

## April 2010 - Market Update in The South Bay and LA

City	ZIP	NOD	NTS	REO	Single Family Homes				Condominiums				SFR
					Sales	Price Median SFR Apr 10	Price Median SFR Apr 09	Price % Chg from Apr 09	Sales	Price Median Condos Apr 10	Price Median Condos Apr 09	Price % Chg from Apr 09	Median Home Price / Sq Ft
<b>All LA County</b>		<b>4821</b>	<b>6569</b>	<b>548</b>	<b>4919</b>	<b>\$330,000</b>	<b>\$295,000</b>	<b>11.9%</b>	<b>1444</b>	<b>\$305,000</b>	<b>\$293,000</b>	<b>4.1%</b>	<b>\$236</b>
Avalon	90704	1	2	0	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a
Beverly Hills	90210	11	9	0	22	\$1,840,000	\$2,998,000	-38.6%	5	\$683,000	\$4,587,000	-67.9%	\$580
Beverly Hills	90211	3	2	0	1	\$2,266,000	n/a	n/a	2	\$639,000	\$902,000	-29.2%	\$553
Beverly Hills	90212	2	6	0	4	\$2,150,000	n/a	n/a	n/a	n/a	\$1,520,000	n/a	\$654
Carson	90745	38	54	6	19	\$290,000	\$310,000	-6.5%	11	\$240,000	\$105,000	128.6%	\$226
Carson	90746	18	39	2	18	\$312,000	\$345,000	-9.7%	1	\$385,000	\$265,000	45.3%	\$199
Culver City	90230	19	11	0	5	\$695,000	\$599,000	16.1%	14	\$356,000	\$325,000	9.5%	\$527
Culver City	90232	0	3	0	5	\$551,000	n/a	n/a	1	\$351,000	n/a	n/a	\$526
El Segundo	90245	1	2	0	6	\$850,000	\$700,000	21.4%	7	\$450,000	\$450,000	0.0%	\$496
Gardena	90247	31	25	1	14	\$313,000	\$248,000	26.0%	5	\$284,000	\$265,000	7.2%	\$256
Gardena	90248	2	9	1	5	\$300,000	\$260,000	15.4%	1	\$160,000	n/a	n/a	\$205
Gardena	90249	11	16	0	5	\$400,000	\$325,000	23.1%	2	\$308,000	\$293,000	4.9%	\$368
Harbor City	90710	17	18	1	11	\$422,000	\$412,000	2.6%	7	\$236,000	\$210,000	12.4%	\$251
Hawthorne	90250	36	41	1	28	\$377,000	\$313,000	20.5%	8	\$360,000	\$262,000	37.4%	\$252
Hermosa Beach	90254	5	8	0	12	\$875,000	\$1,733,000	-49.5%	7	\$885,000	\$1,050,000	-15.7%	\$489
Inglewood	90301	11	15	3	6	\$202,000	\$246,000	-17.9%	6	\$118,000	\$137,000	-13.9%	\$215
Inglewood	90302	17	21	0	11	\$220,000	\$166,000	32.7%	5	\$112,000	\$117,000	-3.9%	\$231
Inglewood	90303	12	19	2	11	\$290,000	\$290,000	0.0%	n/a	n/a	n/a	n/a	\$210
Inglewood	90304	7	13	1	4	\$243,000	n/a	n/a	n/a	n/a	\$285,000	n/a	\$270
Inglewood	90305	14	21	1	15	\$315,000	\$300,000	5.0%	3	\$235,000	\$244,000	-3.7%	\$183
Los Angeles	90003	26	51	3	31	\$142,000	\$121,000	17.4%	n/a	n/a	n/a	n/a	\$137
Los Angeles	90004	10	12	0	7	\$1,110,000	\$1,055,000	5.2%	3	\$274,000	\$330,000	-17.0%	\$597
Los Angeles	90006	20	20	3	n/a	n/a	\$425,000	n/a	3	\$360,000	n/a	n/a	n/a
Los Angeles	90010	2	1	1	n/a	n/a	n/a	n/a	3	\$325,000	\$432,000	-24.7%	n/a
Los Angeles	90011	38	42	2	20	\$138,000	\$131,000	5.4%	n/a	n/a	n/a	n/a	\$143
Los Angeles	90012	17	9	2	n/a	n/a	n/a	n/a	12	\$316,000	\$296,000	6.8%	n/a
Los Angeles	90015	10	13	0	n/a	n/a	n/a	n/a	3	\$340,000	\$460,000	-26.1%	n/a
Los Angeles	90016	29	31	3	15	\$269,000	\$259,000	4.1%	1	\$209,000	\$212,000	-1.4%	\$250
Los Angeles	90018	31	40	3	17	\$250,000	\$287,000	-12.9%	n/a	n/a	n/a	n/a	\$185
Los Angeles	90019	20	45	2	11	\$551,000	\$550,000	0.2%	3	\$420,000	n/a	n/a	\$280
Los Angeles	90020	10	10	1	1	n/a	\$1,288,000	n/a	11	\$259,000	\$280,000	-7.5%	n/a
Los Angeles	90023	9	14	1	6	\$169,000	\$150,000	12.7%	n/a	n/a	n/a	n/a	\$169
Los Angeles	90027	5	7	0	13	\$1,230,000	\$1,420,000	-13.4%	4	\$294,000	n/a	n/a	\$343
Los Angeles	90029	6	8	1	1	\$195,000	\$374,000	-47.8%	n/a	n/a	n/a	n/a	\$234
Los Angeles	90034	6	13	0	19	\$704,000	\$481,000	46.6%	3	\$430,000	\$453,000	-5.0%	\$516
Los Angeles	90035	7	7	0	6	\$897,000	\$650,000	37.9%	1	\$335,000	\$370,000	-9.5%	\$463
Los Angeles	90036	4	10	0	6	\$870,000	\$965,000	-9.8%	1	\$485,000	\$290,000	67.2%	\$498
Los Angeles	90037	33	33	3	19	\$185,000	\$158,000	17.5%	n/a	n/a	n/a	n/a	\$146
Los Angeles	90039	15	19	1	13	\$410,000	\$689,000	-40.5%	n/a	n/a	n/a	n/a	\$349
Los Angeles	90047	45	67	7	36	\$203,000	\$226,000	-10.4%	n/a	n/a	n/a	n/a	\$187
Los Angeles	90057	5	8	2	n/a	n/a	n/a	n/a	2	\$190,000	\$155,000	22.6%	n/a
Los Angeles	90062	22	37	5	19	\$193,000	\$214,000	-13.0%	n/a	n/a	n/a	n/a	\$153
Los Angeles	90063	22	34	3	13	\$189,000	\$195,000	-3.1%	n/a	n/a	n/a	n/a	\$225
LA/August F. Haw	90044	42	72	5	45	\$167,000	\$145,000	15.2%	n/a	n/a	n/a	n/a	\$170
LA/August F. Haw	90059	26	55	6	21	\$139,000	\$128,000	9.0%	n/a	n/a	n/a	n/a	\$129
LA/August F. Haw	90061	19	27	3	12	\$183,000	\$182,000	0.3%	n/a	n/a	n/a	n/a	\$147
LA/Baldwin Hills	90008	12	31	0	18	\$380,000	\$363,000	4.8%	2	\$198,000	\$55,000	259.1%	\$206
LA/Bel-Air	90077	6	6	0	12	\$1,262,000	\$3,300,000	-61.8%	1	\$1,195,000	n/a	n/a	\$473



## April 2010 - Market Update in The South Bay and LA

City	ZIP	NOD	NTS	REO	Single Family Homes			Condominiums				SFR	
					Sales	Price Median SFR Apr 10	Price Median SFR Apr 09	Price % Chg from Apr 09	Sales	Price Median Condos Apr 10	Price Median Condos Apr 09		Price % Chg from Apr 09
LA/Boyle Heights	90033	8	17	2	3	\$260,000	\$135,000	92.6%	n/a	n/a	n/a	n/a	\$232
LA/Brentwood	90049	17	10	1	16	\$1,510,000	\$1,828,000	-17.4%	11	\$800,000	\$551,000	45.1%	\$738
LA/Century City	90067	1	3	0	n/a	n/a	n/a	n/a	5	\$590,000	\$841,000	-29.8%	n/a
LA/City of Commerce	90040	6	6	0	5	\$245,000	\$144,000	70.1%	n/a	n/a	n/a	n/a	\$230
LA/Dockweiler	90007	13	6	0	4	\$343,000	\$200,000	71.3%	n/a	n/a	n/a	n/a	\$179
LA/Eagle Rock	90041	9	19	0	13	\$390,000	\$450,000	-13.3%	n/a	n/a	n/a	n/a	\$277
LA/East L.A.	90022	19	25	2	15	\$228,000	\$230,000	-1.1%	n/a	n/a	n/a	n/a	\$184
LA/Echo Park	90026	16	9	0	11	\$359,000	\$390,000	-8.0%	2	\$362,000	\$544,000	-33.5%	\$380
LA/EI Sereno	90032	33	38	0	21	\$243,000	\$253,000	-4.0%	n/a	n/a	\$174,000	n/a	\$209
LA/Firestone Park	90001	18	45	1	13	\$142,000	\$160,000	-11.3%	n/a	n/a	n/a	n/a	\$131
LA/Glassell	90065	23	25	1	22	\$436,000	\$443,000	-1.5%	n/a	n/a	n/a	n/a	\$296
LA/Highland Park	90042	17	23	1	24	\$330,000	\$269,000	22.7%	8	\$318,000	\$248,000	28.0%	\$274
LA/Hollywood	90028	4	8	0	2	\$481,000	n/a	n/a	3	\$350,000	n/a	n/a	\$279
LA/Hollywood	90068	16	15	2	30	\$790,000	\$1,005,000	-21.4%	1	\$358,000	\$309,000	15.7%	\$562
LA/Ladera Heights	90056	12	10	0	4	\$560,000	\$671,000	-16.5%	n/a	n/a	n/a	n/a	\$296
LA/Lincoln Heights	90031	14	13	2	15	\$201,000	\$217,000	-7.2%	n/a	n/a	n/a	n/a	\$199
LA/Mar Vista	90066	4	10	0	21	\$799,000	\$628,000	27.3%	7	\$429,000	\$452,000	-5.1%	\$561
LA/Rancho Park	90064	9	7	0	14	\$715,000	\$785,000	-8.9%	3	\$495,000	\$427,000	16.1%	\$493
LA/Sanford	90005	13	21	2	6	\$741,000	n/a	n/a	8	\$295,000	\$360,000	-18.1%	\$335
LA/View Park/Windsor Hills	90043	42	48	3	40	\$270,000	\$307,000	-12.1%	n/a	n/a	n/a	n/a	\$180
LA/Watts	90002	31	44	4	37	\$128,000	\$130,000	-1.9%	n/a	n/a	n/a	n/a	\$132
LA/West LA	90025	14	10	2	2	\$655,000	\$775,000	-15.5%	14	\$552,000	\$525,000	5.1%	\$676
LA/Westchester	90045	19	11	1	15	\$635,000	\$572,000	11.1%	5	\$266,000	\$235,000	13.2%	\$467
LA/Westwood	90024	14	9	2	4	\$1,329,000	\$1,215,000	9.4%	23	\$490,000	\$501,000	-2.1%	\$618
Lomita	90717	6	14	1	7	\$470,000	\$455,000	3.3%	4	\$375,000	\$260,000	44.0%	\$291
Malibu	90265	18	11	2	10	\$1,600,000	\$2,000,000	-20.0%	6	\$498,000	\$475,000	4.7%	\$730
Manhattan Beach	90266	7	7	0	37	\$1,573,000	\$1,521,000	3.4%	4	\$1,413,000	\$1,030,000	37.1%	\$661
Marina del Rey	90292	15	12	0	3	\$1,850,000	\$955,000	93.7%	14	\$579,000	\$525,000	10.3%	\$428
Pacific Palisades	90272	10	3	0	11	\$2,467,000	\$2,555,000	-2.8%	3	\$710,000	\$555,000	27.9%	\$633
Palos Verdes Pen.	90274	9	6	0	24	\$1,463,000	\$1,825,000	-19.9%	5	\$475,000	\$409,000	16.1%	\$556
Playa del Rey	90293	8	8	2	5	\$1,037,000	\$625,000	65.8%	4	\$453,000	\$470,000	-3.8%	\$379
Playa Vista	90094	6	10	2	n/a	n/a	n/a	n/a	4	\$519,000	\$450,000	15.3%	n/a
Rancho P.V.	90275	11	25	2	26	\$935,000	\$825,000	13.3%	13	\$515,000	\$515,000	0.0%	\$430
Redondo Beach	90277	14	12	0	12	\$851,000	\$990,000	-14.1%	17	\$639,000	\$559,000	14.3%	\$512
Redondo Beach	90278	15	18	1	24	\$605,000	\$708,000	-14.2%	19	\$646,000	\$595,000	8.5%	\$542
San Pedro	90731	30	25	3	19	\$494,000	\$340,000	45.5%	3	\$400,000	\$299,000	33.8%	\$331
San Pedro	90732	20	10	1	10	\$600,000	\$538,000	11.6%	8	\$298,000	\$270,000	10.2%	\$391
Santa Monica	90401	0	4	0	n/a	n/a	n/a	n/a	1	\$385,000	n/a	n/a	n/a
Santa Monica	90402	1	2	0	14	\$3,269,000	\$1,980,000	65.1%	2	\$823,000	n/a	n/a	\$869
Santa Monica	90403	6	10	1	4	\$1,657,000	n/a	n/a	11	\$837,000	\$765,000	9.4%	\$842
Santa Monica	90404	3	9	0	n/a	n/a	n/a	n/a	6	\$580,000	\$448,000	29.6%	n/a
Santa Monica	90405	4	9	0	11	\$894,000	\$1,325,000	-32.6%	11	\$632,000	\$850,000	-25.7%	\$659
Torrance	90501	14	15	0	16	\$357,000	\$446,000	-20.1%	7	\$419,000	\$370,000	13.2%	\$321
Torrance	90502	14	19	2	6	\$368,000	\$309,000	18.9%	8	\$190,000	\$310,000	-38.7%	\$280
Torrance	90503	11	6	0	16	\$668,000	\$616,000	8.4%	13	\$467,000	\$468,000	-0.1%	\$449
Torrance	90504	5	10	0	16	\$457,000	\$423,000	8.0%	n/a	n/a	\$303,000	n/a	\$348
Torrance	90505	4	10	0	18	\$730,000	\$713,000	2.5%	5	\$310,000	\$370,000	-16.2%	\$432
Venice	90291	8	11	0	12	\$1,040,000	\$1,425,000	-27.0%	1	\$1,100,000	\$825,000	33.3%	\$836

