

# November 2009 - Market Update in The South Bay and LA

City	ZIP	NOD	NTS	REO	Single Family Homes			Condominiums			SFR		
					Sales	Price Median SFR Nov 09	Price Median SFR Nov 08	Price % Chg from Nov 08	Sales	Price Median Condos Nov 09		Price Median Condos Nov 08	Price % Chg from Nov 08
<b>All LA County</b>		5257	6005	821	4294	\$335,000	\$340,000	-1.5%	1443	\$300,000	\$320,000	-6.3%	\$236
Avalon	90704	n/a	0	1	1	\$450,000	n/a	n/a	1	\$495,000	n/a	n/a	\$568
Beverly Hills	90210	12	5	n/a	11	\$2,075,000	\$3,350,000	-38.1%	2	\$705,000	\$675,000	4.4%	\$782
Beverly Hills	90211	6	5	1	5	\$1,280,000	n/a	n/a	1	\$685,000	\$650,000	5.4%	\$740
Beverly Hills	90212	4	1	1	3	\$1,750,000	n/a	-27.7%	n/a	n/a	\$788,000	n/a	\$798
Carson	90745	39	49	4	24	\$315,000	\$310,000	1.8%	13	\$241,000	\$259,000	-9.1%	\$226
Carson	90746	33	26	1	8	\$348,000	\$308,000	12.8%	1	\$320,000	\$500,000	-36.0%	\$211
Culver City	90230	17	13	0	5	\$530,000	\$585,000	-9.3%	13	\$365,000	\$340,000	7.4%	\$408
Culver City	90232	4	1	0	4	\$715,000	\$749,000	-4.5%	1	\$640,000	\$515,000	24.3%	\$508
El Segundo	90245	7	6	0	7	\$638,000	\$749,000	n/a	2	\$555,000	\$270,000	8.9%	\$561
Gardena	90247	18	16	3	8	\$288,000	\$305,000	-5.7%	3	\$253,000	\$260,000	6.3%	\$227
Gardena	90248	5	7	2	4	\$285,000	\$368,000	-22.4%	1	\$170,000	\$252,000	-32.5%	\$282
Gardena	90249	26	18	1	7	\$330,000	\$333,000	-0.8%	3	\$175,000	\$175,000	0.0%	\$284
Harbor City	90710	13	15	0	8	\$534,000	\$437,000	22.1%	11	\$251,000	\$408,000	-38.5%	\$278
Hawthorne	90250	37	42	3	21	\$305,000	\$370,000	-19.9%	4	\$249,000	\$245,000	1.6%	\$275
Hermosa Beach	90254	5	9	1	9	\$982,000	\$1,200,000	6.2%	6	\$765,000	\$1,050,000	-27.1%	\$574
Inglewood	90301	6	27	3	9	\$205,000	\$318,000	-36.9%	6	\$126,000	\$248,000	-49.3%	\$204
Inglewood	90302	19	13	3	7	\$310,000	\$280,000	10.7%	6	\$117,000	\$140,000	-27.9%	\$293
Inglewood	90303	8	14	2	7	\$275,000	\$240,000	14.6%	n/a	n/a	n/a	n/a	\$195
Inglewood	90304	11	8	2	6	\$233,000	\$475,000	-51.1%	n/a	n/a	n/a	n/a	\$219
Inglewood	90305	13	18	2	4	\$325,000	\$405,000	-19.8%	2	\$323,000	\$380,000	-15.1%	\$223
Los Angeles	90003	30	59	8	33	\$144,000	\$163,000	-18.0%	n/a	n/a	n/a	n/a	\$132
Los Angeles	90004	17	17	2	12	\$728,000	\$518,000	-14.2%	4	\$371,000	\$400,000	-7.4%	\$393
Los Angeles	90006	15	15	2	4	\$360,000	\$373,000	-3.5%	2	\$353,000	\$500,000	-29.5%	\$258
Los Angeles	90010	1	3	0	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a
Los Angeles	90011	44	70	11	14	\$130,000	\$249,000	-47.8%	n/a	n/a	n/a	n/a	\$110
Los Angeles	90012	5	5	2	1	\$450,000	n/a	n/a	7	\$307,000	\$500,000	-36.7%	\$362
Los Angeles	90015	6	4	0	1	\$280,000	n/a	n/a	8	\$323,000	\$364,000	-11.4%	\$207
Los Angeles	90016	20	31	3	18	\$281,000	\$335,000	-16.0%	4	\$87,000	n/a	n/a	\$214
Los Angeles	90018	23	28	3	21	\$258,000	\$288,000	-6.4%	n/a	n/a	n/a	n/a	\$183
Los Angeles	90019	29	31	7	17	\$550,000	\$643,000	-14.4%	2	\$290,000	\$420,000	-31.0%	\$300
Los Angeles	90020	14	8	3	1	\$1,725,000	n/a	n/a	3	\$320,000	\$243,000	31.7%	\$495
Los Angeles	90023	13	21	2	5	\$178,000	\$240,000	-25.8%	n/a	n/a	n/a	n/a	\$199
Los Angeles	90027	9	13	2	6	\$825,000	\$900,000	0.4%	2	\$388,000	n/a	n/a	\$440
Los Angeles	90029	6	10	1	2	\$290,000	\$385,000	-24.6%	n/a	n/a	n/a	n/a	\$209
Los Angeles	90034	9	8	0	11	\$665,000	\$620,000	-18.2%	2	\$386,000	\$455,000	-15.1%	\$544
Los Angeles	90035	6	9	0	6	\$993,000	\$595,000	66.8%	4	\$410,000	\$363,000	13.1%	\$510
Los Angeles	90036	5	4	0	4	\$895,000	\$1,265,000	-29.2%	3	\$420,000	\$323,000	30.0%	\$392
Los Angeles	90037	29	48	1	11	\$175,000	\$190,000	-4.2%	n/a	n/a	n/a	n/a	\$123
Los Angeles	90039	4	13	3	12	\$405,000	\$500,000	-19.0%	5	\$395,000	\$340,000	16.2%	\$292
Los Angeles	90047	34	54	4	30	\$234,000	\$274,000	-6.4%	n/a	n/a	n/a	n/a	\$197
Los Angeles	90057	4	5	2	3	\$205,000	n/a	n/a	3	\$195,000	\$195,000	0.0%	\$219
Los Angeles	90062	24	29	3	15	\$200,000	\$260,000	-20.8%	n/a	n/a	n/a	n/a	\$168
Los Angeles	90063	16	28	4	7	\$155,000	\$224,000	-30.6%	n/a	n/a	n/a	n/a	\$198
LA/August F. Haw	90044	55	55	8	40	\$183,000	\$215,000	-12.4%	n/a	n/a	n/a	n/a	\$152
LA/August F. Haw	90059	39	30	2	28	\$125,000	\$175,000	-30.4%	n/a	n/a	n/a	n/a	\$99
LA/August F. Haw	90061	17	30	2	11	\$140,000	\$225,000	-40.4%	n/a	n/a	n/a	n/a	\$120
LA/Baldwin Hills	90008	19	12	0	4	\$355,000	\$400,000	-11.3%	n/a	n/a	n/a	n/a	\$210
LA/Bel-Air	90077	2	6	1	4	\$959,000	n/a	-90.7%	1	\$550,000	n/a	n/a	\$423



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					Sales	Price Median SFR Nov 09	Price Median SFR Nov 08	Price % Chg from Nov 08	Sales	Price Median Condos Nov 09	Price Median Condos Nov 08	Price % Chg from Nov 08	Median Home Price / Sq Ft
LA/Boyle Heights	90033	17	10	3	2	\$415,000	\$127,000	228.1%	n/a	n/a	\$475,000	n/a	\$347
LA/Brentwood	90049	18	6	0	24	\$1,769,000	\$1,500,000	7.1%	14	\$585,000	\$965,000	23.2%	\$656
LA/Century City	90067	2	3	0	n/a	n/a	n/a	n/a	6	\$788,000	n/a	-18.4%	n/a
LA/City of Commerce	90040	2	2	0	1	\$225,000	\$255,000	-11.8%	1	\$210,000	n/a	n/a	\$313
LA/Dockweiler	90007	10	4	1	2	\$375,000	\$419,000	-10.6%	n/a	n/a	n/a	n/a	\$174
LA/Eagle Rock	90041	11	19	2	10	\$365,000	\$540,000	-32.5%	n/a	n/a	n/a	n/a	\$320
LA/East L.A.	90022	26	22	5	14	\$260,000	\$244,000	6.1%	n/a	n/a	\$490,000	n/a	\$230
LA/Echo Park	90026	14	19	2	12	\$405,000	\$420,000	-3.6%	4	\$398,000	n/a	-18.9%	\$347
LA/EI Sereno	90032	19	26	8	13	\$270,000	\$301,000	-10.3%	1	\$180,000	n/a	n/a	\$220
LA/Firestone Park	90001	24	36	4	14	\$138,000	\$196,000	-37.6%	n/a	n/a	n/a	n/a	\$151
LA/Glassell	90065	29	23	3	21	\$350,000	\$428,000	-18.2%	1	\$180,000	\$310,000	n/a	\$317
LA/Highland Park	90042	31	36	3	27	\$286,000	\$360,000	-18.2%	10	\$255,000	n/a	-17.8%	\$311
LA/Hollywood	90028	5	6	1	n/a	n/a	n/a	n/a	2	\$351,000	\$424,000	n/a	n/a
LA/Hollywood	90068	22	16	0	13	\$848,000	\$966,000	-14.9%	5	\$350,000	\$290,000	-17.5%	\$417
LA/Ladera Heights	90056	5	3	0	7	\$645,000	\$703,000	-8.2%	n/a	n/a	n/a	n/a	\$279
LA/Lincoln Heights	90031	11	17	4	8	\$261,000	\$318,000	-17.8%	n/a	n/a	\$249,000	n/a	\$275
LA/Mar Vista	90066	10	13	3	25	\$700,000	\$787,000	-7.4%	4	\$503,000	\$540,000	101.8%	\$563
LA/Rancho Park	90064	6	8	0	15	\$868,000	\$725,000	11.6%	3	\$527,000	\$327,000	-2.3%	\$525
LA/Sanford	90005	16	6	0	2	\$578,000	\$650,000	-11.2%	6	\$400,000	n/a	22.3%	\$292
LA/View Park/Windsor Hills	90043	36	69	8	25	\$310,000	\$301,000	3.9%	n/a	n/a	n/a	n/a	\$219
LA/Watts	90002	37	58	17	33	\$159,000	\$189,000	-7.8%	n/a	n/a	\$520,000	n/a	\$121
LA/West LA	90025	5	6	0	6	\$1,043,000	\$720,000	44.8%	23	\$600,000	\$224,000	15.4%	\$583
LA/Westchester	90045	10	11	2	29	\$666,000	\$643,000	2.4%	1	\$190,000	\$660,000	-15.2%	\$478
LA/Westwood	90024	7	12	0	5	\$1,543,000	\$1,405,000	9.8%	18	\$475,000	n/a	-35.2%	\$628
Lomita	90717	11	7	2	8	\$432,000	\$531,000	-18.6%	3	\$326,000	\$358,000	-8.9%	\$347
Malibu	90265	9	14	3	8	\$1,363,000	\$2,073,000	-35.9%	2	\$745,000	\$1,200,000	-35.3%	\$790
Manhattan Beach	90266	7	10	0	25	\$1,139,000	\$1,183,000	-3.7%	7	\$1,625,000	\$1,113,000	12.1%	\$685
Marina del Rey	90292	10	6	0	1	\$1,550,000	n/a	n/a	15	\$618,000	\$640,000	-3.5%	\$1,538
Pacific Palisades	90272	4	5	0	13	\$1,585,000	\$2,175,000	-32.4%	4	\$692,000	\$783,000	-11.6%	\$686
Palos Verdes Pen.	90274	6	12	0	22	\$1,173,000	\$2,088,000	-43.8%	5	\$374,000	\$551,000	-32.1%	\$512
Playa del Rey	90293	9	5	0	1	\$1,625,000	\$1,050,000	58.5%	9	\$379,000	\$403,000	-5.8%	\$294
Playa Vista	90094	2	6	2	n/a	n/a	n/a	n/a	9	\$482,000	\$500,000	-3.7%	n/a
Rancho P.V.	90275	12	13	0	23	\$850,000	\$1,050,000	-19.0%	4	\$529,000	\$479,000	10.3%	\$441
Redondo Beach	90277	18	5	0	8	\$802,000	\$952,000	-16.1%	18	\$578,000	\$670,000	-15.9%	\$500
Redondo Beach	90278	14	14	1	16	\$708,000	\$599,000	18.1%	15	\$537,000	\$625,000	-16.2%	\$377
San Pedro	90731	24	27	2	14	\$300,000	\$500,000	-40.0%	7	\$245,000	\$350,000	-30.0%	\$273
San Pedro	90732	12	16	3	6	\$575,000	\$602,000	-4.5%	15	\$328,000	\$195,000	68.2%	\$357
Santa Monica	90401	1	0	0	n/a	n/a	n/a	n/a	2	\$610,000	n/a	n/a	n/a
Santa Monica	90402	1	2	0	6	\$2,149,000	\$3,112,000	-36.6%	2	\$2,000,000	n/a	n/a	\$825
Santa Monica	90403	4	4	0	1	\$1,600,000	\$1,288,000	24.3%	11	\$853,000	\$690,000	23.6%	\$1,003
Santa Monica	90404	3	4	1	2	\$627,000	n/a	n/a	8	\$757,000	\$581,000	30.3%	\$951
Santa Monica	90405	8	8	0	8	\$939,000	\$990,000	-5.2%	9	\$575,000	\$938,000	-38.7%	\$602
Torrance	90501	9	21	2	15	\$433,000	\$680,000	-36.4%	6	\$509,000	\$450,000	13.1%	\$357
Torrance	90502	12	16	4	1	\$220,000	\$438,000	-49.7%	8	\$222,000	\$230,000	-3.7%	\$251
Torrance	90503	12	6	0	15	\$624,000	\$618,000	0.6%	12	\$558,000	\$488,000	14.4%	\$381
Torrance	90504	6	11	1	10	\$505,000	\$472,000	7.2%	6	\$369,000	\$524,000	-29.6%	\$394
Torrance	90505	11	9	0	21	\$708,000	\$725,000	-2.4%	4	\$353,000	\$509,000	-30.7%	\$405
Venice	90291	14	10	0	13	\$875,000	\$1,197,000	-26.9%	1	\$675,000	\$928,000	-27.3%	\$573

