



*Market Activity
& Trends*

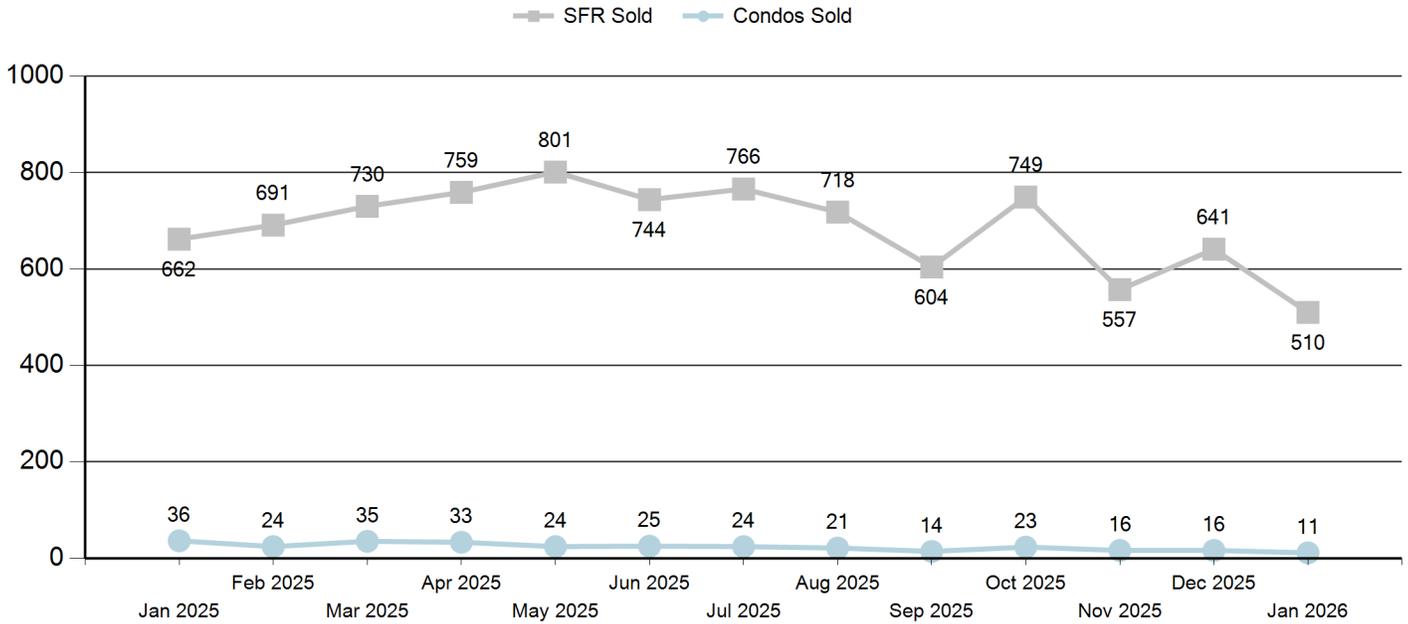
KERN COUNTY

JANUARY 2026



Lawyers Title[®]

SFR & CONDO SALES LAST 12 MONTHS



MONTH OVER MONTH TRENDS

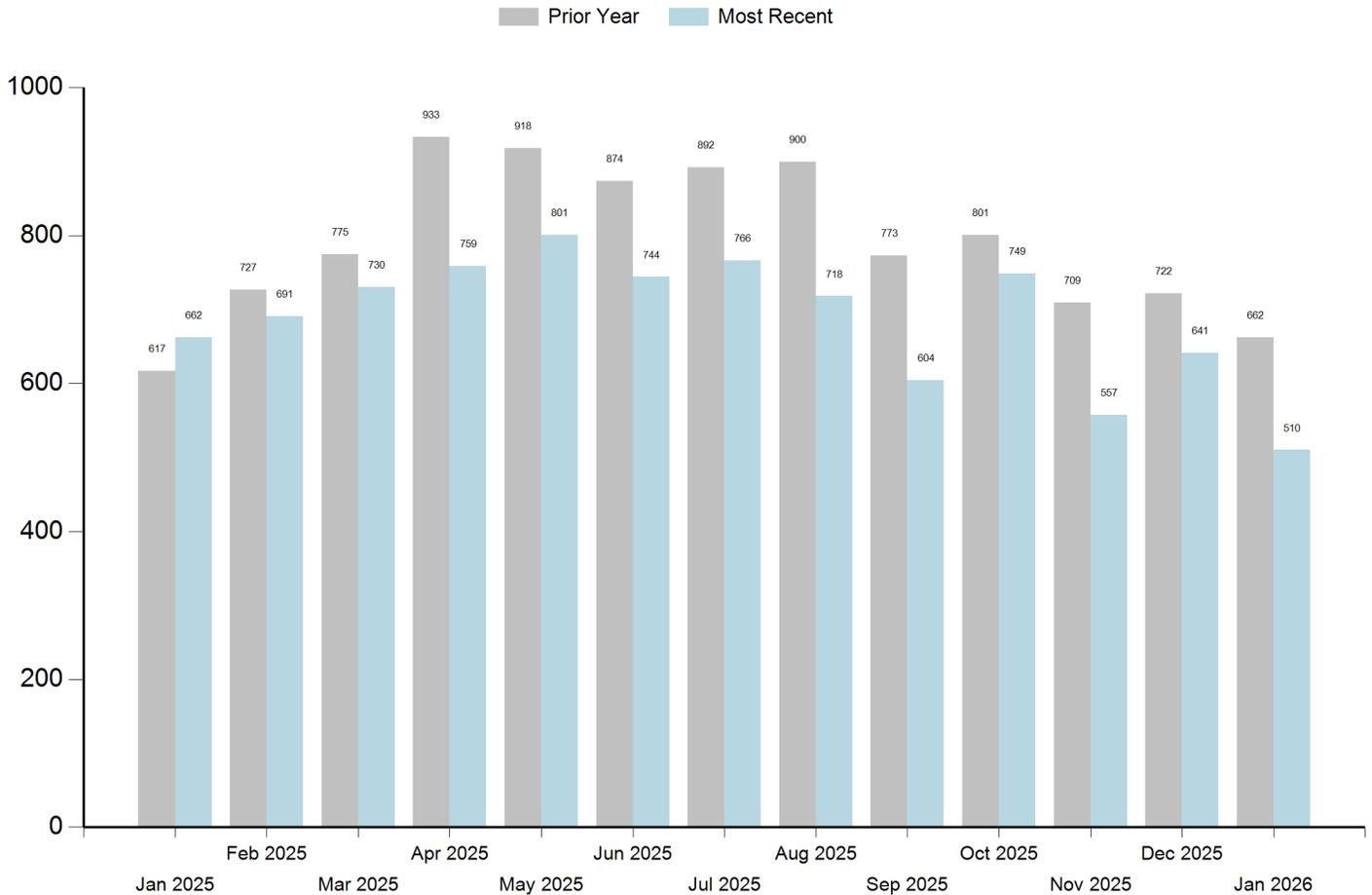
SFR % Change



Condo % Change



SFR YEAR OVER YEAR

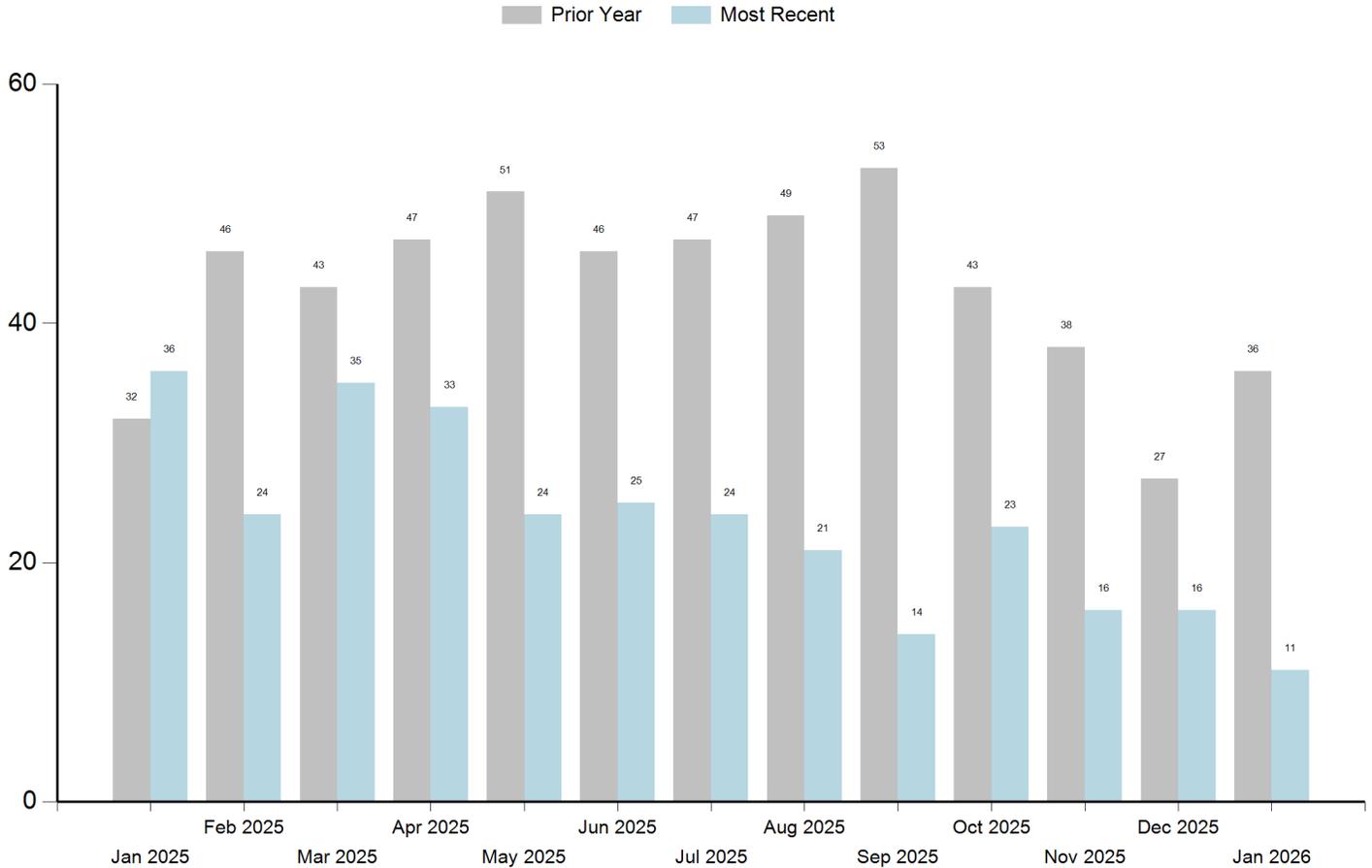


SFR YEAR OVER YEAR TRENDS

SFR % Change



CONDO YEAR OVER YEAR

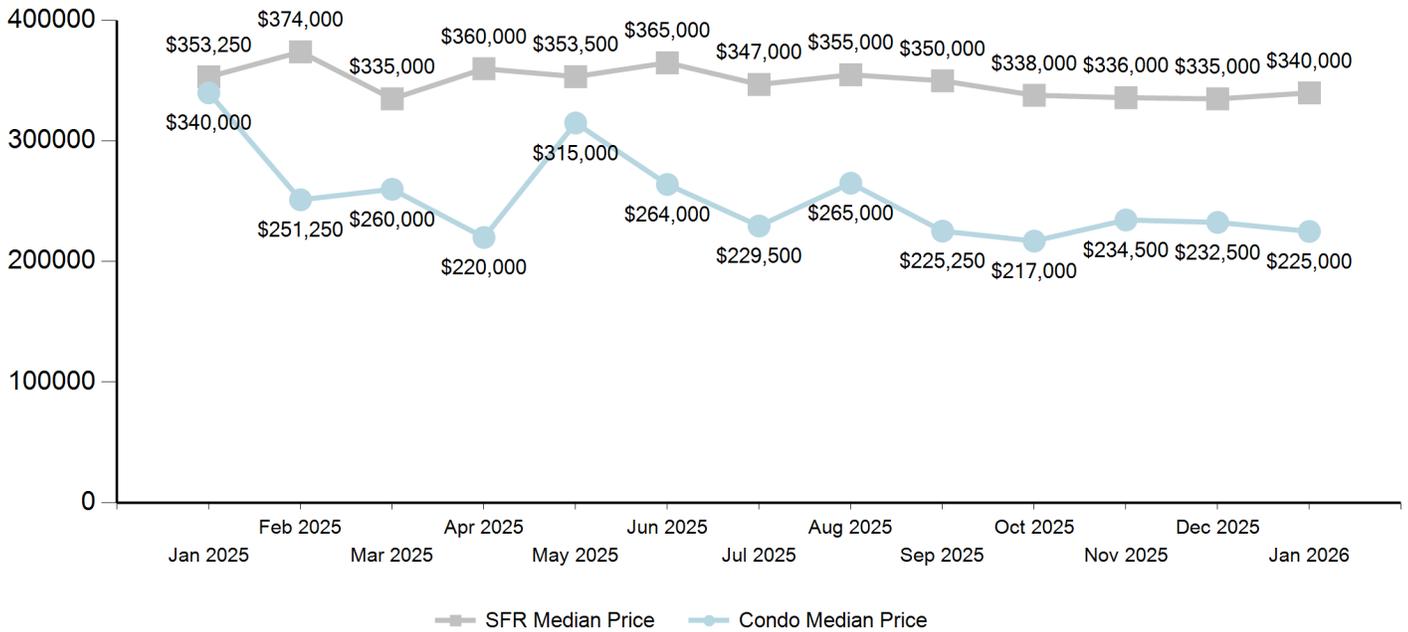


CONDO YEAR OVER YEAR TRENDS

CONDO % Change



SFR & CONDO MEDIAN SALES PRICE LAST 12 MONTHS



MONTH OVER MONTH TRENDS

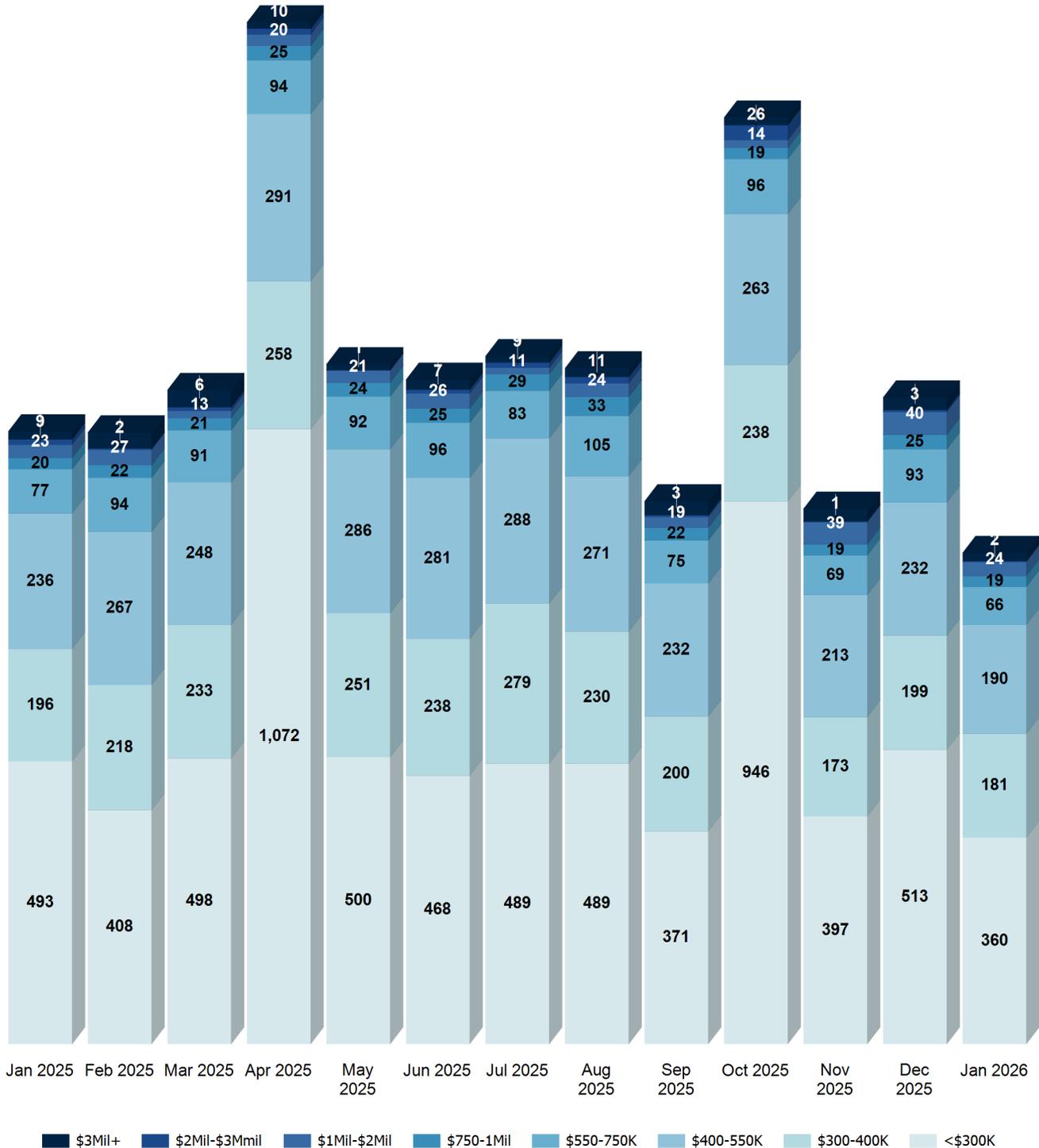
SFR % Change



Condo % Change



SALES VALUE RANGES



JANUARY 2026



COMMUNITY NAME	ZIP CODE	SFR				Condos		
		SALES	MEDIAN PRICE (\$1,000)	PRICE % CHG YOY	MEDIAN \$/ Sq. Ft.	SALES	MEDIAN PRICE (\$1,000)	PRICE % CHG YOY
ARVIN	93203	6	\$320	-21.92%	\$167	0	\$0	0.00%
BAKERSFIELD	93301	6	\$397	-30.84%	\$242	0	\$0	9.09%
BAKERSFIELD	93304	15	\$263	-2.32%	\$221	0	\$0	-50.00%
BAKERSFIELD	93305	19	\$270	-9.75%	\$189	1	\$173	66.67%
BAKERSFIELD	93306	47	\$360	-3.48%	\$267	1	\$359	-70.37%
BAKERSFIELD	93307	26	\$315	-22.19%	\$231	0	\$0	36.36%
BAKERSFIELD	93308	30	\$319	-2.38%	\$227	1	\$107	-20.00%
BAKERSFIELD	93309	24	\$365	-5.77%	\$233	5	\$225	-10.00%
BAKERSFIELD	93311	26	\$420	-9.92%	\$209	1	\$479	-83.81%
BAKERSFIELD	93312	42	\$465	-4.70%	\$234	0	\$0	0.00%
BAKERSFIELD	93313	25	\$367	-23.38%	\$207	1	\$395	5.00%
BAKERSFIELD	93314	33	\$577	-8.42%	\$312	0	\$0	-66.67%
BAKERSFIELD TOTAL		293	\$374	-11.20%	\$234	10	\$290	-18.37%
BODFISH	93205	6	\$140	3.51%	\$138	0	\$0	0.00%
BORON	93516	1	\$60	-41.51%	\$49	0	\$0	0.00%
BUTTONWILLOW	93206	1	\$319	-5.26%	\$214	0	\$0	0.00%
CALIFORNIA CITY	93505	21	\$215	-17.02%	\$147	0	\$0	-66.67%
DELANO	93215	9	\$350	-28.57%	\$225	0	\$0	50.00%
EDWARDS	93523	1	\$165	0.00%	\$96	0	\$0	0.00%
FELLOWS	93224	1	\$85	100.00%	\$74	0	\$0	0.00%
FRAZIER PARK	93225	2	\$282	-31.01%	\$422	0	\$0	0.00%
GLENNVILLE	93226	1	\$285	33.33%	\$0	0	\$0	0.00%
INYOKERN	93527	4	\$193	12.50%	\$112	0	\$0	0.00%
LAKE ISABELLA	93240	7	\$160	-1.67%	\$139	0	\$0	0.00%
LAMONT	93241	6	\$155	43.59%	\$154	0	\$0	0.00%
LEBEC	93243	1	\$398	-3.85%	\$169	0	\$0	0.00%
MC FARLAND	93250	2	\$275	-67.76%	\$261	0	\$0	100.00%
MOJAVE	93501	4	\$209	-11.59%	\$187	0	\$0	0.00%
NORTH EDWARDS	93523	2	\$169	12.50%	\$147	0	\$0	0.00%
ONYX	93255	2	\$103	-20.00%	\$77	0	\$0	0.00%
PINE MOUNTAIN CLUB	93222	6	\$323	-6.20%	\$245	0	\$0	0.00%
RIDGECREST	93555	29	\$248	-4.81%	\$160	0	\$0	0.00%
ROSAMOND	93560	19	\$380	-9.60%	\$217	0	\$0	0.00%

COMMUNITY NAME	ZIP CODE	SFR				Condos		
		SALES	MEDIAN PRICE (\$1,000)	PRICE % CHG YOY	MEDIAN \$/ Sq. Ft.	SALES	MEDIAN PRICE (\$1,000)	PRICE % CHG YOY
SHAFTER	93263	16	\$397	-28.80%	\$230	0	\$0	-100.00%
TAFT	93268	14	\$147	-23.02%	\$173	1	\$180	250.00%
TEHACHAPI	93561	39	\$410	-8.57%	\$214	0	\$0	-47.83%
WASCO	93280	10	\$233	-17.89%	\$203	0	\$0	100.00%
WELDON	93283	3	\$160	-9.43%	\$96	0	\$0	0.00%
WOFFORD HEIGHTS	93285	4	\$119	-10.28%	\$89	0	\$0	-100.00%