

ORANGE COUNTY HOME SALES • APRIL 2005

		Median Sale Price		Sales Volume				Median Sale Price		Sales Volume	
City	Zip Code	prev. 4 weeks	% change from 04	prev. 4 weeks	% change from 04	City	Zip Code	prev. 4 weeks	% change from 04	prev. 4 weeks	% change from 04
Aliso Viejo	92656	\$530,000	8.2%	154	0.7%	La Palma	90623	\$614,000	15.8%	17	41.7%
Anaheim	92801	\$480,000	20.2%	43	-4.4%	Laguna Beach	92651	\$1,485,000	13.0%	51	-12.1%
Anaheim	92802	\$421,000	-2.5%	29	3.6%	Laguna Hills/Woods	92653	\$575,000	53.3%	52	-57.7%
Anaheim	92804	\$499,000	17.4%	90	18.4%	Laguna Niguel	92677	\$654,750	5.0%	172	2.4%
Anaheim	92805	\$498,500	24.8%	57	-8.1%	Laguna Woods	92637	\$293,750	n/a	34	n/a
Anaheim	92806	\$550,000	12.5%	36	56.5%	Lake Forest	92630	\$427,500	-1.2%	121	5.2%
Anaheim	92807	\$581,500	16.4%	68	65.9%	Los Alamitos	90720	\$750,000	25.0%	27	0.0%
Anaheim	92808	\$460,000	0.0%	54	-3.6%	Midway City	92655	\$512,500	19.2%	8	33.3%
Brea	92821	\$530,000	5.5%	39	-11.4%	Mission Viejo	92691	\$590,000	5.4%	84	-11.6%
Brea	92823	\$795,000	39.5%	9	80.0%	Mission Viejo	92692	\$577,500	5.6%	119	-2.5%
Buena Park	90620	\$499,000	21.1%	53	23.3%	Newport Beach	92660	\$1,382,500	24.5%	52	-22.4%
Buena Park	90621	\$495,000	30.3%	38	-19.1%	Newport Beach	92661	\$1,075,000	-26.4%	8	0.0%
Corona del Mar	92625	\$1,565,000	17.4%	19	-40.6%	Newport Beach	92662	\$2,405,000	28.8%	4	300.0%
Costa Mesa	92626	\$651,000	17.7%	43	-10.4%	Newport Beach	92663	\$1,162,500	48.3%	30	-46.4%
Costa Mesa	92627	\$634,000	22.2%	62	31.9%	Newport Coast	92657	\$1,687,500	25.5%	42	44.8%
Cypress	90630	\$549,500	29.3%	52	-16.1%	Orange	92865	\$430,000	-15.4%	26	8.3%
Dana Point	92624	\$700,000	23.7%	14	-12.5%	Orange	92866	\$542,500	6.5%	8	-20.0%
Dana Point	92629	\$785,000	14.6%	58	-9.4%	Orange	92867	\$660,000	24.5%	48	-17.2%
Foothill Ranch	92610	\$625,000	2.5%	31	14.8%	Orange	92868	\$495,000	25.3%	23	9.5%
Fountain Valley	92708	\$635,000	10.5%	70	16.7%	Orange	92869	\$575,000	4.5%	59	20.4%
Fullerton	92831	\$450,000	3.4%	32	10.3%	Placentia	92870	\$547,500	13.4%	77	28.3%
Fullerton	92832	\$500,000	28.7%	23	-4.2%	Rancho Santa Margarita	92688	\$515,000	1.2%	126	6.8%
Fullerton	92833	\$525,000	14.1%	75	-11.8%	San Clemente	92672	\$665,000	7.7%	45	-23.7%
Fullerton	92835	\$582,000	-9.1%	34	-12.8%	San Clemente	92673	\$828,500	4.0%	77	24.2%
Garden Grove	92840	\$500,000	22.5%	62	-3.1%	San Juan Capistrano	92675	\$689,500	30.1%	68	38.8%
Garden Grove	92841	\$527,500	18.5%	26	-45.8%	Santa Ana	92701	\$298,500	10.1%	46	15.0%
Garden Grove	92843	\$500,000	13.0%	50	4.2%	Santa Ana	92703	\$489,250	36.3%	57	18.8%
Garden Grove	92844	\$414,000	24.1%	46	53.3%	Santa Ana	92704	\$452,000	17.4%	87	11.5%
Garden Grove	92845	\$570,000	14.0%	23	-14.8%	Santa Ana	92705	\$810,500	10.3%	52	2.0%
Huntington Beach	92646	\$620,000	50.9%	94	-6.0%	Santa Ana	92706	\$517,500	8.9%	26	-36.6%
Huntington Beach	92647	\$600,000	6.2%	50	31.6%	Santa Ana	92707	\$450,000	16.1%	54	-15.6%
Huntington Beach	92648	\$815,500	27.4%	75	15.4%	Seal Beach	90740	\$699,000	11.8%	19	0.0%
Huntington Beach	92649	\$630,000	0.2%	52	-8.8%	Stanton	90680	\$390,500	28.0%	28	21.7%
Irvine	92602	\$732,500	4.6%	60	13.2%	Trabuco/Coto	92679	\$834,500	-0.7%	83	-16.2%
Irvine	92603	\$752,000	45.5%	53	-1.9%	Tustin	92780	\$522,500	30.9%	58	38.1%
Irvine	92604	\$651,500	21.8%	47	2.2%	Tustin	92782	\$615,000	12.8%	63	3.3%
Irvine	92606	\$567,000	8.5%	31	40.9%	Villa Park	92861	\$1,080,000	17.1%	9	-10.0%
Irvine	92612	\$580,000	-4.1%	48	-5.9%	Westminster	92683	\$532,000	13.2%	76	-15.6%
Irvine	92614	\$575,000	12.3%	49	6.5%	Yorba Linda	92886	\$755,000	46.2%	85	7.6%
Irvine	92618	\$493,500	-0.3%	28	3.7%	Yorba Linda	92887	\$815,000	10.9%	45	15.4%
Irvine	92620	\$694,000	35.5%	89	81.6%	All homes		\$576,000	10.1%	4547	-0.7%
Ladera Ranch	92694	\$579,500	-5.8%	112	143.5%	Total resale houses		\$635,000	12.4%	2816	0.1%
La Habra	90631	\$440,000	13.1%	69	-8.0%	Total condominiums		\$420,000	7.7%	1388	5.0%
						Total new homes		\$722,000	10.8%	343	-22.6%

Sources: DataQuick Information Systems and the Orange County Register, May 2005

* All Statistics Compare April 2005 with April 2004