MONTHLY MARKET SUMMARY

LA QUINTA, CA - CONDOMINIUM

JANUARY, 2025

QUICK ANALYSIS

- LISTINGS UNDER CONTRACT IN LA QUINTA WERE 28 IN JANUARY. THIS IS UP 100.0% FROM 14 IN JANUARY OF 2024.
- UNIT SALES IN LA QUINTA ARE UP BY 41.7% FOR JANUARY.
- MEDIAN PRICE IN LA QUINTA FOR JANUARY IS UP 27.7% TO $830,000.

* Change from same month last year unless otherwise noted

SUMMARY

Sales
There were 17 unit sales in January. This is up 41.7% from 12 in January of 2024. Sales/list price ratio in January moved up to 97.7% from 97.3% in December.

Prices
Median price of $830,000 in January was up 2.9% from $807,000 in December and up 27.7% from $649,750 in January of 2024. 3-month median price of $690,500 in January was very slightly up from $668,000 in December and up just slightly from $662,000 in January of 2024.

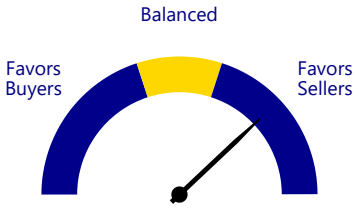
Inventory
Inventory of 71 in January was down 13.4% from 82 in December and down 29.0% from 100 in January of 2024. New listings in January moved up to 28 from 25 in December.

Market Time
Days on market of 48 in January was down a little from 52 in December but up moderately from 40 in January of 2024. Months of supply of 3.7 in January was down slightly from 4.4 in December and down considerably from 6.5 in January of 2024.

KEY STATS

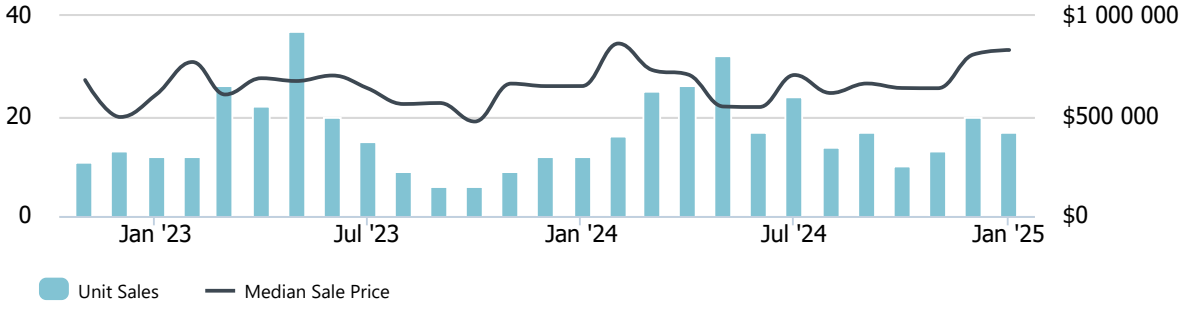
	2025	2024	Chg	Prev Mo	Chg
Unit Sales	17	12	41.7%	20	-15.0%
Median Sale Price	$830k	$650k	27.7%	$807k	2.9%
Inventory	71	100	-29.0%	82	-13.4%
Months of Supply	3.7	6.5	-42.8%	4.4	-15.3%
Days on Market	48	40	20.0%	52	-7.7%
Avg. Sale Price/SqFt	$410	$357	14.7%	$406	1.0%
Sales to LP Ratio	97.7%	97.2%	0.5%	97.3%	0.4%
Sales to Orig. LP Ratio	96.2%	95.8%	0.4%	96.0%	0.2%
New Listings	28	32	-12.5%	25	12.0%
Went to Contract	28	14	100.0%	17	64.7%

BUYERS/SELLERS MARKET

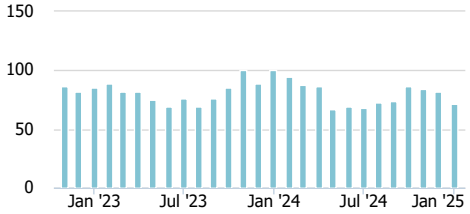


This graphical snapshot reflects current market conditions favoring buyers and sellers. It combines the recent and 12-month history of market time, list and sale price ratios, and the percentage of transactions closed at or above list price.

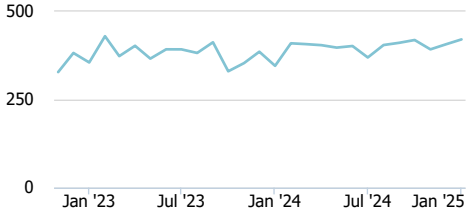
UNIT SALES AND MEDIAN PRICES



INVENTORY



MEDIAN SALE PRICE / SQ FT.



This statistical information is provided under a license by REsource Analytix and is an informational summary of greater detail reported from our software, used by members of California Desert Association of REALTORS. Data is provided by Greater Palm Springs Multiple Listing Service and its member Association(s) of REALTORS who are not responsible for its accuracy. Results do not reflect all activity in the marketplace. Neither REsource Analytix nor its product licensees are responsible for any consequences resulting from uses of our software or the information it provides. © 2024, California Desert Association of REALTORS.All rights reserved.

MONTHLY MARKET SUMMARY

LA QUINTA, CA - SINGLE FAMILY

JANUARY, 2025

QUICK ANALYSIS

- MEDIAN PRICE IN LA QUINTA IS UP BY 41.3% FOR JANUARY.
- LISTINGS UNDER CONTRACT IN LA QUINTA FOR JANUARY ARE UP 73.5% TO 144.
- NEW LISTINGS IN LA QUINTA WERE 194 IN JANUARY. THIS IS UP 26.8% FROM 153 IN JANUARY OF 2024.

* Change from same month last year unless otherwise noted

SUMMARY

Sales

There were 74 unit sales in January. This is up 7.2% from 69 in January of 2024. Sales/list price ratio in January moved up to 96.5% from 90.5% in December.

Prices

Median price of $1,144,154 in January was up 16.2% from $985,000 in December and up 41.3% from $810,000 in January of 2024. 3-month median price of $985,000 in January was up modestly from $752,400 in December and up somewhat from $799,450 in January of 2024.

Inventory

Inventory of 458 in January was down 2.3% from 469 in December but up 12.0% from 409 in January of 2024. New listings in January moved up to 194 from 112 in December.

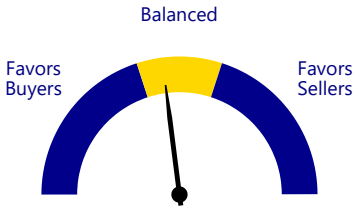
Market Time

Days on market of 65 in January was down a little from 67 in December but up marginally from 64 in January of 2024. Months of supply of 6.1 in January was down just slightly from 6.3 in December but up a little from 5.5 in January of 2024.

KEY STATS

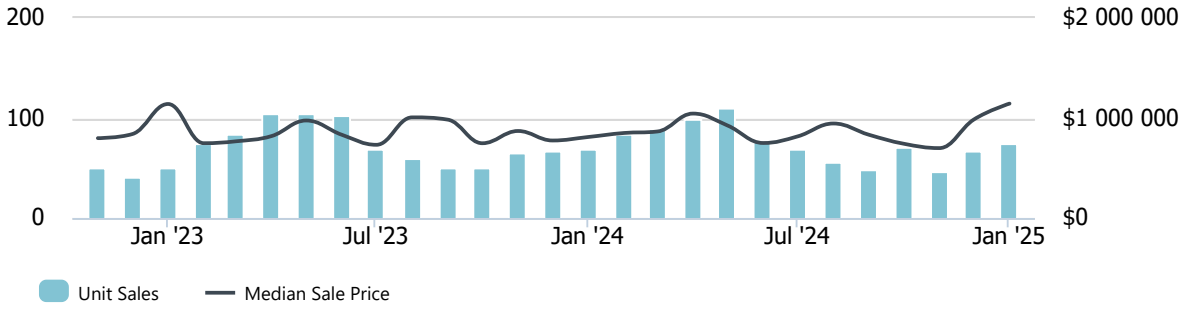
	2025	2024	Chg	Prev Mo	Chg
Unit Sales	74	69	7.2%	68	8.8%
Median Sale Price	$1,144k	$810k	41.3%	$985k	16.2%
Inventory	458	409	12.0%	469	-2.3%
Months of Supply	6.1	5.5	12.7%	6.3	-2.9%
Days on Market	65	64	1.6%	67	-3.0%
Avg. Sale Price/SqFt	$530	$548	-3.4%	$580	-8.6%
Sales to LP Ratio	96.5%	95.7%	0.8%	90.5%	6.6%
Sales to Orig. LP Ratio	94.7%	93.0%	1.8%	89.4%	6.0%
New Listings	194	153	26.8%	112	73.2%
Went to Contract	144	83	73.5%	79	82.3%

BUYERS/SELLERS MARKET

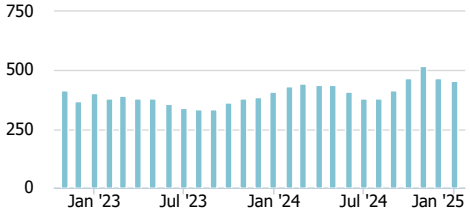


This graphical snapshot reflects current market conditions favoring buyers and sellers. It combines the recent and 12-month history of market time, list and sale price ratios, and the percentage of transactions closed at or above list price.

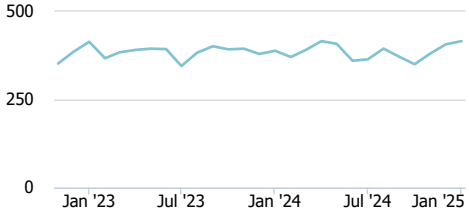
UNIT SALES AND MEDIAN PRICES



INVENTORY



MEDIAN SALE PRICE / SQ FT.



This statistical information is provided under a license by REsource Analytix and is an informational summary of greater detail reported from our software, used by members of California Desert Association of REALTORS. Data is provided by Greater Palm Springs Multiple Listing Service and its member Association(s) of REALTORS who are not responsible for its accuracy. Results do not reflect all activity in the marketplace. Neither REsource Analytix nor its product licensees are responsible for any consequences resulting from uses of our software or the information it provides. © 2024, California Desert Association of REALTORS.All rights reserved.