

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

City	ZIP	NOD	NTS	REO	Single Family Homes				Condominiums				SFR
					Sales	Price Median SFR May 10	Price Median SFR May 09	Price % Chg from May 09	Sales	Price Median Condos May 10	Price Median Condos May 09	Price % Chg from May 09	Median Home Price / Sq Ft
<b>All LA County</b>		<b>3919</b>	<b>5929</b>	<b>758</b>	<b>5108</b>	<b>\$350,000</b>	<b>\$295,000</b>	<b>18.6%</b>	<b>1725</b>	<b>\$320,000</b>	<b>\$290,000</b>	<b>10.3%</b>	<b>\$249</b>
Avalon	90704	0	0	0	2	\$568,000	\$0	n/a	1	\$424,000	\$500,000	-15.2%	\$454
Beverly Hills	90210	16	10	0	17	\$2,400,000	\$2,383,000	-31.4%	3	\$665,000	\$840,000	-39.5%	\$766
Beverly Hills	90211	3	4	2	1	n/a	\$1,625,000	n/a	3	\$635,000	\$858,000	-30.6%	n/a
Beverly Hills	90212	3	2	0	2	n/a	\$1,709,000	n/a	1	\$650,000	\$0	n/a	n/a
Carson	90745	27	54	9	28	\$285,000	\$306,000	-6.9%	16	\$162,000	\$80,000	102.8%	\$229
Carson	90746	15	22	4	22	\$350,000	\$329,000	6.5%	4	\$400,000	\$450,000	-11.1%	\$201
Culver City	90230	10	14	2	13	\$552,000	\$585,000	-5.6%	24	\$336,000	\$380,000	-12.2%	\$428
Culver City	90232	3	4	0	4	\$790,000	\$637,000	17.0%	1	\$484,000	\$0	n/a	\$396
El Segundo	90245	4	8	0	2	\$763,000	\$720,000	6.0%	2	\$507,000	\$0	n/a	\$469
Gardena	90247	19	25	4	12	\$340,000	\$285,000	-5.6%	5	\$180,000	\$202,000	-10.7%	\$266
Gardena	90248	8	7	0	6	\$335,000	\$275,000	21.8%	n/a	n/a	\$165,000	n/a	\$309
Gardena	90249	10	14	3	14	\$298,000	\$320,000	-7.0%	2	\$218,000	\$140,000	-19.4%	\$293
Harbor City	90710	7	15	3	8	\$406,000	\$415,000	-2.2%	6	\$330,000	\$285,000	15.8%	\$287
Hawthorne	90250	19	36	9	29	\$392,000	\$305,000	30.7%	9	\$445,000	\$185,000	140.5%	\$259
Hermosa Beach	90254	6	7	0	8	\$1,000,000	\$1,535,000	-34.9%	8	\$928,000	\$1,080,000	-14.1%	\$574
Inglewood	90301	11	17	1	7	\$300,000	\$280,000	7.1%	5	\$120,000	\$144,000	-12.2%	\$242
Inglewood	90302	9	22	2	7	\$200,000	\$268,000	-25.2%	5	\$155,000	\$123,000	19.2%	\$214
Inglewood	90303	12	16	1	6	\$283,000	\$244,000	15.8%	1	\$265,000	\$0	n/a	\$174
Inglewood	90304	10	11	2	4	\$228,000	\$214,000	6.8%	n/a	n/a	\$0	n/a	\$207
Inglewood	90305	15	26	3	7	\$300,000	\$309,000	-2.9%	3	\$230,000	\$325,000	-29.2%	\$194
Los Angeles	90003	32	74	12	36	\$165,000	\$150,000	19.6%	n/a	n/a	\$0	n/a	\$151
Los Angeles	90004	9	14	1	6	\$825,000	\$845,000	-2.4%	3	\$380,000	\$543,000	-30.0%	\$524
Los Angeles	90006	12	10	3	7	\$312,000	\$140,000	122.9%	11	\$300,000	\$398,000	-17.8%	\$187
Los Angeles	90010	1	1	0	n/a	n/a	\$0	n/a	2	\$585,000	\$705,000	-17.0%	n/a
Los Angeles	90011	42	59	8	19	\$140,000	\$175,000	-13.8%	n/a	n/a	\$0	n/a	\$133
Los Angeles	90012	4	20	3	n/a	n/a	\$341,000	n/a	13	\$280,000	\$273,000	2.8%	n/a
Los Angeles	90015	6	6	0	1	\$659,000	\$142,000	365.7%	12	\$378,000	\$426,000	-11.3%	\$643
Los Angeles	90016	19	42	1	13	\$310,000	\$277,000	17.0%	12	\$215,000	\$180,000	19.2%	\$230
Los Angeles	90018	19	20	3	14	\$250,000	\$230,000	21.8%	n/a	n/a	\$0	n/a	\$254
Los Angeles	90019	25	25	0	19	\$579,000	\$409,000	41.4%	1	\$450,000	\$320,000	36.4%	\$338
Los Angeles	90020	9	14	4	2	\$1,567,000	\$0	-43.0%	13	\$200,000	\$183,000	9.3%	\$321
Los Angeles	90023	13	19	1	3	\$140,000	\$114,000	23.3%	n/a	n/a	\$0	n/a	\$160
Los Angeles	90027	5	10	0	12	\$790,000	\$883,000	-10.5%	1	\$305,000	\$460,000	-33.7%	\$492
Los Angeles	90029	6	6	1	1	\$425,000	\$353,000	20.6%	n/a	n/a	\$332,000	n/a	\$454
Los Angeles	90034	9	6	0	13	\$575,000	\$609,000	-10.2%	5	\$351,000	\$0	n/a	\$469
Los Angeles	90035	11	4	0	8	\$974,000	\$844,000	13.2%	2	\$588,000	\$380,000	54.6%	\$503
Los Angeles	90036	4	8	0	8	\$1,089,000	\$1,055,000	7.9%	2	\$298,000	\$310,000	-3.9%	\$585
Los Angeles	90037	17	38	3	9	\$210,000	\$142,000	47.9%	1	\$320,000	\$0	n/a	\$152
Los Angeles	90039	8	7	0	20	\$527,000	\$450,000	11.1%	n/a	n/a	\$517,000	n/a	\$439
Los Angeles	90047	34	49	3	37	\$233,000	\$189,000	23.0%	n/a	n/a	\$0	n/a	\$166
Los Angeles	90057	3	8	1	n/a	n/a	\$415,000	n/a	3	\$210,000	\$233,000	-9.7%	n/a
Los Angeles	90062	14	32	2	10	\$235,000	\$225,000	8.5%	n/a	n/a	\$0	n/a	\$178
Los Angeles	90063	15	28	1	14	\$172,000	\$175,000	-1.7%	n/a	n/a	\$0	n/a	\$167
LA/August F. Haw	90044	50	80	6	36	\$182,000	\$115,000	21.0%	n/a	n/a	\$0	n/a	\$160
LA/August F. Haw	90059	29	39	7	31	\$125,000	\$186,000	8.7%	n/a	n/a	\$0	n/a	\$111
LA/August F. Haw	90061	13	19	6	11	\$150,000	\$358,000	-19.1%	n/a	n/a	\$302,000	n/a	\$164
LA/Baldwin Hills	90008	17	16	3	18	\$380,000	\$1,700,000	6.1%	2	\$170,000	\$0	-43.7%	\$216
LA/Bel-Air	90077	4	6	0	5	\$1,746,000	\$202,000	-24.9%	3	\$852,000	\$0	n/a	\$935



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LA/Boyle Heights	90033	11	8	1	4	\$185,000	\$1,466,000	-8.2%	n/a	n/a	\$649,000	n/a	\$179
LA/Brentwood	90049	12	14	2	23	\$1,531,000	\$0	-1.2%	18	\$608,000	\$690,000	-6.2%	\$634
LA/Century City	90067	9	2	1	n/a	n/a	\$295,000	n/a	5	\$1,090,000	\$0	50.3%	n/a
LA/City of Commerce	90040	2	2	0	1	\$299,000	\$600,000	1.4%	1	\$195,000	\$0	n/a	\$225
LA/Dockweiler	90007	5	8	0	4	\$205,000	\$475,000	-65.8%	n/a	n/a	\$0	n/a	\$182
LA/Eagle Rock	90041	11	13	0	13	\$493,000	\$255,000	3.8%	n/a	n/a	\$0	n/a	\$413
LA/East L.A.	90022	17	35	3	13	\$248,000	\$499,000	-2.9%	n/a	n/a	\$0	n/a	\$218
LA/Echo Park	90026	16	16	3	15	\$510,000	\$262,000	2.2%	1	\$370,000	\$181,000	n/a	\$451
LA/EI Sereno	90032	23	31	9	20	\$286,000	\$113,000	9.2%	3	\$186,000	\$0	2.8%	\$259
LA/Firestone Park	90001	22	32	4	16	\$135,000	\$463,000	19.5%	n/a	n/a	\$172,000	n/a	\$141
LA/Glassell	90065	17	22	4	24	\$450,000	\$239,000	-2.8%	n/a	n/a	\$299,000	n/a	\$375
LA/Highland Park	90042	30	30	3	40	\$320,000	\$0	33.9%	9	\$275,000	\$0	-8.0%	\$297
LA/Hollywood	90028	3	1	0	2	\$800,000	\$670,000	n/a	3	\$484,000	\$414,000	n/a	\$518
LA/Hollywood	90068	15	16	4	24	\$815,000	\$548,000	-5.2%	5	\$340,000	\$0	-17.8%	\$474
LA/Ladera Heights	90056	5	9	0	4	\$678,000	\$275,000	23.7%	n/a	n/a	\$250,000	n/a	\$255
LA/Lincoln Heights	90031	15	18	5	6	\$319,000	\$598,000	24.1%	n/a	n/a	\$425,000	n/a	\$299
LA/Mar Vista	90066	10	15	1	25	\$716,000	\$775,000	19.8%	7	\$323,000	\$495,000	-24.1%	\$532
LA/Rancho Park	90064	8	3	1	14	\$1,200,000	\$1,708,000	50.2%	4	\$570,000	\$310,000	23.8%	\$563
LA/Sanford	90005	5	12	1	1	\$650,000	\$225,000	-61.9%	8	\$318,000	\$0	2.4%	\$278
LA/View Park/Windsor Hills	90043	26	38	4	43	\$305,000	\$128,000	35.9%	n/a	n/a	\$0	n/a	\$202
LA/Watts	90002	25	52	7	36	\$139,000	\$0	7.6%	n/a	n/a	\$515,000	n/a	\$129
LA/West LA	90025	8	12	2	5	\$895,000	\$607,000	n/a	22	\$578,000	\$230,000	12.1%	\$681
LA/Westchester	90045	10	23	3	24	\$750,000	\$1,400,000	23.7%	5	\$370,000	\$675,000	60.9%	\$464
LA/Westwood	90024	13	6	0	7	\$1,508,000	\$1,240,000	-0.8%	22	\$517,000	\$415,000	-28.7%	\$745
Lomita	90717	8	6	2	7	\$431,000	\$515,000	-16.3%	2	\$299,000	\$317,000	12.0%	\$372
Malibu	90265	8	18	4	13	\$1,700,000	\$4,850,000	-64.2%	7	\$445,000	\$680,000	-58.2%	\$639
Manhattan Beach	90266	4	4	0	34	\$1,560,000	\$1,357,000	17.2%	8	\$1,445,000	\$1,395,000	-7.7%	\$609
Marina del Rey	90292	10	13	1	3	\$2,100,000	\$1,250,000	68.0%	24	\$598,000	\$570,000	3.0%	\$540
Pacific Palisades	90272	8	7	0	24	\$1,623,000	\$1,600,000	-20.9%	3	\$1,333,000	\$1,295,000	2.9%	\$726
Palos Verdes Pen.	90274	5	9	1	31	\$1,473,000	\$1,262,000	16.7%	6	\$305,000	\$722,000	-57.7%	\$520
Playa del Rey	90293	7	6	0	2	\$973,000	\$0	n/a	13	\$370,000	\$380,000	-2.6%	\$415
Playa Vista	90094	3	5	0	n/a	n/a	\$0	n/a	21	\$520,000	\$505,000	2.9%	n/a
Rancho P.V.	90275	9	11	3	26	\$920,000	\$970,000	-5.2%	12	\$610,000	\$490,000	24.5%	\$430
Redondo Beach	90277	10	3	0	22	\$834,000	\$810,000	2.9%	17	\$632,000	\$628,000	0.7%	\$549
Redondo Beach	90278	6	18	0	13	\$621,000	\$572,000	8.6%	34	\$632,000	\$500,000	26.3%	\$436
San Pedro	90731	25	27	3	14	\$363,000	\$311,000	16.7%	6	\$291,000	\$260,000	18.9%	\$294
San Pedro	90732	17	16	3	12	\$618,000	\$568,000	8.8%	11	\$390,000	\$323,000	20.9%	\$374
Santa Monica	90401	0	2	1	n/a	n/a	\$0	n/a	2	\$518,000	\$464,000	11.8%	n/a
Santa Monica	90402	3	4	0	11	\$2,110,000	\$2,050,000	-28.5%	2	\$681,000	\$5,100,000	-86.6%	\$846
Santa Monica	90403	4	5	1	1	n/a	\$1,582,000	n/a	12	\$660,000	\$730,000	-9.6%	n/a
Santa Monica	90404	3	3	0	1	\$800,000	\$678,000	18.0%	7	\$534,000	\$535,000	-0.2%	\$676
Santa Monica	90405	10	8	0	6	\$1,029,000	\$701,000	-3.7%	11	\$474,000	\$735,000	-35.5%	\$710
Torrance	90501	9	12	5	18	\$516,000	\$454,000	13.7%	4	\$520,000	\$400,000	38.7%	\$330
Torrance	90502	14	17	5	9	\$363,000	\$317,000	21.2%	5	\$225,000	\$245,000	-8.2%	\$238
Torrance	90503	7	16	1	19	\$660,000	\$625,000	5.6%	14	\$483,000	\$515,000	-6.3%	\$444
Torrance	90504	7	19	2	19	\$475,000	\$490,000	-3.1%	3	\$410,000	\$325,000	26.2%	\$337
Torrance	90505	9	7	2	18	\$635,000	\$635,000	-1.3%	5	\$340,000	\$488,000	-30.3%	\$453
Venice	90291	7	10	2	18	\$1,032,000	\$1,250,000	0.7%	1	n/a	\$786,000	n/a	\$835

