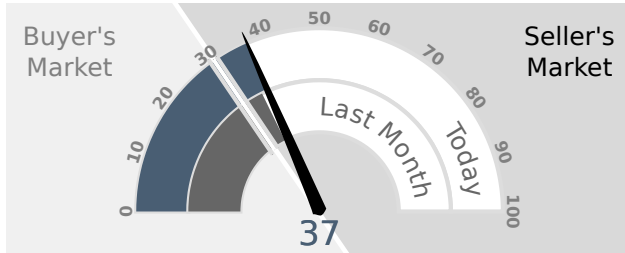


NEWPORT BEACH, CA  
Single-Family Homes

This week the median list price for Newport Beach, CA is \$4,995,000 with the market action index hovering around 37. This is an increase over last month's market action index of 36. Inventory has decreased to 120.

MARKET ACTION INDEX

This answers "How's the Market?" by comparing rate of sales versus inventory.



Slight Seller's Advantage

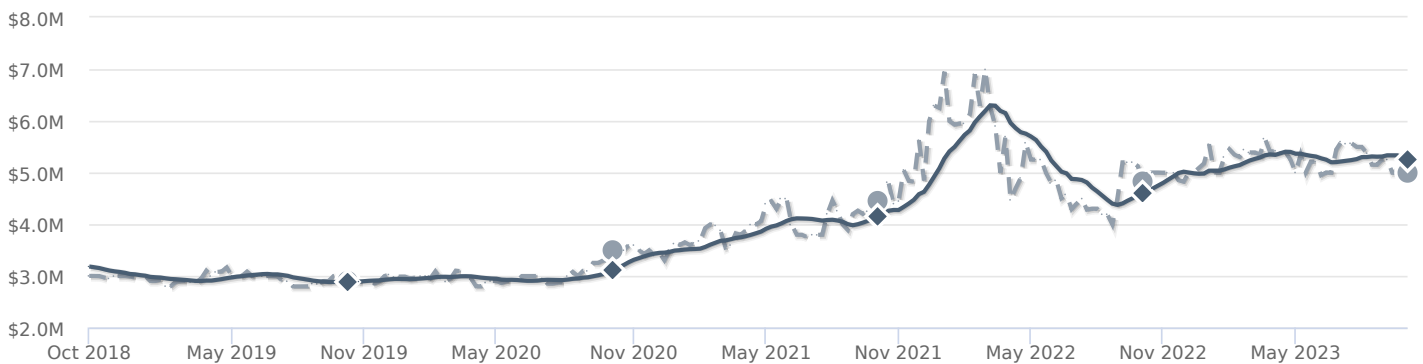
While the Market Action Index shows some strengthening in the last few weeks, prices have not seemed to move from their plateau. Should the upward trend in sales relative to inventory continue, expect prices to resume an upward climb in tandem with the MAI.

REAL-TIME MARKET PROFILE

Median List Price	\$4,995,000
Median Price of New Listings	\$4,147,500
Per Square Foot	\$1,692
Average Days on Market	99
Median Days on Market	63
Price Decreased	38%
Price Increased	1%
Relisted	7%
Inventory	120
Median Rent	\$9,973
Market Action	37

Slight Seller's Advantage

MEDIAN LIST PRICE



— 7-Day Average — 90-Day Average

MARKET SEGMENTS

Each segment below represents approximately 25% of the market ordered by price.

Median Price	Sq. Ft.	Lot Size	Beds	Bath	Age	New	Absorbed	DOM
\$9,472,500	3,903	4,500 - 6,500 sqft	4	5	10	0	3	112
\$5,887,500	3,360	4,500 - 6,500 sqft	4	4	34	6	1	35
\$4,487,500	3,295	4,500 - 6,500 sqft	4	4	59	3	4	56
\$2,497,499	1,879	0 - 4,500 sqft	3	3	58	7	6	35

Wed Oct 11 2023