

MARCH 2010 MARKET UPDATE | ORANGE COUNTY

City	ZIP	NOD	NTS	REO	Single Family Homes			Condominiums			SFR
					Sales	Price Median SFR 10	Price % Chg from 09	Sales	Price Median Condos 10	Price % Change from 09	Median Home Price / Sq. Ft.
Countywide	ALL	1959	1844	257	1,668	\$515,000	19.4%	855	\$300,000	19.0%	\$291
Aliso Viejo	92656	51	54	7	15	\$585,000	12.5%	58	\$360,000	9.9%	\$216
Anaheim	92801	24	27	4	29	\$339,000	17.1%	10	\$260,000	110.1%	\$265
Anaheim	92802	24	15	2	8	\$341,000	-0.4%	1	\$276,000	15.0%	\$202
Anaheim	92804	52	45	6	42	\$350,000	7.7%	15	\$153,000	12.1%	\$229
Anaheim	92805	35	34	3	28	\$335,000	19.6%	5	\$270,000	100.0%	\$258
Anaheim	92806	18	21	2	14	\$395,000	-8.1%	1	\$200,000	-3.6%	\$233
Anaheim Hills	92807	26	22	3	29	\$525,000	10.5%	10	\$260,000	-41.6%	\$279
Anaheim Hills	92808	18	22	2	16	\$550,000	-8.3%	5	\$340,000	-4.2%	\$272
Balboa Island	92662	n/a	1	n/a	3	\$1,600,000	-5.9%	n/a	n/a	n/a	\$1,331
Brea	92821	27	19	1	31	\$458,000	-15.3%	3	\$295,000	-9.9%	\$268
Brea	92823	2	n/a	n/a	5	\$587,000	6.7%	n/a	n/a	n/a	\$407
Buena Park	90620	26	30	4	27	\$385,000	11.6%	1	\$275,000	n/a	\$319
Buena Park	90621	16	19	2	20	\$395,000	21.6%	5	\$390,000	44.4%	\$252
Capistrano Beach	92624	4	7	2	3	\$586,000	21.6%	1	\$499,000	n/a	\$355
Corona del Mar	92625	4	4	n/a	21	\$1,350,000	-53.5%	8	\$900,000	7.1%	\$918
Costa Mesa	92626	33	14	2	25	\$528,000	6.0%	7	\$329,000	-4.8%	\$340
Costa Mesa	92627	32	26	4	27	\$520,000	23.8%	6	\$372,000	22.2%	\$395
Cypress	90630	20	15	n/a	28	\$500,000	9.9%	6	\$329,000	11.4%	\$312
Dana Point	92629	21	21	2	20	\$815,000	41.7%	16	\$410,000	-4.7%	\$462
Foothill Ranch	92610	15	12	4	10	\$514,000	-10.5%	8	\$259,000	3.5%	\$319
Fountain Valley	92708	23	25	3	36	\$585,000	7.3%	8	\$242,000	10.1%	\$312
Fullerton	92831	11	14	1	18	\$495,000	-3.0%	9	\$290,000	30.3%	\$287
Fullerton	92832	12	16	n/a	12	\$315,000	3.3%	2	\$235,000	32.8%	\$294
Fullerton	92833	41	39	2	35	\$469,000	31.2%	10	\$307,000	8.9%	\$286
Fullerton	92835	19	12	2	14	\$714,000	1.2%	9	\$226,000	-22.1%	\$299
Garden Grove	92840	23	29	4	30	\$363,000	4.3%	12	\$215,000	19.4%	\$269
Garden Grove	92841	15	12	n/a	16	\$365,000	4.3%	1	\$216,000	2.9%	\$270
Garden Grove	92843	19	20	4	13	\$343,000	2.4%	3	\$147,000	-3.9%	\$292
Garden Grove	92844	11	17	4	10	\$320,000	-12.6%	8	\$215,000	-18.9%	\$214
Garden Grove	92845	6	7	n/a	10	\$463,000	-12.5%	1	\$320,000	59.2%	\$363
Huntington Beach	92646	33	30	2	36	\$630,000	17.8%	18	\$293,000	-16.1%	\$315
Huntington Beach	92647	21	17	2	12	\$528,000	-0.8%	4	\$255,000	0.8%	\$360
Huntington Beach	92648	29	29	3	23	\$950,000	15.6%	8	\$436,000	16.7%	\$375
Huntington Beach	92649	19	9	2	20	\$645,000	-21.1%	4	\$178,000	-65.8%	\$405
Irvine	92602	5	12	n/a	14	\$744,000	1.9%	12	\$524,000	0.8%	n/a
Irvine	92603	11	12	2	18	\$1,244,000	11.8%	16	\$541,000	5.2%	\$430
Irvine	92604	27	13	2	17	\$605,000	1.3%	19	\$418,000	27.6%	\$330
Irvine	92606	8	7	n/a	9	\$648,000	-2.6%	6	\$415,000	7.2%	\$331
Irvine	92612	20	18	3	11	\$495,000	-0.6%	19	\$370,000	-9.8%	\$329
Irvine	92614	10	5	n/a	7	\$747,000	3.0%	14	\$482,000	46.5%	\$360
Irvine	92618	17	6	1	5	\$931,000	25.2%	9	\$495,000	29.8%	n/a
Irvine	92620	23	15	1	30	\$740,000	8.3%	28	\$530,000	10.4%	\$338
La Habra	90631	37	52	13	42	\$369,000	6.8%	15	\$200,000	17.0%	\$273

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La Palma	90623	8	7	1	7	\$561,000	6.9%	n/a	n/a	n/a	\$266
Ladera Ranch	92694	41	38	13	29	\$738,000	13.8%	18	\$353,000	0.7%	n/a
Laguna Beach	92651	21	15	1	25	\$1,113,000	-2.6%	1	\$1,410,000	291.7%	\$976
Laguna Hills	92653	25	25	6	22	\$527,000	4.3%	13	\$240,000	-5.9%	\$293
Laguna Niguel	92677	72	49	7	50	\$708,000	-0.5%	44	\$324,000	14.5%	\$301
Laguna Woods	92637	16	9	6	n/a	n/a	n/a	24	\$188,000	-27.9%	n/a
Lake Forest	92630	51	62	12	26	\$513,000	19.2%	31	\$235,000	10.6%	\$288
Los Alamitos	90720	7	6	n/a	8	\$732,000	13.9%	3	\$407,000	0.7%	\$382
Midway City	92655	5	3	n/a	3	\$385,000	-3.8%	2	\$238,000	8.7%	\$383
Mission Viejo	92691	46	51	3	43	\$505,000	4.1%	10	\$262,000	16.8%	\$295
Mission Viejo	92692	31	33	1	33	\$520,000	22.5%	16	\$405,000	5.5%	\$259
Newport Beach	92660	29	16	2	32	\$1,425,000	67.6%	13	\$500,000	-35.1%	\$549
Newport Beach	92661	n/a	n/a	n/a	5	\$2,650,000	99.7%	n/a	n/a	n/a	\$1,220
Newport Beach	92663	12	19	5	10	\$1,172,000	-22.9%	12	\$625,000	20.8%	\$732
Newport Coast	92657	5	10	1	14	\$2,855,000	2.5%	4	\$738,000	-18.1%	\$472
Orange	92865	16	13	4	15	\$413,000	3.3%	4	\$348,000	189.6%	\$235
Orange	92866	3	6	n/a	4	\$470,000	5.6%	2	\$325,000	90.6%	\$368
Orange	92867	28	29	2	28	\$618,000	30.7%	4	\$262,000	-35.3%	\$268
Orange	92868	13	6	2	8	\$330,000	9.3%	4	\$202,000	n/a	\$269
Orange	92869	33	31	3	24	\$585,000	7.3%	16	\$326,000	45.4%	\$250
Placentia	92870	29	27	1	33	\$450,000	16.9%	15	\$332,000	84.2%	\$264
Rancho Santa Margarita	92688	69	45	9	30	\$515,000	12.7%	24	\$247,000	-12.0%	\$276
San Clemente	92672	21	19	4	21	\$676,000	7.1%	17	\$393,000	-0.5%	\$391
San Clemente	92673	48	16	n/a	33	\$710,000	-5.3%	11	\$425,000	6.3%	\$301
San Juan Capistrano	92675	29	25	1	22	\$650,000	59.3%	23	\$146,000	1.9%	\$285
Santa Ana	92701	30	39	9	8	\$280,000	40.4%	24	\$120,000	26.3%	\$231
Santa Ana	92703	27	33	3	24	\$310,000	24.0%	7	\$145,000	32.4%	\$231
Santa Ana	92704	37	73	10	39	\$317,000	5.7%	23	\$138,000	10.8%	\$256
Santa Ana	92705	24	30	3	28	\$665,000	31.6%	14	\$116,000	31.8%	\$306
Santa Ana	92706	13	22	2	24	\$387,000	11.4%	1	\$85,000	-29.2%	\$260
Santa Ana	92707	50	53	12	28	\$280,000	12.0%	21	\$150,000	14.5%	\$244
Seal Beach	90740	7	4	1	7	\$750,000	6.6%	2	\$285,000	n/a	\$447
Silverado	92676	3	1	1	5	\$137,000	-62.8%	n/a	n/a	n/a	\$308
Stanton	90680	17	22	10	10	\$350,000	32.1%	10	\$218,000	-0.9%	\$257
Sunset Beach	90742	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a
Surfside	90743	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a
Trabuco Canyon	92678	1	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a
Trabuco Canyon	92679	39	29	3	40	\$695,000	-2.8%	12	\$267,000	-23.1%	\$285
Tustin	92780	30	29	4	22	\$506,000	2.8%	22	\$192,000	3.8%	\$294
Tustin	92782	18	22	3	15	\$821,000	6.6%	23	\$375,000	-4.5%	\$280
Villa Park	92861	2	n/a	n/a	2	\$1,100,000	n/a	n/a	n/a	n/a	\$337
Westminster	92683	50	41	4	43	\$440,000	9.2%	3	\$265,000	n/a	\$282
Yorba Linda	92886	43	39	5	34	\$627,000	0.3%	2	\$266,000	-3.3%	\$304
Yorba Linda	92887	22	23	2	11	\$619,000	-5.2%	8	\$228,000	-13.2%	\$269

