



# ORANGE COUNTY MARKET UPDATE

## FEBRUARY 2021

COMMUNITY NAME	ZIP CODE	SINGLE FAMILY HOMES			CONDOS			SFR ONLY
		SALES OF SINGLE FAMILY HOMES	PRICE MEDIAN SFR (\$1,000)	PRICE % CHANGE FROM FEB. 2020	SALES COUNT CONDOS	PRICE MEDIAN CONDOS (\$1,000)	PRICE % CHANGE FROM FEB. 2020	MEDIAN HOME PRICE/ SQ. FT
<b>ORANGE COUNTY</b>	—	<b>1,671</b>	<b>\$910</b>	<b>10.3%</b>	<b>805</b>	<b>\$595</b>	<b>13.3%</b>	<b>\$480</b>
ALISO VIEJO	92656	20	\$978	26.8%	41	\$600	15.9%	\$427
ANAHEIM	92801	25	\$638	7.1%	7	\$490	-6.2%	\$456
ANAHEIM	92802	11	\$700	13.1%	5	\$534	11.3%	\$467
ANAHEIM	92804	37	\$714	17.0%	7	\$365	5.1%	\$410
ANAHEIM	92805	19	\$620	5.8%	13	\$438	5.9%	\$444
ANAHEIM	92806	15	\$675	0.0%	1	\$457	17.9%	\$409
ANAHEIM HILLS	92807	20	\$980	42.0%	5	\$690	78.1%	\$394
ANAHEIM HILLS	92808	11	\$1,031	2.1%	17	\$560	14.9%	\$400
BALBOA ISLAND	92662	6	\$2,102	-27.2%	0	n/a	n/a	\$1,152
BREA	92821	15	\$861	24.8%	5	\$598	-8.6%	\$389
BREA	92823	6	\$833	-28.8%	0	n/a	n/a	\$421
BUENA PARK	90620	22	\$693	6.3%	1	\$303	-56.4%	\$530
BUENA PARK	90621	14	\$605	11.4%	3	\$670	21.8%	\$411
CAPISTRANO BEACH	92624	5	\$1,300	16.4%	2	\$575	-42.6%	\$664
CORONA DEL MAR	92625	19	\$3,675	6.5%	14	\$1,800	-33.3%	\$1,364
COSTA MESA	92626	36	\$893	-6.1%	5	\$610	28.8%	\$503
COSTA MESA	92627	35	\$990	-1.2%	19	\$705	10.2%	\$543
CYPRESS	90630	24	\$766	0.4%	2	\$665	31.6%	\$445
DANA POINT	92629	31	\$1,325	25.9%	17	\$744	9.9%	\$658
FOOTHILL RANCH	92610	9	\$976	15.6%	9	\$535	25.9%	\$429
FOUNTAIN VALLEY	92708	28	\$921	7.4%	1	\$410	11.4%	\$461
FULLERTON	92831	22	\$691	8.9%	5	\$397	-3.3%	\$398
FULLERTON	92832	14	\$660	7.0%	3	\$437	-25.3%	\$488
FULLERTON	92833	27	\$908	35.5%	7	\$438	-11.2%	\$480
FULLERTON	92835	15	\$760	-2.6%	6	\$333	0.4%	\$447
GARDEN GROVE	92840	16	\$640	-1.4%	3	\$435	15.2%	\$515
GARDEN GROVE	92841	13	\$803	16.0%	6	\$454	31.6%	\$459
GARDEN GROVE	92843	8	\$690	19.0%	9	\$380	2.0%	\$452
GARDEN GROVE	92844	8	\$610	-8.3%	2	\$423	-11.1%	\$491
GARDEN GROVE	92845	11	\$820	19.5%	0	n/a	n/a	\$490
HUNTINGTON BEACH	92646	40	\$951	0.1%	11	\$583	14.0%	\$522
HUNTINGTON BEACH	92647	29	\$875	15.9%	8	\$446	18.9%	\$557
HUNTINGTON BEACH	92648	40	\$1,175	8.8%	14	\$768	31.8%	\$539
HUNTINGTON BEACH	92649	20	\$1,215	3.4%	15	\$640	20.8%	\$662
IRVINE	92602	10	\$1,644	1.2%	9	\$810	21.3%	\$523
IRVINE	92603	14	\$2,750	77.4%	9	\$793	11.4%	\$776
IRVINE	92604	15	\$870	10.1%	7	\$770	38.1%	\$541
IRVINE	92606	9	\$1,007	-16.1%	1	\$625	13.6%	\$454
IRVINE	92612	7	\$815	-14.4%	34	\$683	13.8%	\$546
IRVINE	92614	3	\$1,150	-4.2%	12	\$685	27.4%	\$484
IRVINE	92618	19	\$1,725	27.8%	43	\$805	3.2%	\$525
IRVINE	92620	31	\$1,250	12.7%	22	\$665	-19.6%	\$508
LA HABRA	90631	33	\$684	6.9%	16	\$419	8.4%	\$472



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LA PALMA	90623	5	\$909	16.8%	0	n/a	n/a	\$388
LADERA RANCH	92694	37	\$905	-6.7%	24	\$680	11.2%	\$445
LAGUNA BEACH	92651	36	\$2,275	-2.2%	6	\$1,435	143.2%	\$1,277
LAGUNA HILLS	92653	21	\$1,215	39.5%	11	\$525	1.9%	\$472
LAGUNA NIGUEL	92677	46	\$1,092	17.1%	45	\$520	-9.6%	\$530
LAGUNA WOODS	92637	0	n/a	n/a	30	\$325	-14.5%	n/a
LAKE FOREST	92630	30	\$883	11.3%	21	\$515	17.3%	\$444
LOS ALAMITOS	90720	14	\$1,094	-0.1%	3	\$705	4.3%	\$501
MIDWAY CITY	92655	2	\$551	-10.6%	1	\$694	n/a	\$443
MISSION VIEJO	92691	44	\$832	10.9%	15	\$455	17.3%	\$437
MISSION VIEJO	92692	37	\$939	14.2%	20	\$642	28.4%	\$441
NEWPORT BEACH	92660	51	\$2,075	4.8%	17	\$1,298	47.7%	\$851
NEWPORT BEACH	92661	9	\$3,350	38.6%	0	n/a	n/a	\$1,125
NEWPORT BEACH	92663	21	\$1,788	-40.9%	11	\$1,250	22.0%	\$1,146
NEWPORT COAST	92657	10	\$3,358	-23.3%	7	\$1,200	0.2%	\$920
ORANGE	92865	16	\$753	4.2%	5	\$400	-12.3%	\$472
ORANGE	92866	10	\$845	20.7%	4	\$392	n/a	\$570
ORANGE	92867	19	\$903	14.0%	2	\$766	47.0%	\$442
ORANGE	92868	5	\$700	28.4%	0	n/a	n/a	\$394
ORANGE	92869	19	\$815	6.4%	8	\$530	-11.5%	\$399
PLACENTIA	92870	32	\$780	6.8%	9	\$479	39.2%	\$430
RANCHO SANTA MARG	92688	28	\$920	25.6%	26	\$497	19.7%	\$475
SAN CLEMENTE	92672	34	\$1,360	44.7%	14	\$760	2.0%	\$636
SAN CLEMENTE	92673	33	\$1,200	4.3%	10	\$855	40.2%	\$446
SAN JUAN CAPISTRANO	92675	26	\$1,268	51.4%	8	\$394	-45.0%	\$478
SANTA ANA	92701	3	\$585	7.3%	10	\$303	0.0%	\$415
SANTA ANA	92703	15	\$600	5.9%	4	\$480	44.8%	\$477
SANTA ANA	92704	15	\$652	3.7%	6	\$409	8.9%	\$468
SANTA ANA	92705	31	\$1,250	25.6%	1	\$465	12.3%	\$458
SANTA ANA	92706	18	\$750	24.8%	1	\$320	6.7%	\$566
SANTA ANA	92707	12	\$630	2.4%	8	\$305	7.8%	\$477
SEAL BEACH	90740	7	\$1,200	9.1%	2	\$465	-37.1%	\$652
SILVERADO	92676	3	\$670	n/a	0	n/a	n/a	\$607
STANTON	90680	13	\$630	29.5%	7	\$441	2.2%	\$445
SUNSET BEACH	90742	0	n/a	n/a	0	n/a	n/a	n/a
SURFSIDE	90743	1	\$1,885	-33.9%	0	n/a	n/a	\$1,211
TRABUCO CANYON	92678	0	n/a	n/a	0	n/a	n/a	n/a
TRABUCO CANYON	92679	41	\$1,230	26.5%	5	\$490	-9.8%	\$396
TUSTIN	92780	20	\$821	11.7%	10	\$395	-12.2%	\$454
TUSTIN	92782	10	\$1,175	-2.5%	20	\$675	16.4%	\$486
VILLA PARK	92861	8	\$1,562	23.6%	0	n/a	n/a	\$497
WESTMINSTER	92683	25	\$815	19.0%	3	\$712	61.8%	\$494
YORBA LINDA	92886	32	\$1,140	29.5%	10	\$726	50.8%	\$438
YORBA LINDA	92887	22	\$1,225	21.6%	5	\$455	11.5%	\$423

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