

Hemet 92545

ZIP code · CA · California > Riverside County > Hemet

BALANCED MARKET

\$418K

MEDIAN SALE PRICE

-1.6%

1-YR CHANGE

649

SALES (12 MO)

\$436K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 41 / 100



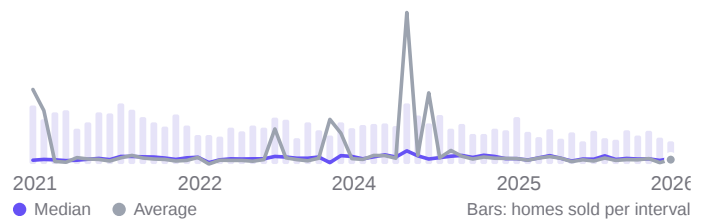
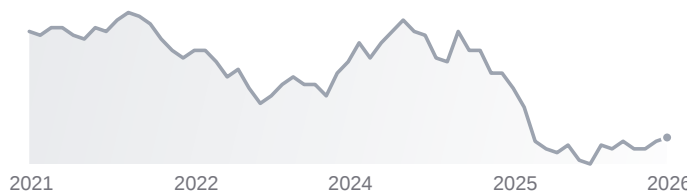
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

41 / 100

Sale prices

Median \$430K · Average \$411K

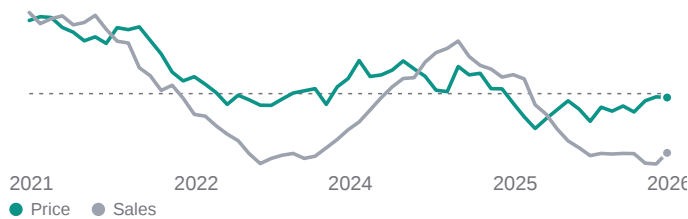


Growth (year over year)

Price -1.6% · Sales -23.7%

Price per square foot

\$243/ft²

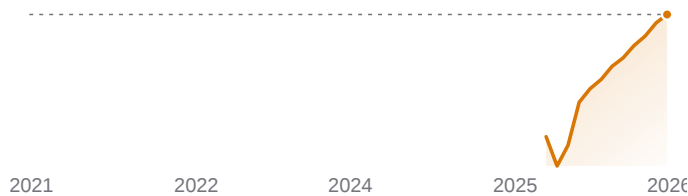


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

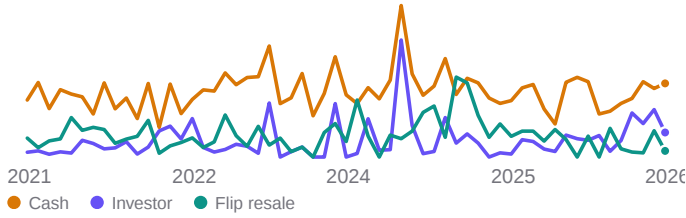
4.1%



BUYERS & OUTCOMES

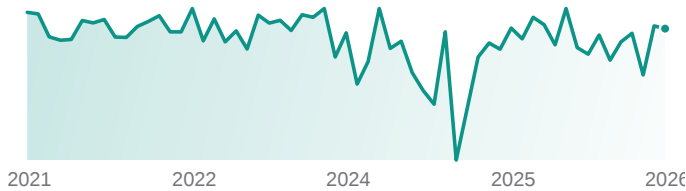
Buyer mix

Cash 28% · Investor 9.3% · Flip resale 2.3%



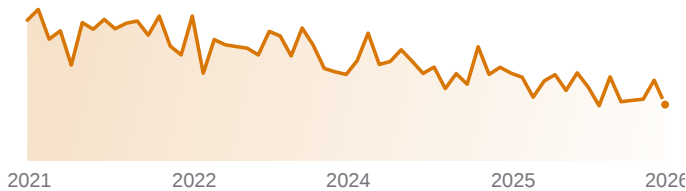
Sellers who sold at a gain

95%

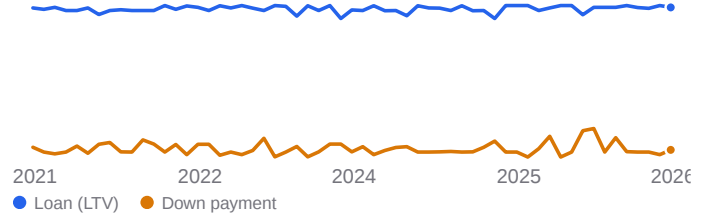


Median annualized return at resale

+4.0%

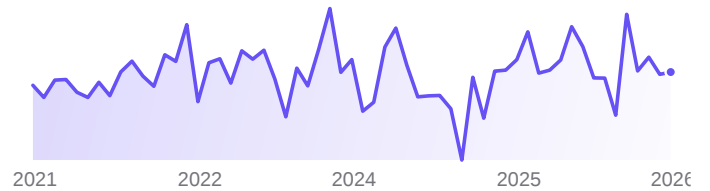


Financing (share of purchase price) Loan (LTV) 97% · Down payment 6.4%



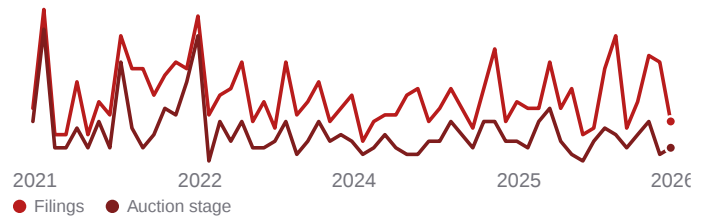
Typical hold before selling

8.1 yrs



Preforeclosure filings

Filings 6 · Auction stage 2



HOUSING STOCK

Homes	15,972
Median value (AVM)	\$436K
Median size	1,630 ft²
Median bedrooms	3
Median year built	1991
Single family	74%
Condos	1.6%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	49%
Underwater (LTV 125% or more)	1.5%
Owner occupied	75%
Company owned	21%
Median loan-to-value	51%

Typical ownership tenure

11.5 yrs

COMMUNITY

Population	44,951
Density	1,384 / mi²
Median household income	\$59K
Average household income	\$78K
Crime index (US avg 100)	103
Air pollution index (US avg 100)	104
Earthquake index (US avg 100)	504
Homes occupied	93%
Bachelor's or higher	10%
Poverty rate	9.7%
Unemployment	1.3%
Average temp	63°F
Annual precip	13 in
Sunshine	68%

Market metrics are derived from recorded arms-length deeds through July 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.