CALIFORNIA HOUSING MARKET SHIFTS AS BUYERS RETURN, PRICES STALL

California's housing market is sending a mixed signal this summer: home prices have largely stalled across many major metro areas, but buyers are returning and sales activity is picking up.

Data from Zillow's June 2026 Market Report and the California Association of REALTORS' June sales report suggest affordability pressures remain, yet lower mortgage rates and increased buyer interest are helping revive a housing market that has spent much of the past few years in a slowdown.

Statewide, existing-home sales rose 6% from a year ago and 4.1% from May, reaching an annualized pace of 279,880 transactions, CAR data show. At the same time, California's median home price slipped 2.8% from May's record high to $904,640, though it remained slightly above year-ago levels.

Meanwhile, Zillow's market-level data show home values are growing slowly or declining in several of California's largest metro areas, with only modest annual gains in Los Angeles, San Diego and San Francisco.

PROVIDENT TITLE COMPANY

EL SEGUNDO OFFICE
300 N. PACIFIC COAST HWY #1075 · EL SEGUNDO, CA 90245

CORPORATE OFFICE
6345 BALBOA BLVD, BLDG 4, SUITE 285 · ENCINO, CA 91316

ORANGE COUNTY OFFICE
2200 W. ORANGEWOOD AVE #140 · ORANGE, CA 92868

OFFICE 1.800.794.8094 WWW.PROVIDENTTITLE.COM CS DEPT 1.800.794.0223