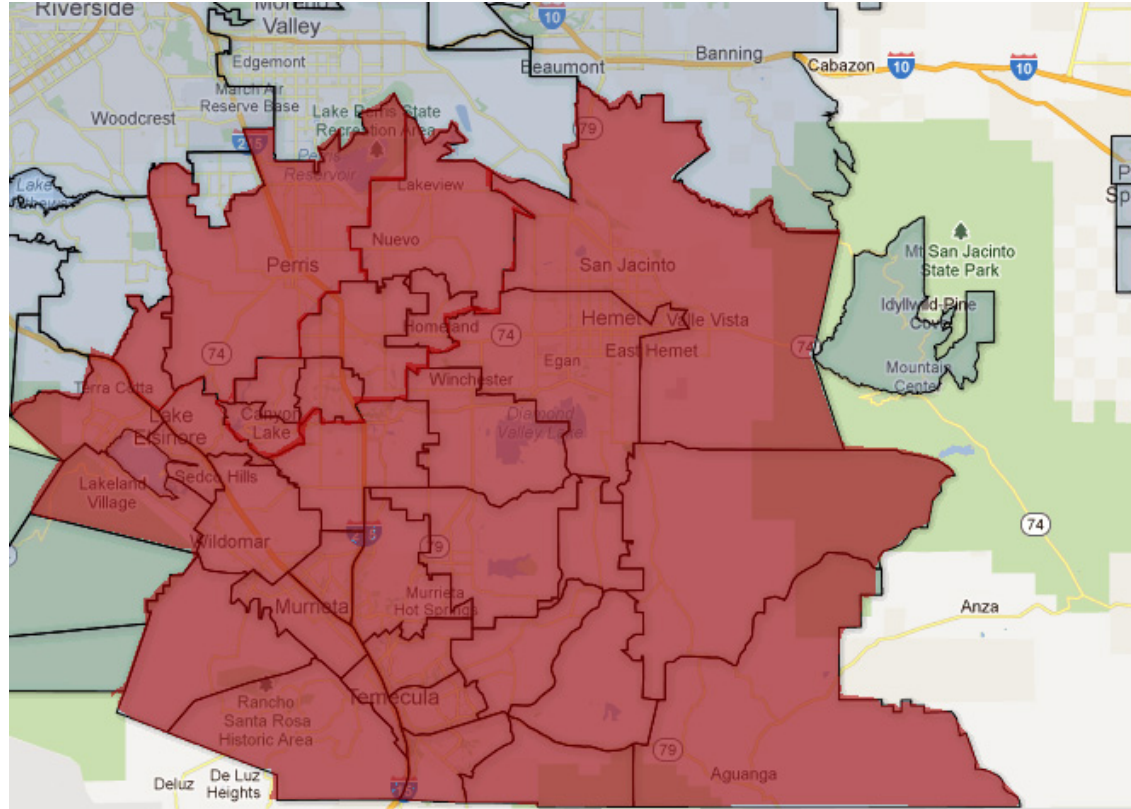




# Real Estate Market Report: Year in Review 2013



A comprehensive report on the SW Riverside County real estate market.

**[www.SWRiversideCountyHomes.com](http://www.SWRiversideCountyHomes.com)**

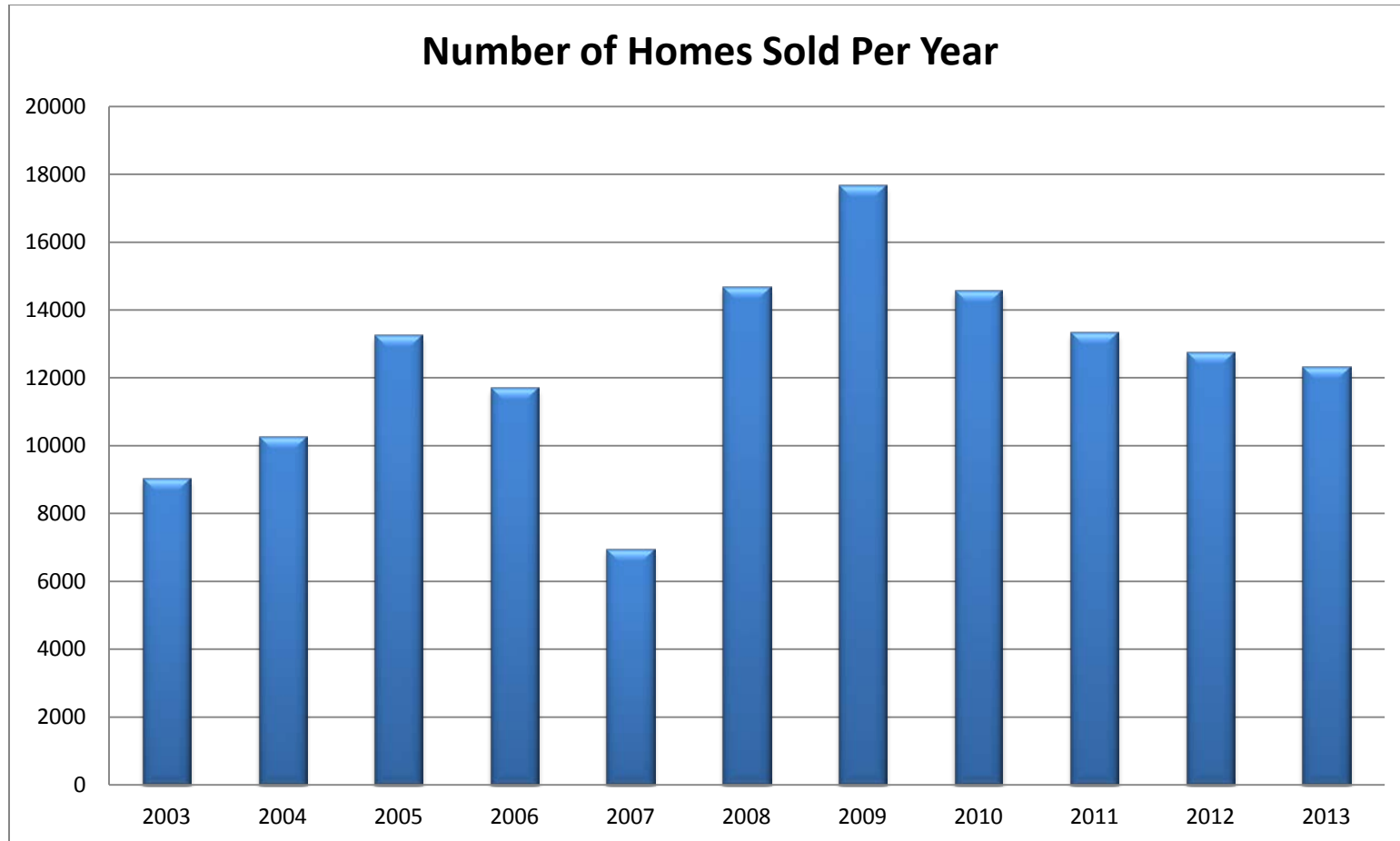
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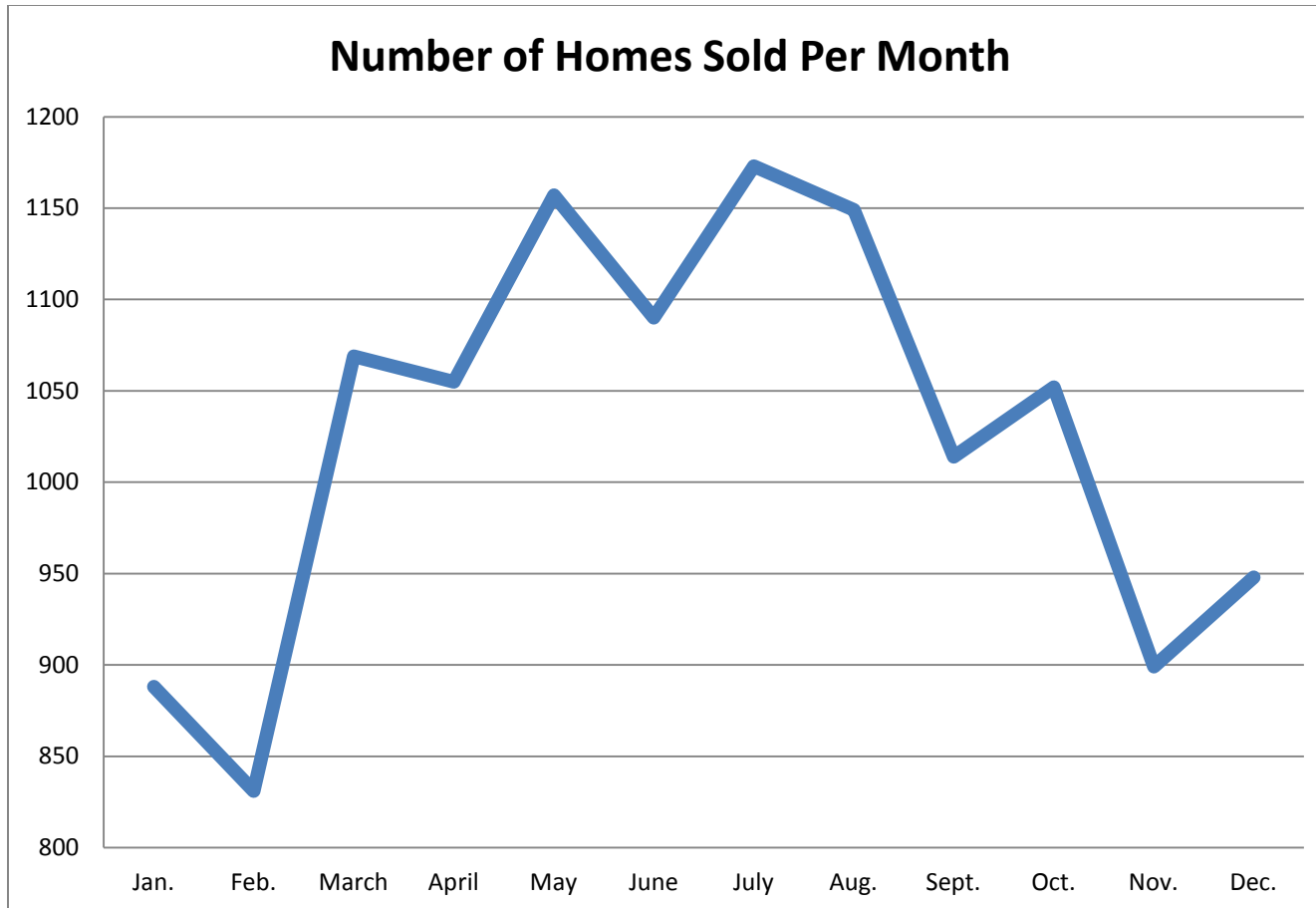
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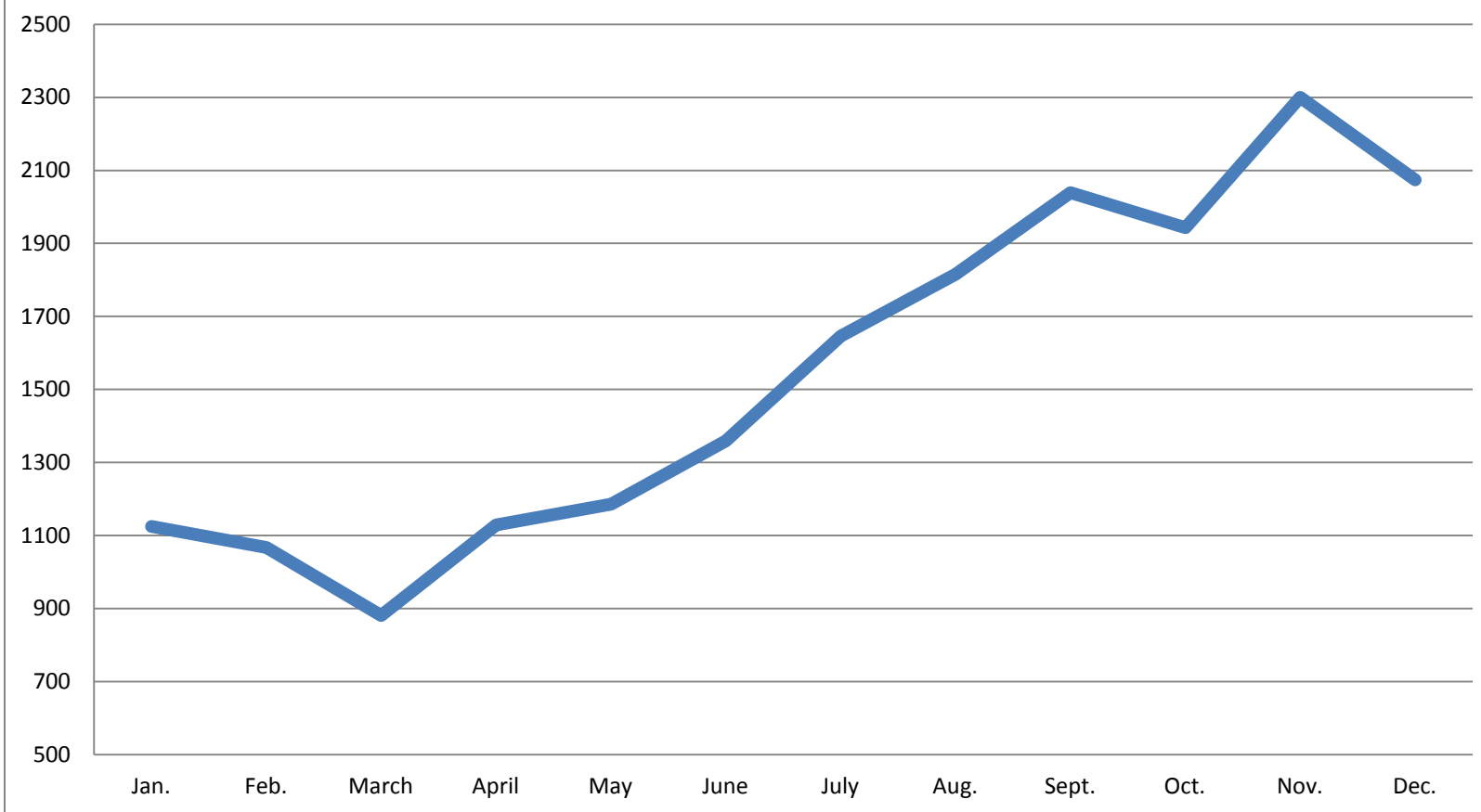
2013 brought many changes to the real estate market of the South West Riverside County area. The number of homes that sold for the year is still down from the number of homes sold in 2011, but looks to be the bottom as it is predicted that the number of homes sold in 2014 will be at a higher level than at 2013.



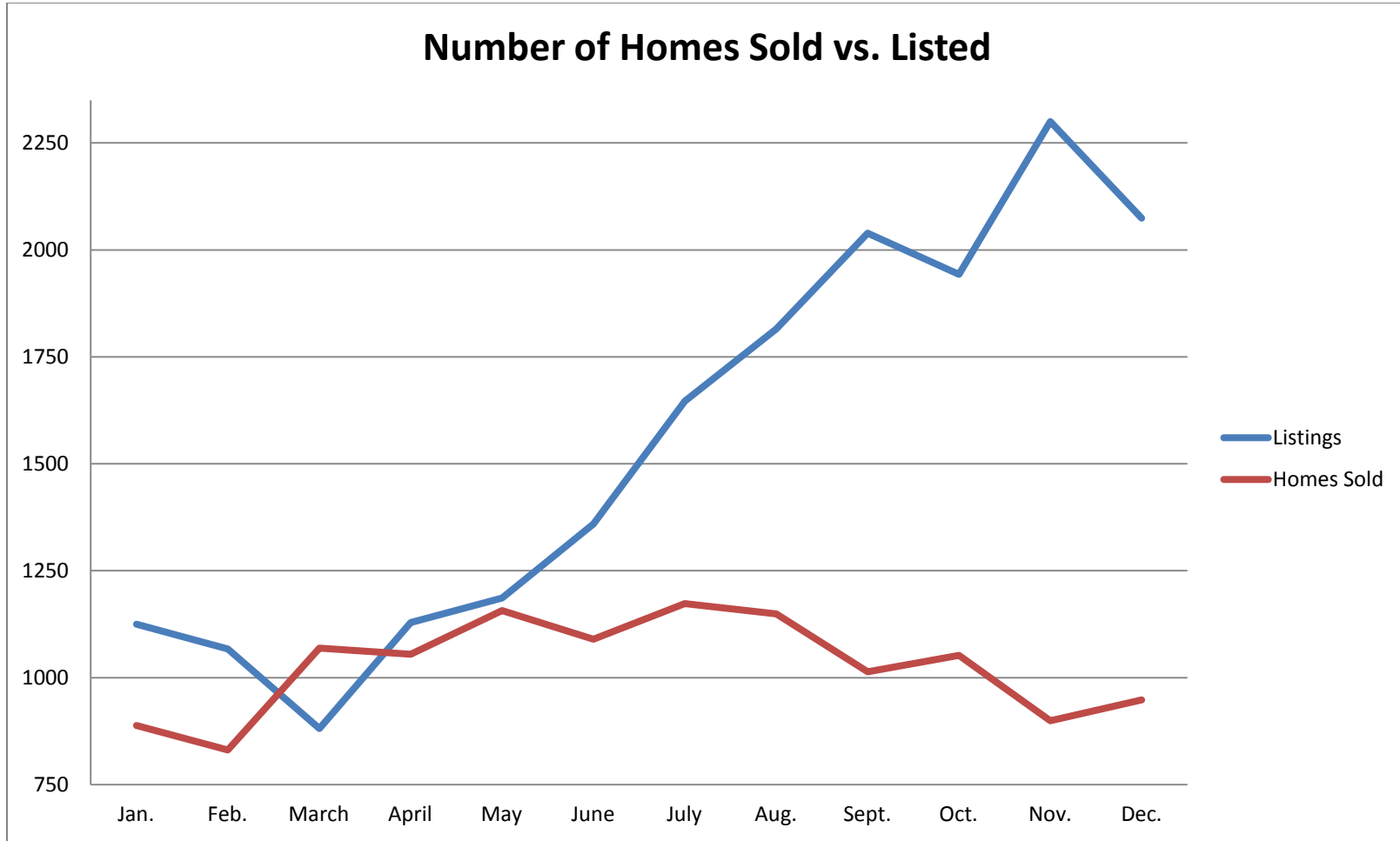
The chart above breaks down the number of homes sold per month in 2013. The most homes sold was in the month of July with 1173 homes sold. The Month with the lowest number of homes sold was in February with 831 homes sold.



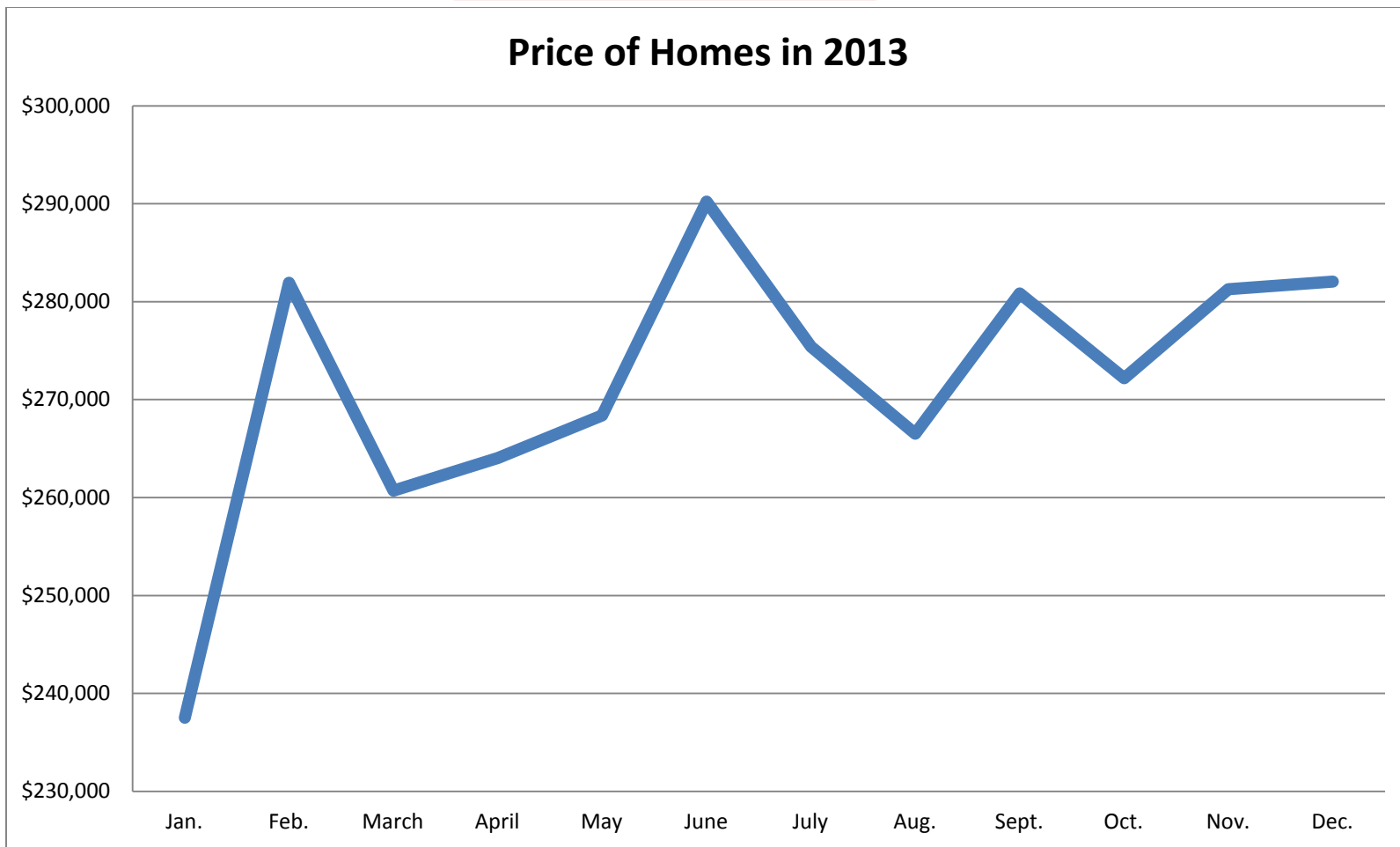
### Number of Homes Listed for Sale 2013



The number of homes available on the market has risen significantly since the beginning of the year. Since the beginning of the year the number of homes for sale has risen 84.4%. This is due to the fact that the price of homes has started to rise, so homeowners who were unable to sell before are now able to.



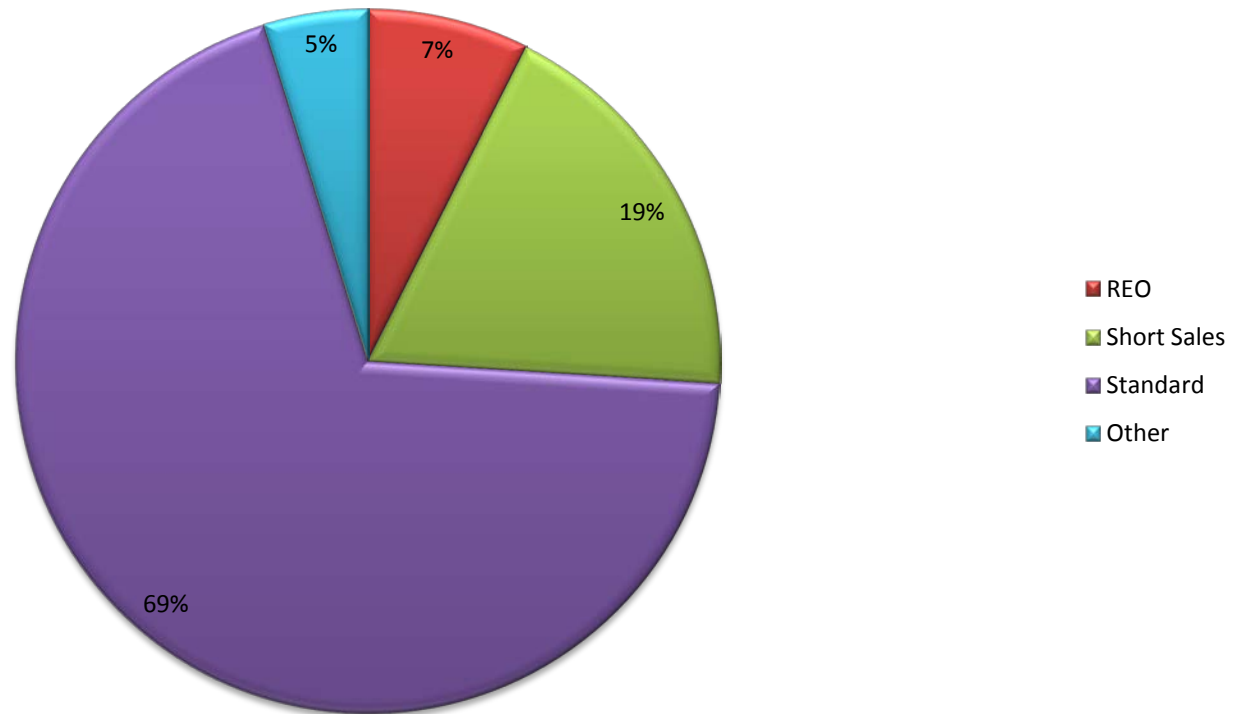
This chart takes the chart for the number of listings per month and compares it to the number of homes that sold for that same month.



The price of homes has risen 18.75% since the beginning of the year with June having the highest home price for the year. This is due to the low number of homes on the market in the beginning of the year, along with low interest rates which drove the number of buyers competing for homes.



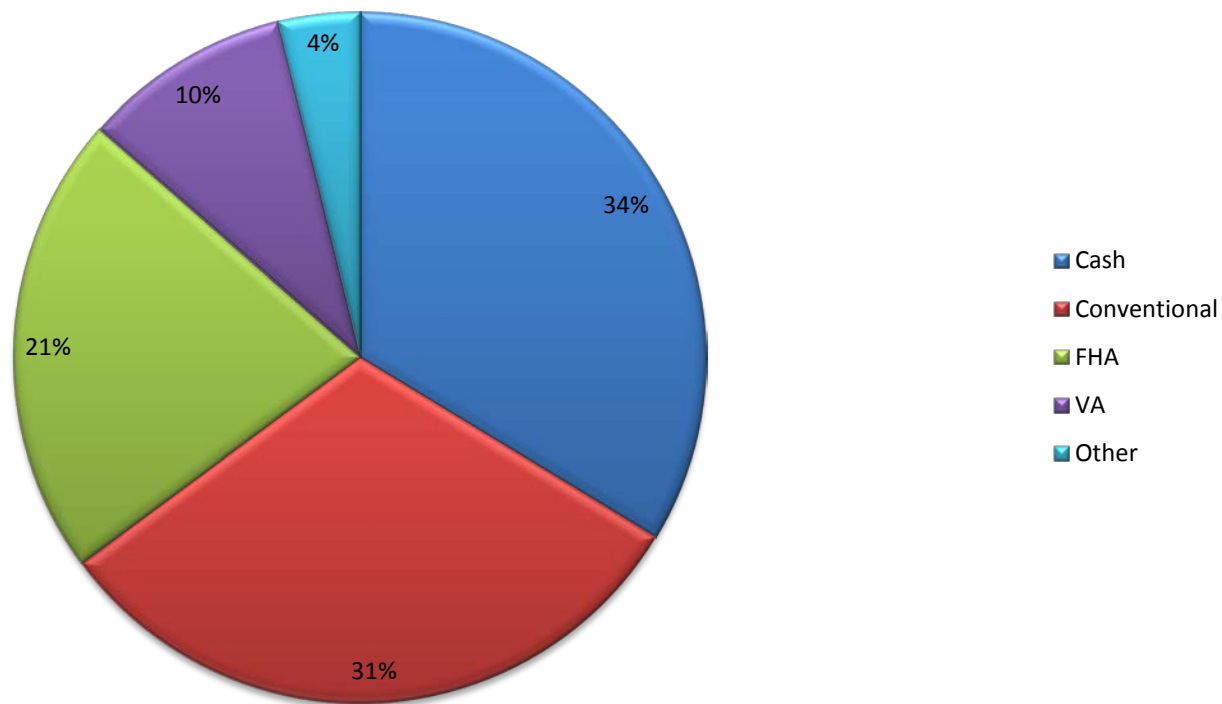
## Type of Home Sales 2013



Distressed home sales, REO and Short Sales, made up only 26% of all home sales for 2013 compared to over 50% in 2012. Standard sales made up 69% of home sales in 2013.



## Financing Types 2013



Cash buyers lead the home buying in 2013 with 34% of all homes purchased. FHA loans made up 21% of all home purchases, Conventional loans made up 31%, while VA loans purchased 10% of all homes in 2013.

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