

MONTHLY MARKET SUMMARY

PALM DESERT, CA - CONDOMINIUM
JUNE, 2026



QUICK ANALYSIS

- UNIT SALES IN PALM DESERT ARE UP BY 46.2% FOR JUNE.
- LISTINGS UNDER CONTRACT IN PALM DESERT FOR JUNE ARE UP 44.2% TO 62.
- MONTHS OF SUPPLY IN PALM DESERT WAS 6.5 IN JUNE. THIS IS DOWN 18.8% FROM 8 IN JUNE OF 2025.

* Change from same month last year unless otherwise noted

SUMMARY

Sales

There were 57 unit sales in June. This is up 46.2% from 39 in June of 2025. Sales/list price ratio in June moved down to 95.0% from 97.8% in May.

Prices

Median price of \$450,000 in June was down 6.3% from \$480,000 in May and down 1.1% from \$455,000 in June of 2025. 3-month median price of \$469,750 in June was down just slightly from \$480,000 in May and down a little from \$475,000 in June of 2025.

Inventory

Inventory of 385 in June was down 14.6% from 451 in May and down 15.2% from 454 in June of 2025. New listings in June moved down to 70 from 100 in May.

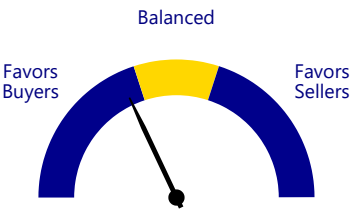
Market Time

Days on market of 82 in June was up marginally from 75 in May but down a little from 94 in June of 2025. Months of supply of 6.5 in June was down slightly from 7.8 in May and down marginally from 8 in June of 2025.

KEY STATS

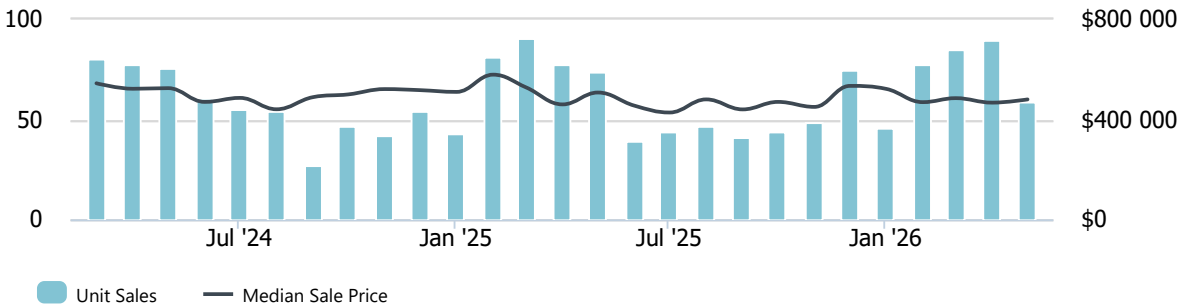
	2026	2025	Chg	Prev Mo	Chg
Unit Sales	57	39	46.2%	59	-3.4%
Median Sale Price	\$450k	\$455k	-1.1%	\$480k	-6.2%
Inventory	385	454	-15.2%	451	-14.6%
Months of Supply	6.5	8.0	-18.8%	7.8	-16.8%
Days on Market	82	94	-12.8%	75	9.3%
Avg. Sale Price/SqFt	\$359	\$309	16.0%	\$358	0.2%
Sales to LP Ratio	95.0%	97.2%	-2.3%	97.8%	-2.8%
Sales to Orig. LP Ratio	92.5%	90.9%	1.7%	94.4%	-2.0%
New Listings	70	80	-12.5%	100	-30.0%
Went to Contract	62	43	44.2%	66	-6.1%

BUYERS/SELLERS MARKET

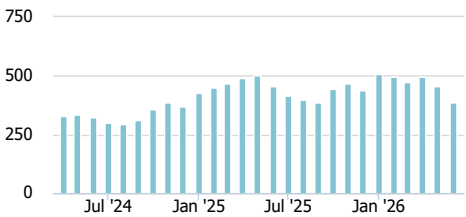


This graphical snapshot reflects current market conditions favoring buyers and sellers. It combines the recent and 12-month history of market time, list and sale price ratios, and the percentage of transactions closed at or above list price.

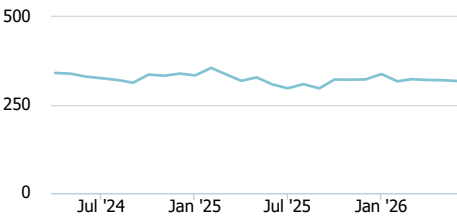
UNIT SALES AND MEDIAN PRICES



INVENTORY



MEDIAN SALE PRICE / SQ FT.



MONTHLY MARKET SUMMARY

PALM DESERT, CA - SINGLE FAMILY
JUNE, 2026



QUICK ANALYSIS

- UNIT SALES IN PALM DESERT FOR JUNE ARE UP 22.0% TO 100.
- LISTINGS UNDER CONTRACT IN PALM DESERT WERE 98 IN JUNE. THIS IS UP 19.5% FROM 82 IN JUNE OF 2025.
- MONTHS OF SUPPLY IN PALM DESERT IS DOWN BY 22.6% FOR JUNE.

* Change from same month last year unless otherwise noted

SUMMARY

Sales

There were 100 unit sales in June. This is up 22.0% from 82 in June of 2025. Sales/list price ratio in June moved up to 96.3% from 94.7% in May.

Prices

Median price of \$595,000 in June was down 7.0% from \$640,000 in May and down 4.8% from \$625,000 in June of 2025. 3-month median price of \$640,000 in June was down just slightly from \$645,000 in May and down a little from \$649,000 in June of 2025.

Inventory

Inventory of 383 in June was down 12.4% from 437 in May and down 17.5% from 464 in June of 2025. New listings in June moved down to 98 from 111 in May.

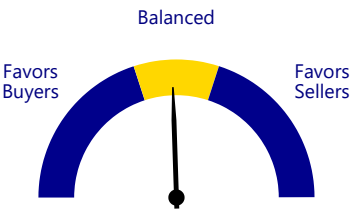
Market Time

Days on market of 69 in June was down marginally from 83 in May and down a little from 73 in June of 2025. Months of supply of 4.8 in June was down slightly from 5.6 in May and down moderately from 6.2 in June of 2025.

KEY STATS

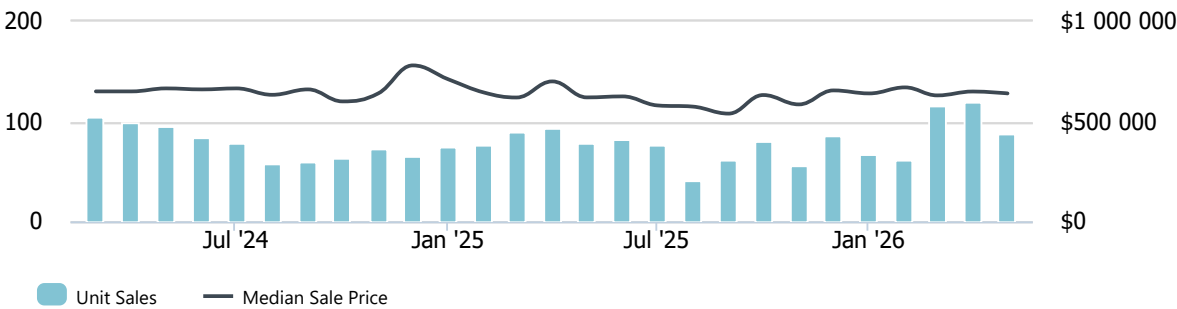
	2026	2025	Chg	Prev Mo	Chg
Unit Sales	100	82	22.0%	87	14.9%
Median Sale Price	\$595k	\$625k	-4.8%	\$640k	-7.0%
Inventory	383	464	-17.5%	437	-12.4%
Months of Supply	4.8	6.2	-22.6%	5.6	-14.0%
Days on Market	69	73	-5.5%	83	-16.9%
Avg. Sale Price/SqFt	\$423	\$348	21.6%	\$431	-1.8%
Sales to LP Ratio	96.3%	95.7%	0.6%	94.7%	1.6%
Sales to Orig. LP Ratio	93.3%	91.2%	2.3%	92.4%	1.0%
New Listings	98	110	-10.9%	111	-11.7%
Went to Contract	98	82	19.5%	101	-3.0%

BUYERS/SELLERS MARKET

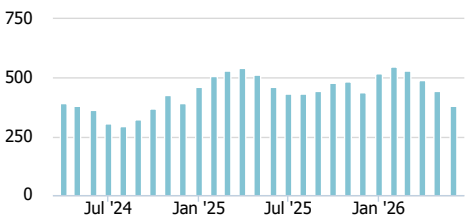


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UNIT SALES AND MEDIAN PRICES



INVENTORY



MEDIAN SALE PRICE / SQ FT.

