



*Market Activity
& Trends*

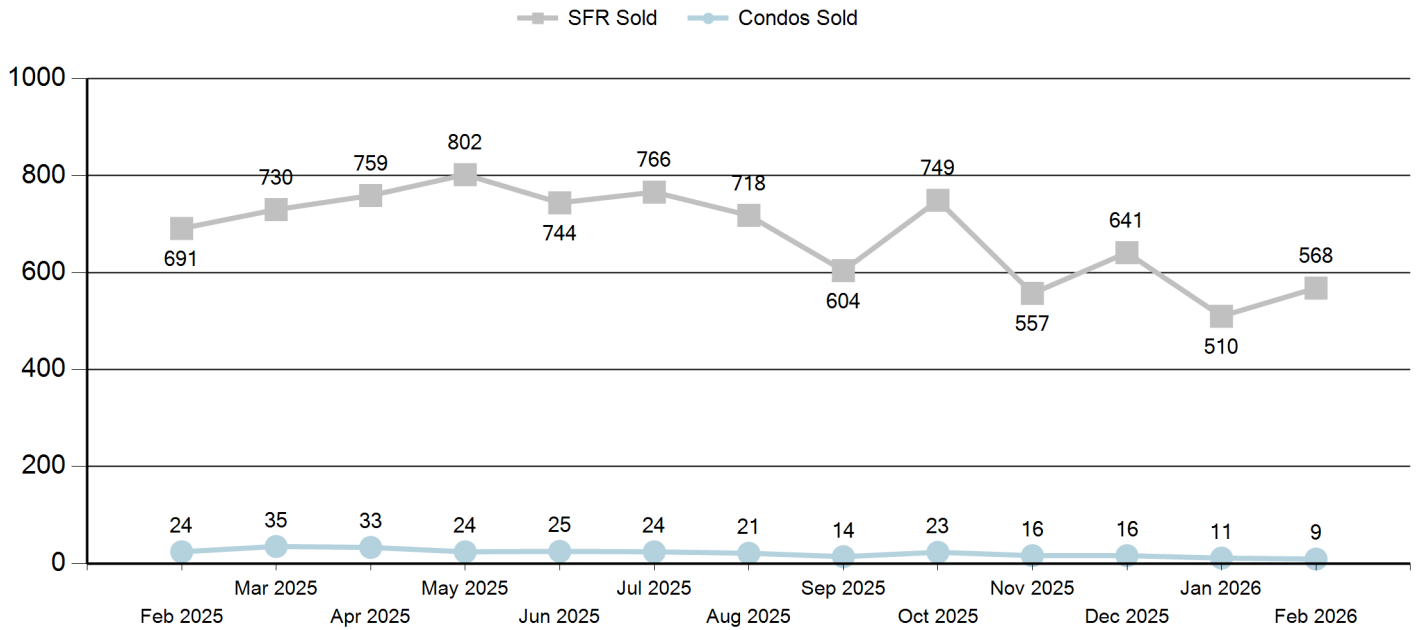
KERN COUNTY

FEBRUARY 2026



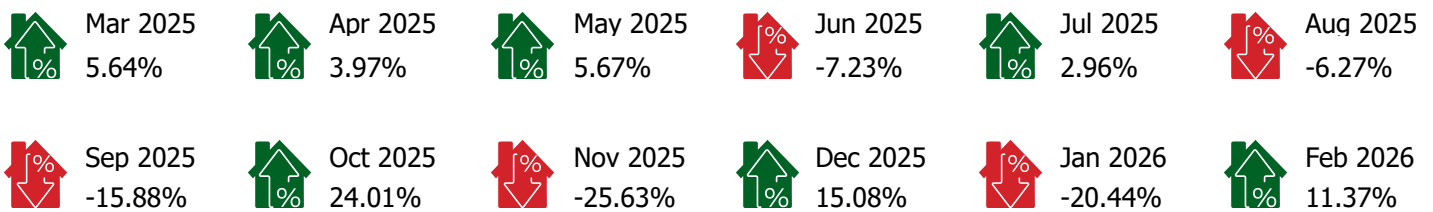
Lawyers Title[®]

SFR & CONDO SALES LAST 12 MONTHS

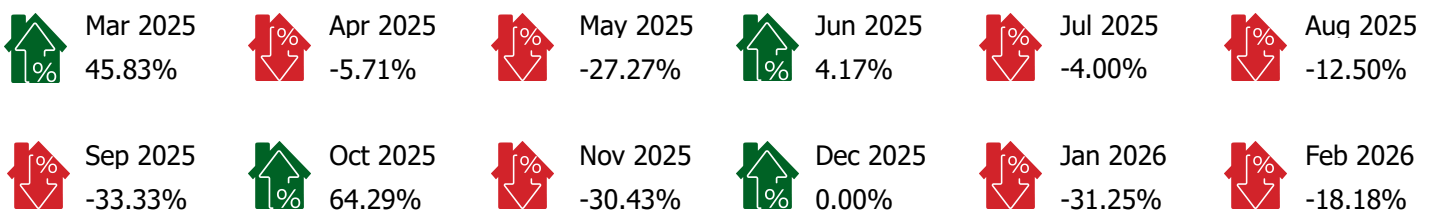


MONTH OVER MONTH TRENDS

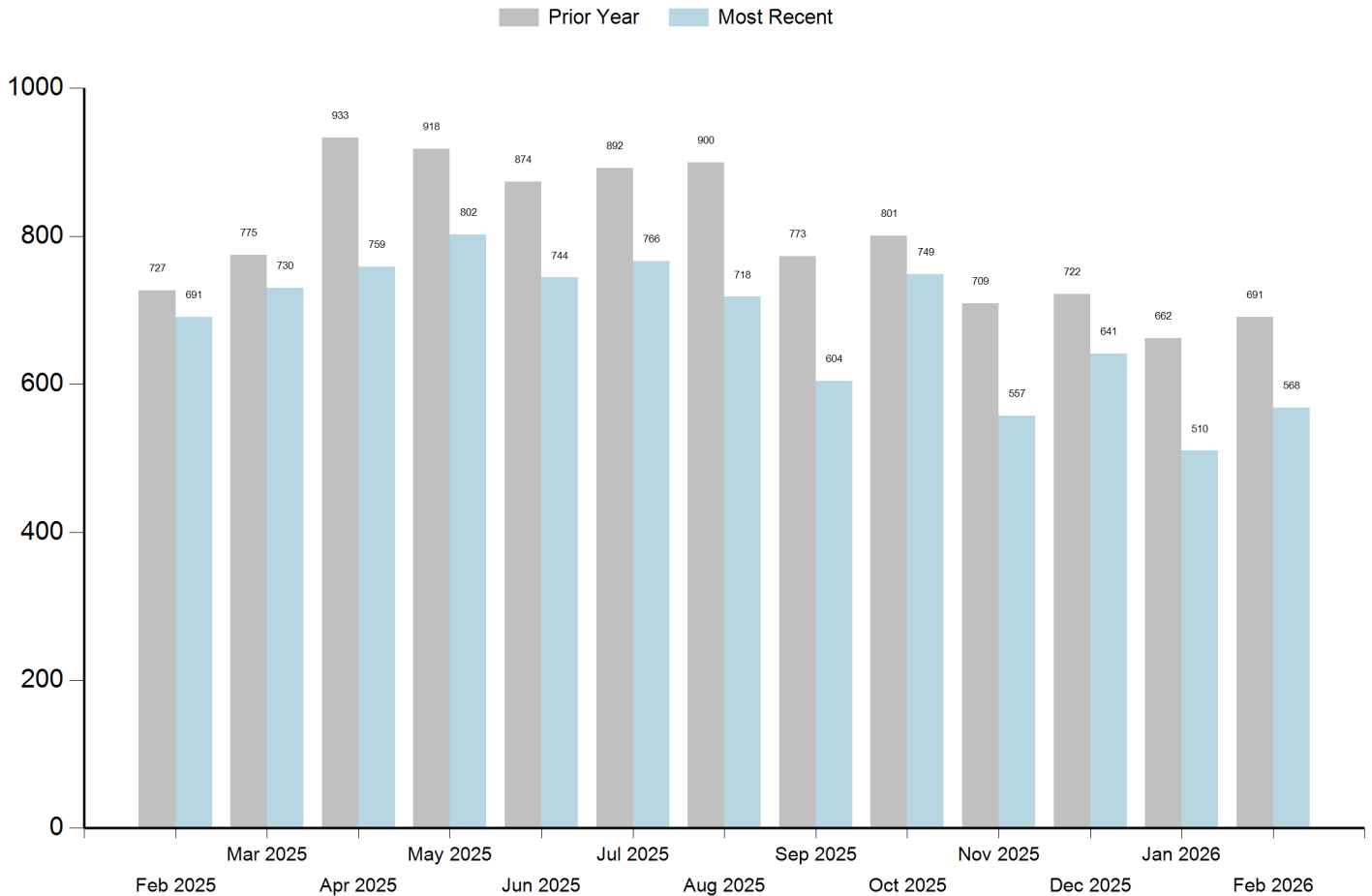
SFR % Change



Condo % Change

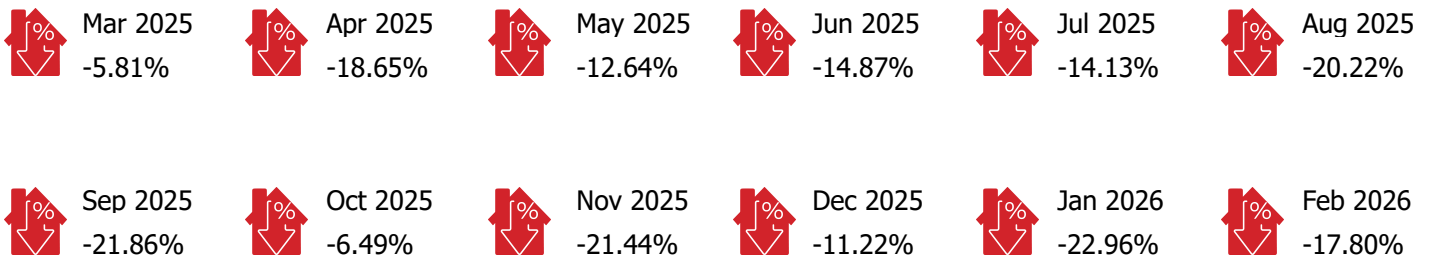


SFR YEAR OVER YEAR

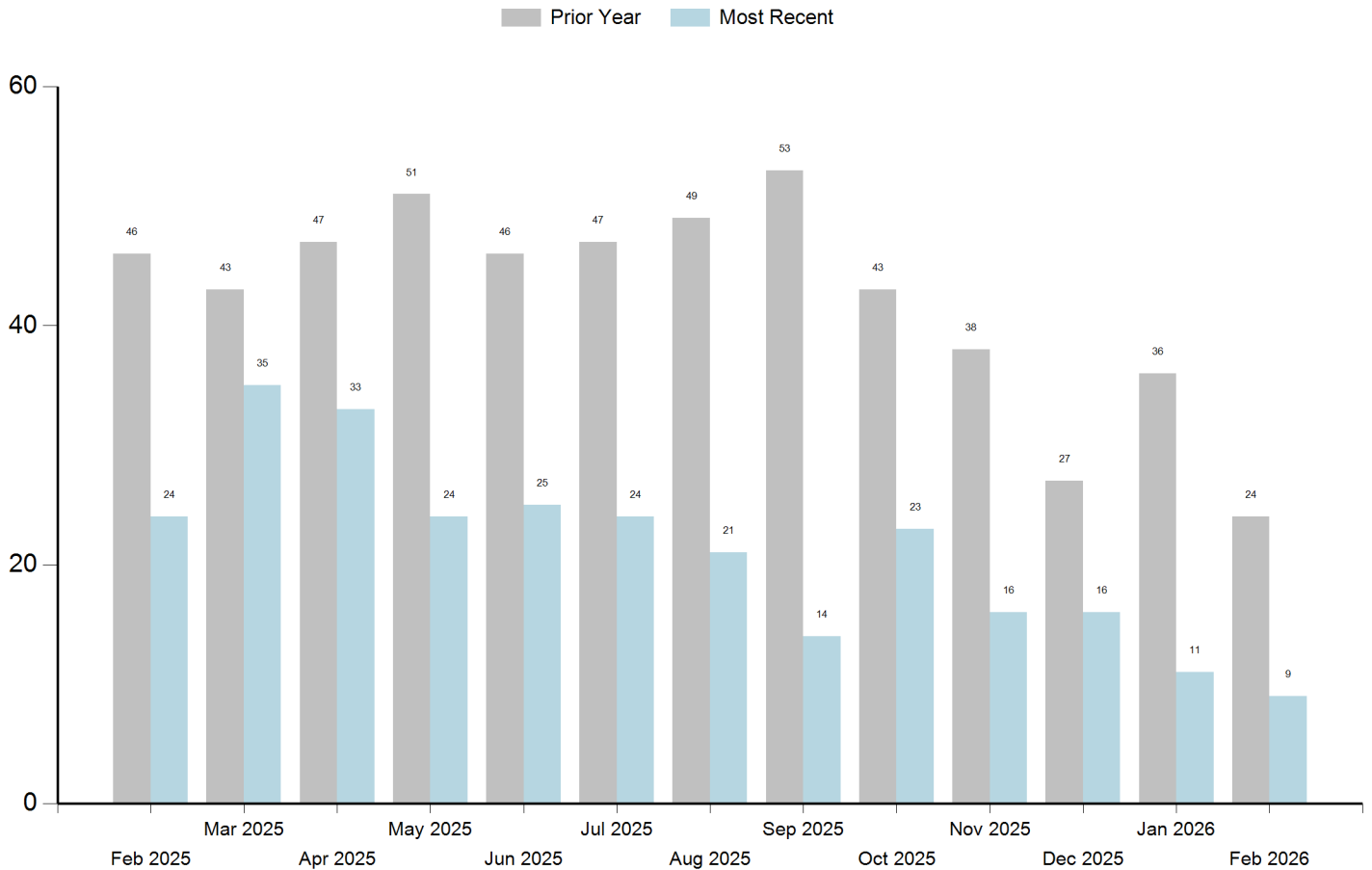


SFR YEAR OVER YEAR TRENDS

SFR % Change

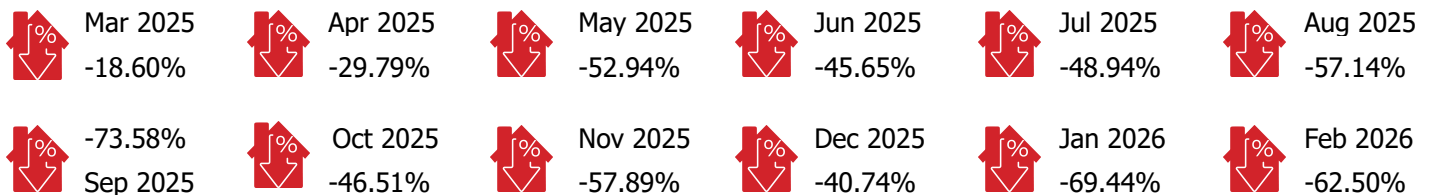


CONDO YEAR OVER YEAR

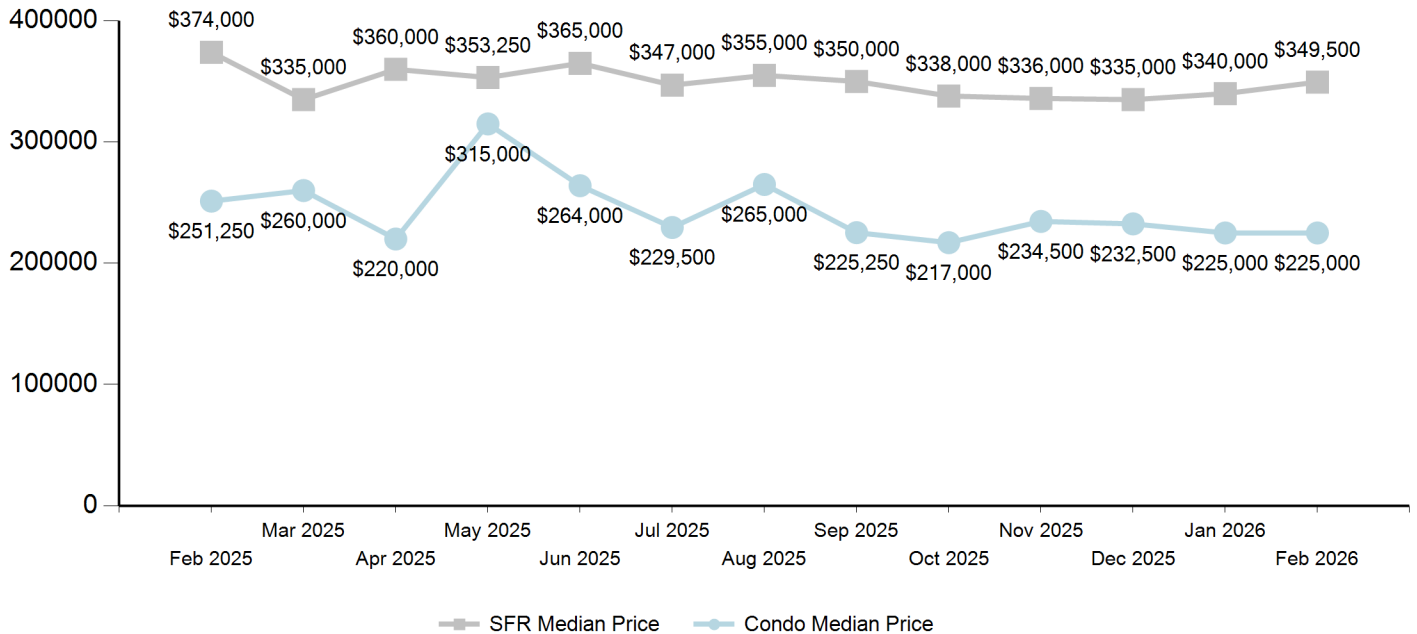


CONDO YEAR OVER YEAR TRENDS

CONDO % Change

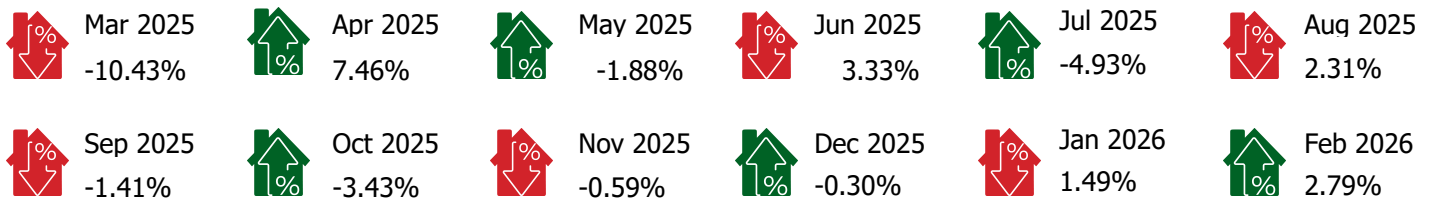


SFR & CONDO MEDIAN SALES PRICE LAST 12 MONTHS

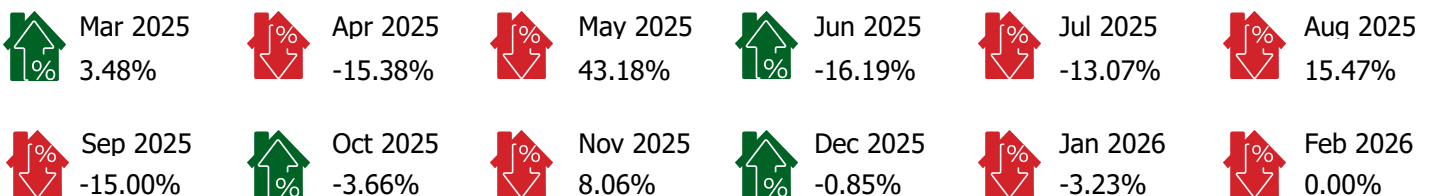


MONTH OVER MONTH TRENDS

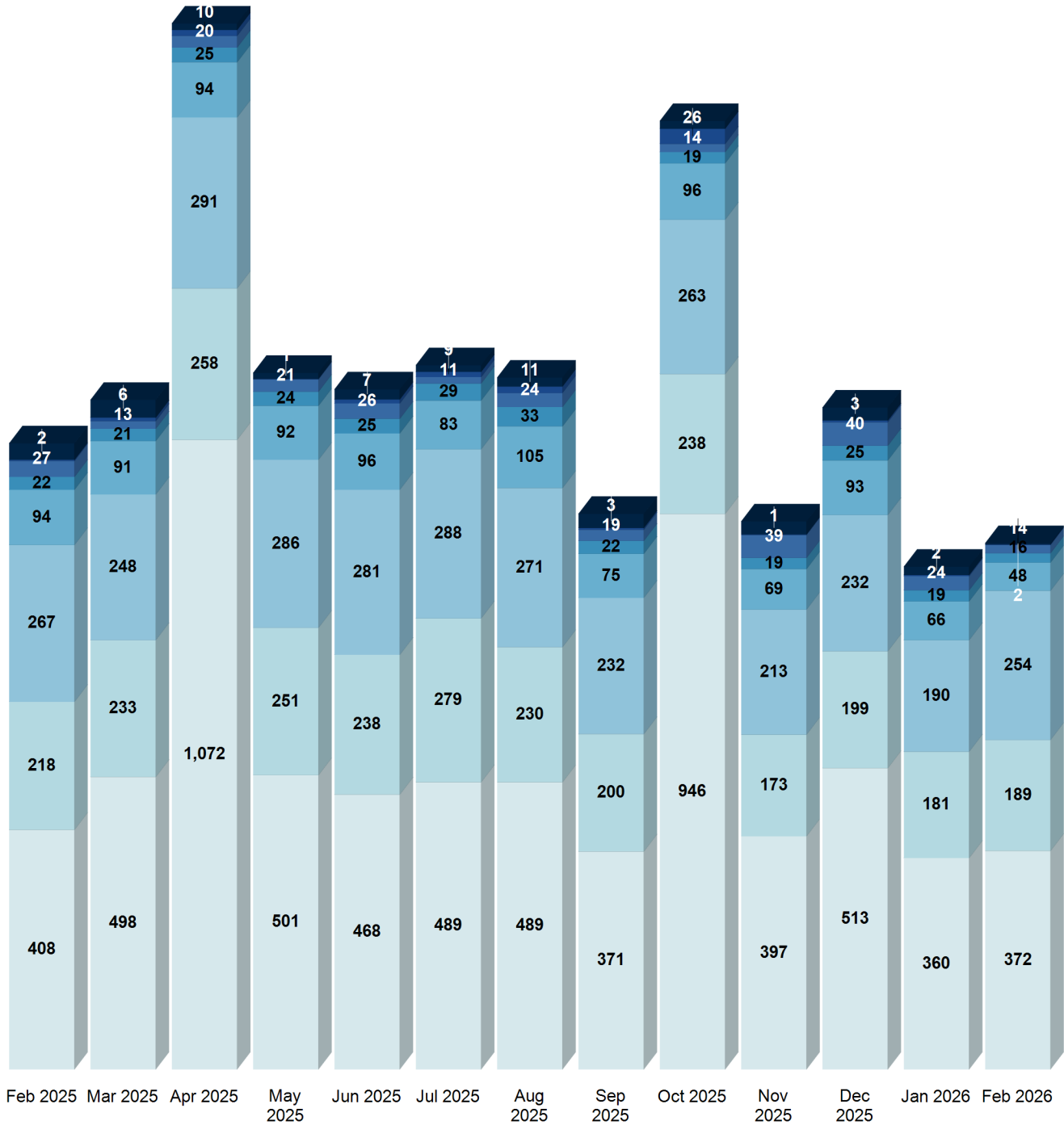
SFR % Change



Condo % Change



SALES VALUE RANGES



\$3Mil+
 \$2Mil-\$3Mmil
 \$1Mil-\$2Mil
 \$750-1Mil
 \$550-750K
 \$400-550K
 \$300-400K
 <\$300K

FEBRUARY 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	4	\$283	-23.19%	\$244	0	\$0	0.00%
BAKERSFIELD	93301	8	\$418	-39.81%	\$245	0	\$0	9.09%
BAKERSFIELD	93304	24	\$234	-3.76%	\$191	0	\$0	-75.00%
BAKERSFIELD	93305	14	\$272	-8.74%	\$202	0	\$0	66.67%
BAKERSFIELD	93306	48	\$362	-3.32%	\$222	2	\$975	-73.97%
BAKERSFIELD	93307	38	\$273	-23.60%	\$207	0	\$0	0.00%
BAKERSFIELD	93308	37	\$360	-3.59%	\$225	1	\$225	-20.00%
BAKERSFIELD	93309	29	\$335	-5.13%	\$211	5	\$225	-11.92%
BAKERSFIELD	93311	34	\$484	-13.27%	\$233	0	\$0	-89.37%
BAKERSFIELD	93312	41	\$450	-3.09%	\$262	0	\$0	0.00%
BAKERSFIELD	93313	41	\$395	-29.02%	\$207	0	\$0	5.26%
BAKERSFIELD	93314	26	\$465	-15.85%	\$261	0	\$0	-100.00%
BAKERSFIELD TOTAL		340	\$368	-13.56%	\$224	8	\$475	-32.14%
BODFISH	93205	7	\$109	10.53%	\$100	0	\$0	0.00%
BORON	93516	1	\$247	-43.40%	\$179	0	\$0	0.00%
CALIENTE	93518	2	\$210	-34.48%	\$245	0	\$0	0.00%
CALIFORNIA CITY	93505	23	\$280	-15.34%	\$160	0	\$0	-66.67%
DELANO	93215	7	\$176	-30.43%	\$149	0	\$0	0.00%
FRAZIER PARK	93225	6	\$411	-30.16%	\$218	0	\$0	0.00%
INYOKERN	93527	6	\$215	11.36%	\$112	0	\$0	0.00%
KERNVILLE	93238	3	\$300	-29.55%	\$223	0	\$0	0.00%
LAKE ISABELLA	93240	7	\$106	-5.51%	\$177	0	\$0	0.00%
LAMONT	93241	1	\$115	24.44%	\$60	0	\$0	0.00%
MARICOPA	93252	3	\$156	-31.03%	\$131	0	\$0	0.00%
MC FARLAND	93250	1	\$220	-68.21%	\$158	0	\$0	0.00%
MOJAVE	93501	3	\$260	-14.49%	\$236	0	\$0	0.00%
MOUNTAIN MESA	93240	1	\$275	-46.67%	\$176	0	\$0	0.00%
ONYX	93255	2	\$230	-12.50%	\$172	0	\$0	0.00%
PINE MOUNTAIN CLUB	93222	10	\$348	-6.87%	\$179	0	\$0	0.00%
RIDGECREST	93555	39	\$250	-5.47%	\$178	0	\$0	-5.56%
ROSAMOND	93560	19	\$400	-10.76%	\$239	0	\$0	0.00%
SHAFTER	93263	11	\$440	-32.61%	\$225	0	\$0	-100.00%
TAFT	93268	17	\$198	-19.78%	\$159	1	\$225	100.00%

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		SALES	MEDIAN PRICE (\$1,000)	PRICE % CHG YOY	MEDIAN \$/ Sq. Ft.	SALES	MEDIAN PRICE (\$1,000)	PRICE % CHG YOY
TEHACHAPI	93561	37	\$420	-7.86%	\$226	0	\$0	-54.17%
WASCO	93280	8	\$280	-19.53%	\$182	0	\$0	100.00%
WELDON	93283	2	\$146	-13.21%	\$131	0	\$0	0.00%
WOFFORD HEIGHTS	93285	8	\$212	-10.38%	\$163	0	\$0	-100.00%