

August 2009 - Market Update in The South Bay and LA

City	ZIP	NOD	NTS	REO	Single Family Homes			Condominiums			SFR		
					Sales	Price Median SFR Aug 09	Price Median SFR Aug 08	Price % Chg from Aug 08	Sales	Price Median Condos Aug 09		Price Median Condos Aug 08	Price % Chg from Aug 08
All LA County		7693	7659	851	5119	\$325,000	\$385,000	-15.6%	1551	\$321,000	\$356,000	-10.1%	\$229
Avalon	90704	1	3	0	1	\$835,000	\$1,300,000	-35.8%	1	\$385,000	\$0	0.0%	\$416
Beverly Hills	90210	10	14	0	15	\$1,795,000	\$2,690,000	-33.3%	2	\$975,000	\$350,000	178.6%	\$572
Beverly Hills	90211	4	1	0	4	\$1,145,000	\$1,520,000	-28.9%	2	\$783,000	\$0	0.0%	\$477
Beverly Hills	90212	1	6	0	1	\$2,000,000	\$0	1.3%	5	\$600,000	\$493,000	21.7%	\$705
Carson	90745	65	57	9	19	\$301,000	\$349,000	-15.1%	19	\$163,000	\$268,000	-39.3%	\$208
Carson	90746	21	22	4	15	\$356,000	\$370,000	-3.9%	4	\$365,000	\$465,000	-21.5%	\$220
Culver City	90230	15	8	0	9	\$578,000	\$615,000	-6.1%	26	\$351,000	\$401,000	-12.4%	\$487
Culver City	90232	4	1	0	2	\$686,000	\$831,000	-17.4%	2	\$551,000	\$0	0.0%	\$653
El Segundo	90245	9	1	0	7	\$675,000	\$795,000	-15.1%	3	\$619,000	\$450,000	37.6%	\$539
Gardena	90247	26	28	4	13	\$255,000	\$380,000	-32.9%	6	\$284,000	\$285,000	11.3%	\$220
Gardena	90248	9	7	0	5	\$226,000	\$400,000	-43.6%	0	\$0	\$0	0.0%	\$184
Gardena	90249	18	16	4	9	\$310,000	\$400,000	-22.5%	1	\$95,000	\$200,000	-52.5%	\$225
Harbor City	90710	17	13	0	12	\$373,000	\$508,000	-24.0%	8	\$265,000	\$305,000	-13.1%	\$293
Hawthorne	90250	54	58	6	34	\$356,000	\$375,000	-5.1%	7	\$225,000	\$425,000	-47.1%	\$310
Hermosa Beach	90254	14	4	2	7	\$1,210,000	\$920,000	21.1%	8	\$1,099,000	\$1,095,000	12.8%	\$702
Inglewood	90301	27	22	2	5	\$305,000	\$311,000	-1.9%	1	\$108,000	\$243,000	-55.5%	\$214
Inglewood	90302	27	22	2	8	\$204,000	\$248,000	-17.6%	4	\$118,000	\$167,000	-29.4%	\$206
Inglewood	90303	17	11	0	6	\$200,000	\$370,000	-43.3%	0	\$0	\$0	0.0%	\$212
Inglewood	90304	12	8	0	7	\$260,000	\$285,000	-8.6%	0	\$0	\$0	0.0%	\$294
Inglewood	90305	28	18	1	10	\$327,000	\$411,000	-20.4%	3	\$299,000	\$385,000	-22.3%	\$178
Los Angeles	90003	82	83	15	26	\$121,000	\$229,000	-51.2%	0	\$0	\$0	0.0%	\$105
Los Angeles	90004	9	19	3	12	\$960,000	\$1,120,000	-21.2%	3	\$545,000	\$695,000	-21.6%	\$558
Los Angeles	90006	24	17	2	4	\$304,000	\$575,000	-47.1%	0	\$0	\$480,000	0.0%	\$236
Los Angeles	90010	2	3	0	0	\$0	\$0	0.0%	2	\$431,000	\$0	0.0%	\$0
Los Angeles	90011	74	84	17	16	\$158,000	\$205,000	-22.9%	0	\$0	\$0	0.0%	\$122
Los Angeles	90012	8	12	2	1	\$490,000	\$0	-2.0%	8	\$308,000	\$500,000	-38.5%	\$313
Los Angeles	90015	16	7	0	1	\$120,000	\$0	0.0%	6	\$397,000	\$453,000	-12.4%	\$90
Los Angeles	90016	47	44	7	12	\$315,000	\$365,000	-13.8%	3	\$320,000	\$335,000	-4.5%	\$242
Los Angeles	90018	29	35	8	19	\$250,000	\$387,000	-35.4%	0	\$0	\$133,000	0.0%	\$177
Los Angeles	90019	46	26	1	9	\$425,000	\$685,000	-38.0%	1	\$470,000	\$465,000	1.1%	\$312
Los Angeles	90020	10	13	0	0	\$0	\$3,161,000	0.0%	2	\$243,000	\$279,000	-13.2%	\$0
Los Angeles	90023	25	22	5	4	\$145,000	\$260,000	-44.2%	0	\$0	\$0	0.0%	\$214
Los Angeles	90027	14	11	1	7	\$1,526,000	\$859,000	77.6%	2	\$225,000	\$506,000	-55.5%	\$476
Los Angeles	90029	11	11	0	3	\$468,000	\$404,000	15.8%	0	\$0	\$0	0.0%	\$272
Los Angeles	90034	10	11	2	13	\$628,000	\$720,000	-12.8%	2	\$423,000	\$358,000	18.0%	\$415
Los Angeles	90035	10	8	1	10	\$1,161,000	\$635,000	25.5%	4	\$510,000	\$494,000	3.3%	\$489
Los Angeles	90036	6	6	0	11	\$881,000	\$945,000	-6.8%	4	\$467,000	\$405,000	15.2%	\$454
Los Angeles	90037	47	44	4	15	\$157,000	\$310,000	-49.5%	0	\$0	\$0	0.0%	\$114
Los Angeles	90039	15	19	1	12	\$613,000	\$511,000	14.8%	2	\$453,000	\$345,000	31.2%	\$498
Los Angeles	90047	67	65	12	46	\$220,000	\$284,000	-22.5%	0	\$0	\$0	0.0%	\$165
Los Angeles	90057	5	5	0	1	\$315,000	\$475,000	-33.7%	2	\$185,000	\$0	0.0%	\$453
Los Angeles	90062	38	32	4	11	\$164,000	\$237,000	-30.5%	0	\$0	\$0	0.0%	\$127
Los Angeles	90063	32	44	4	10	\$170,000	\$360,000	-52.8%	0	\$0	\$0	0.0%	\$201
LA/August F. Haw	90044	78	88	17	34	\$135,000	\$240,000	-43.8%	0	\$0	\$0	0.0%	\$148
LA/August F. Haw	90059	31	43	8	38	\$125,000	\$199,000	-37.2%	0	\$0	\$0	0.0%	\$108
LA/August F. Haw	90061	36	27	3	11	\$168,000	\$260,000	-35.6%	0	\$0	\$0	0.0%	\$145
LA/Baldwin Hills	90008	16	13	4	12	\$351,000	\$438,000	-19.9%	1	\$170,000	\$0	-57.5%	\$234
LA/Bel-Air	90077	6	8	1	7	\$1,225,000	\$818,000	-29.0%	3	\$1,132,000	\$1,033,000	9.6%	\$574



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LA/Boyle Heights	90033	13	20	1	1	\$55,000	\$0	0.0%	0	\$0	\$0	0.0%	\$80
LA/Brentwood	90049	6	13	0	22	\$1,393,000	\$1,880,000	-26.9%	9	\$480,000	\$732,000	-34.4%	\$624
LA/Century City	90067	5	1	0	0	\$0	\$0	0.0%	4	\$850,000	\$1,075,000	-22.7%	\$0
LA/City of Commerce	90040	5	4	1	4	\$230,000	\$273,000	-15.6%	0	\$0	\$280,000	0.0%	\$232
LA/Dockweiler	90007	12	10	1	2	\$1,053,000	\$245,000	250.8%	0	\$0	\$0	0.0%	\$247
LA/Eagle Rock	90041	18	16	2	17	\$415,000	\$560,000	-25.9%	0	\$0	\$0	0.0%	\$321
LA/East L.A.	90022	41	29	3	13	\$250,000	\$290,000	-13.6%	0	\$0	\$0	0.0%	\$216
LA/Echo Park	90026	19	27	1	11	\$365,000	\$368,000	-3.4%	0	\$0	\$434,000	0.0%	\$317
LA/EI Sereno	90032	34	32	3	29	\$240,000	\$350,000	-31.4%	3	\$199,000	\$235,000	-15.3%	\$178
LA/Firestone Park	90001	36	45	5	18	\$141,000	\$159,000	-11.5%	0	\$0	\$0	0.0%	\$144
LA/Glassell	90065	38	32	4	30	\$429,000	\$499,000	-14.0%	0	\$0	\$0	0.0%	\$303
LA/Highland Park	90042	41	44	3	33	\$316,000	\$364,000	-13.1%	9	\$280,000	\$285,000	-1.8%	\$253
LA/Hollywood	90028	6	4	1	1	\$660,000	\$0	0.0%	1	\$405,000	\$1,098,000	-63.1%	\$278
LA/Hollywood	90068	13	17	6	23	\$989,000	\$1,054,000	-6.9%	4	\$476,000	\$480,000	-0.9%	\$410
LA/Ladera Heights	90056	7	7	0	3	\$640,000	\$750,000	-14.7%	0	\$0	\$323,000	0.0%	\$303
LA/Lincoln Heights	90031	23	18	2	11	\$260,000	\$323,000	-11.6%	1	\$276,000	\$0	0.0%	\$181
LA/Mar Vista	90066	15	13	2	17	\$715,000	\$697,000	-0.6%	6	\$393,000	\$422,000	5.4%	\$568
LA/Rancho Park	90064	8	4	0	26	\$975,000	\$915,000	-27.8%	5	\$555,000	\$622,000	-10.7%	\$573
LA/Sanford	90005	15	13	1	4	\$779,000	\$0	0.0%	8	\$272,000	\$440,000	-38.3%	\$227
LA/View Park/Windsor Hills	90043	75	48	4	35	\$253,000	\$325,000	-22.2%	0	\$0	\$0	0.0%	\$174
LA/Watts	90002	53	65	7	32	\$106,000	\$172,000	-38.6%	0	\$0	\$0	0.0%	\$96
LA/West LA	90025	8	13	2	7	\$920,000	\$875,000	-40.2%	22	\$621,000	\$650,000	-4.5%	\$602
LA/Westchester	90045	14	20	1	21	\$653,000	\$700,000	-6.7%	2	\$290,000	\$413,000	-29.8%	\$469
LA/Westwood	90024	14	12	3	8	\$1,463,000	\$2,148,000	-36.3%	19	\$678,000	\$585,000	5.9%	\$612
Lomita	90717	3	7	0	6	\$447,000	\$502,000	-11.0%	1	\$355,000	\$255,000	39.2%	\$312
Malibu	90265	15	15	1	22	\$1,623,000	\$1,875,000	-31.7%	5	\$523,000	\$483,000	8.4%	\$608
Manhattan Beach	90266	13	10	0	19	\$1,600,000	\$1,163,000	34.4%	8	\$1,168,000	\$1,029,000	25.7%	\$612
Marina del Rey	90292	9	6	0	1	\$0	\$1,388,000	0.0%	20	\$624,000	\$747,000	-20.1%	\$0
Pacific Palisades	90272	6	2	0	17	\$1,900,000	\$2,654,000	-29.9%	4	\$630,000	\$863,000	-26.2%	\$719
Palos Verdes Pen.	90274	10	8	1	25	\$1,305,000	\$1,275,000	0.3%	8	\$593,000	\$580,000	2.2%	\$529
Playa del Rey	90293	9	6	1	3	\$1,225,000	\$1,650,000	-25.7%	7	\$432,000	\$450,000	-4.0%	\$384
Playa Vista	90094	8	3	0	0	\$0	\$0	0.0%	11	\$573,000	\$638,000	-12.5%	\$0
Rancho P.V.	90275	17	15	1	24	\$969,000	\$1,053,000	-8.0%	15	\$435,000	\$350,000	24.3%	\$426
Redondo Beach	90277	11	12	2	15	\$1,350,000	\$900,000	50.0%	23	\$610,000	\$615,000	-0.8%	\$544
Redondo Beach	90278	22	8	1	16	\$653,000	\$620,000	5.2%	24	\$565,000	\$673,000	-16.0%	\$421
San Pedro	90731	37	26	2	20	\$440,000	\$535,000	-17.8%	8	\$343,000	\$375,000	-8.7%	\$356
San Pedro	90732	21	11	0	8	\$584,000	\$525,000	11.1%	15	\$405,000	\$419,000	-3.3%	\$424
Santa Monica	90401	3	1	0	0	\$0	\$0	0.0%	1	\$575,000	\$0	0.0%	\$0
Santa Monica	90402	2	2	1	14	\$2,160,000	\$2,803,000	-22.9%	1	\$1,014,000	\$648,000	56.6%	\$1,054
Santa Monica	90403	2	1	0	2	\$1,363,000	\$1,431,000	-20.1%	8	\$614,000	\$908,000	-27.2%	\$1,119
Santa Monica	90404	6	5	0	3	\$735,000	\$699,000	5.2%	8	\$530,000	\$590,000	-10.3%	\$682
Santa Monica	90405	8	4	1	9	\$920,000	\$1,140,000	-19.3%	7	\$522,000	\$939,000	-40.3%	\$772
Torrance	90501	25	15	0	18	\$500,000	\$467,000	-11.5%	10	\$423,000	\$446,000	-5.2%	\$307
Torrance	90502	20	18	2	8	\$345,000	\$415,000	-16.9%	11	\$226,000	\$273,000	-17.4%	\$235
Torrance	90503	12	5	0	14	\$625,000	\$608,000	3.3%	15	\$450,000	\$525,000	-14.3%	\$487
Torrance	90504	13	12	0	19	\$463,000	\$500,000	-7.5%	0	\$0	\$331,000	0.0%	\$351
Torrance	90505	15	9	1	22	\$625,000	\$778,000	-19.4%	9	\$375,000	\$385,000	-2.6%	\$506
Venice	90291	17	9	0	8	\$980,000	\$1,138,000	-13.8%	2	\$858,000	\$0	0.0%	\$850

