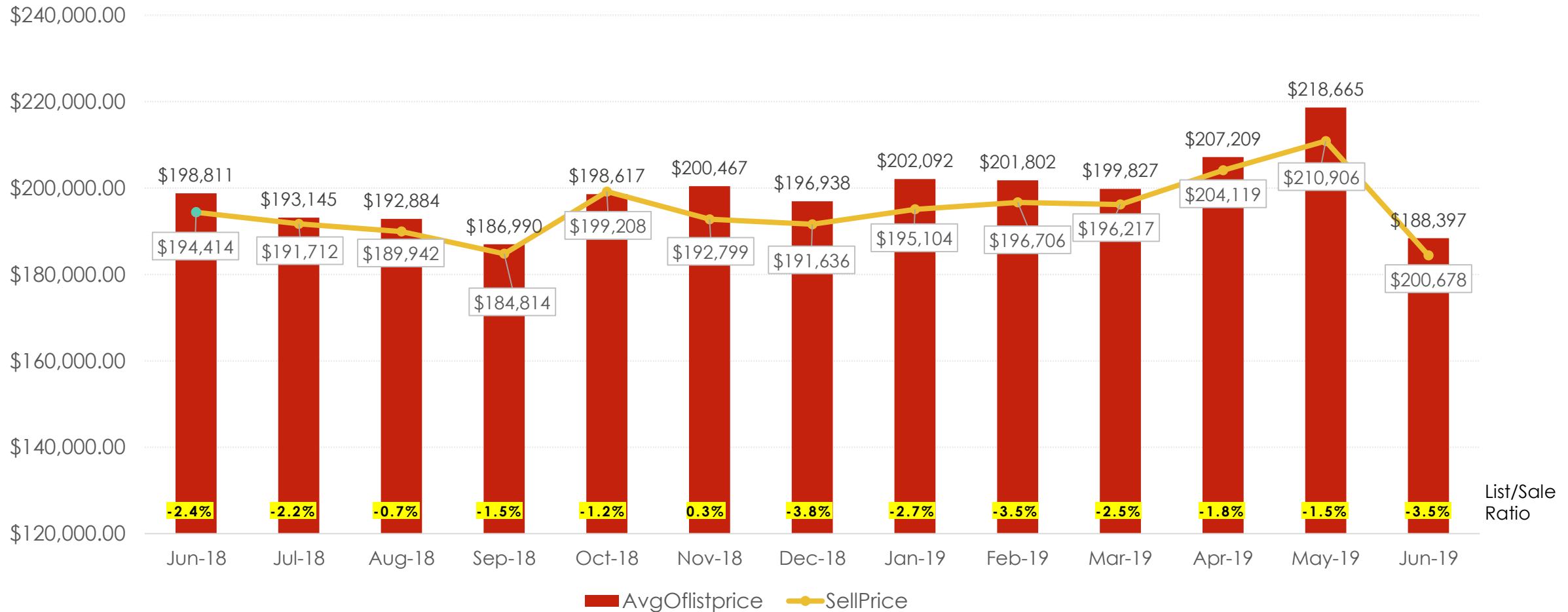
JUNE 2019



# RESIDENTIAL LIST PRICE VS. SOLD PRICE (AVERAGE)

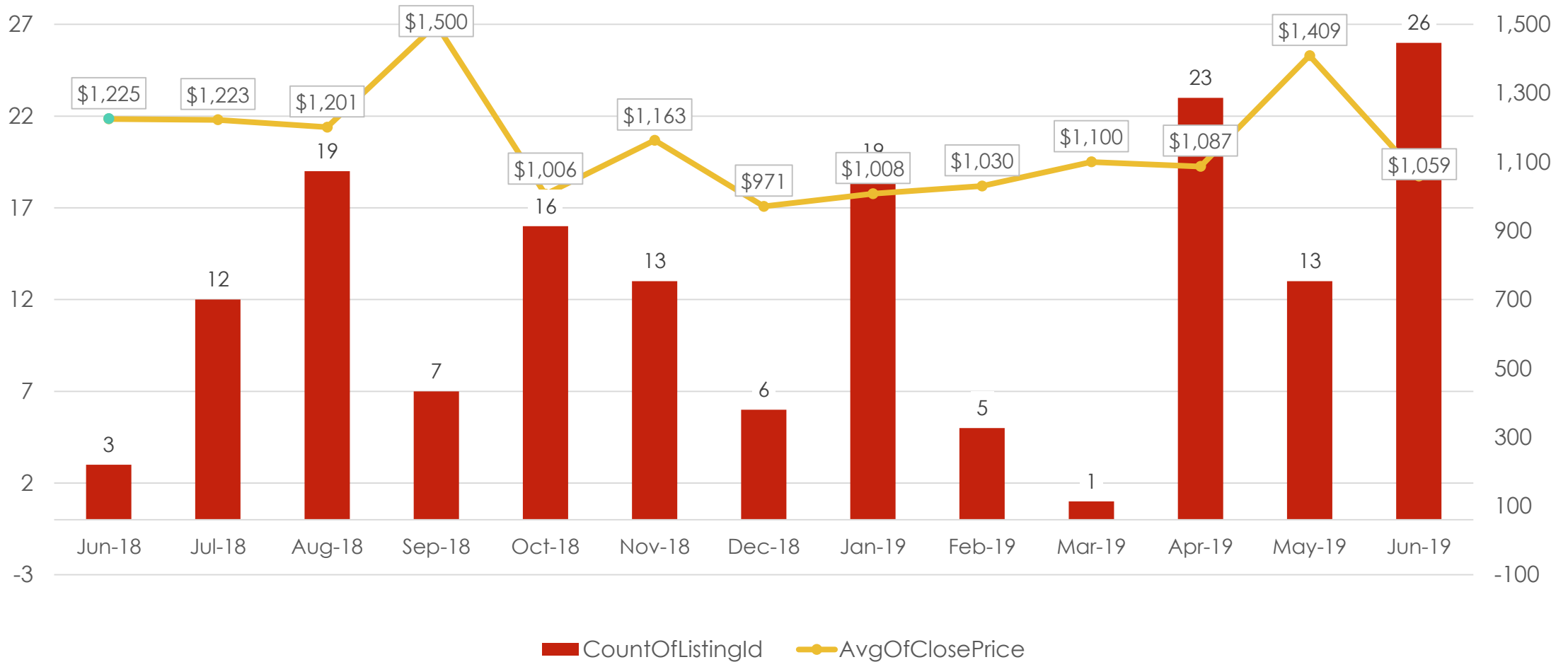


JUNE 2018 – JUNE 2019



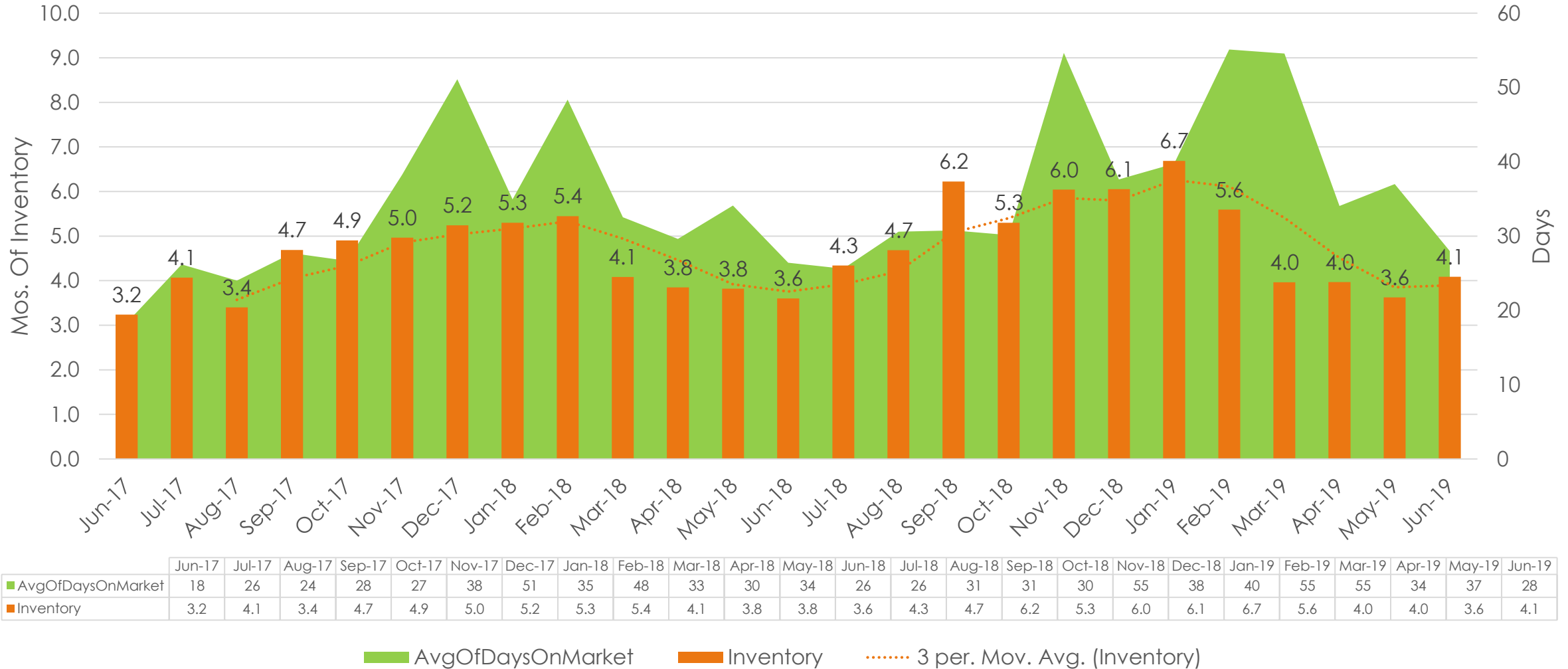
# LEASE LISTING COUNT & LEASED PRICE

JUNE 2018– JUNE 2019



# RESIDENTIAL DAYS ON MARKET VS. INVENTORY

## 2 YEAR PERIOD, 2017 TO JUNE 2019







# MORONGO BASIN AREA

DISTRIBUTION OF LISTINGS BY LISTING AGENT'S AOR

DATA: SALES CLOSED JUNE 2019

	Comm	Land	Manu	Resi	Rinc	Rlse	Total	% Sales
Arcadia				1			1	0.4%
Beverly Hills/Greater LA				2			2	0.9%
California Desert		2		3			5	2.2%
Citrus Valley	1			5			6	2.7%
East Valley		9					9	4.0%
Inland Valleys		3		1			4	1.8%
<b>Joshua Tree Gateway</b>	<b>1</b>	<b>29</b>	<b>2</b>	<b>108</b>	<b>1</b>	<b>23</b>	<b>164</b>	<b>72.9%</b>
Newport		3					3	1.3%
Orange County				1			1	0.4%
Pacific West				3		1	4	1.8%
Palm Springs		3		13			16	7.1%
Pasadena-Foothills				1			1	0.4%
San Diego		1					1	0.4%
Southland				1			1	0.4%
Southwest Riverside County		1		2		2	5	2.2%
The Inland Gateway				1			1	0.4%
Tri-Counties		1					1	0.4%
<b>Total</b>	<b>2</b>	<b>52</b>	<b>2</b>	<b>142</b>	<b>1</b>	<b>26</b>	<b>225</b>	

THANK YOU FOR WATCHING!



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