

October 2009 - Market Update in The South Bay and LA

City	ZIP	NOD	NTS	REO	Single Family Homes				Condominiums				SFR Median Home Price / Sq Ft
					Sales	Price Median SFR Oct 09	Price Median SFR Oct 08	Price % Chg from Oct 08	Sales	Price Median Condos Oct 09	Price Median Condos Oct 08	Price % Chg from Oct 08	
All LA County		6586	7332	645	5258	\$325,000	\$355,000	-8.5%	1632	\$315,000	\$335,000	-5.9%	\$233
Avalon	90704	1	4	0	1	\$495,000	\$0	n/a	4	\$583,000	\$580,000	0.5%	\$722
Beverly Hills	90210	12	11	3	14	\$2,174,000	\$3,655,000	-4.5%	n/a	n/a	\$853,000	n/a	\$639
Beverly Hills	90211	4	3	0	3	\$1,731,000	\$2,300,000	-19.7%	1	\$430,000	\$0	n/a	\$706
Beverly Hills	90212	5	0	0	2	\$1,655,000	\$1,735,000	0.6%	2	\$1,173,000	\$855,000	32.5%	\$619
Carson	90745	39	51	3	27	\$293,000	\$354,000	-17.4%	15	\$122,000	\$178,000	-31.3%	\$242
Carson	90746	31	27	3	13	\$350,000	\$353,000	-1.4%	2	\$303,000	\$0	n/a	\$215
Culver City	90230	29	16	1	15	\$620,000	\$746,000	-16.8%	10	\$340,000	\$364,000	-6.6%	\$468
Culver City	90232	5	3	0	3	\$650,000	\$587,000	10.7%	2	\$539,000	\$760,000	-29.1%	\$663
El Segundo	90245	7	1	0	9	\$787,000	\$735,000	7.1%	1	\$236,000	\$475,000	-59.3%	\$473
Gardena	90247	26	35	1	9	\$250,000	\$340,000	-26.5%	12	\$200,000	\$370,000	-48.7%	\$251
Gardena	90248	9	4	0	4	\$269,000	\$350,000	-23.3%	1	\$155,000	\$0	n/a	\$184
Gardena	90249	16	18	0	21	\$325,000	\$387,000	-11.9%	n/a	n/a	\$275,000	n/a	\$286
Harbor City	90710	10	15	1	8	\$435,000	\$410,000	6.1%	7	\$391,000	\$313,000	39.3%	\$220
Hawthorne	90250	46	54	4	26	\$325,000	\$426,000	-23.6%	5	\$280,000	\$303,000	-11.5%	\$252
Hermosa Beach	90254	9	6	3	9	\$860,000	\$1,485,000	-42.1%	7	\$790,000	\$885,000	-10.7%	\$654
Inglewood	90301	19	26	1	8	\$250,000	\$315,000	-20.8%	6	\$130,000	\$165,000	-21.2%	\$218
Inglewood	90302	31	27	2	11	\$224,000	\$285,000	-21.4%	7	\$110,000	\$189,000	-41.8%	\$210
Inglewood	90303	19	13	3	10	\$270,000	\$300,000	-10.0%	n/a	n/a	\$300,000	n/a	\$195
Inglewood	90304	9	14	0	5	\$260,000	\$255,000	-3.7%	n/a	n/a	\$232,000	n/a	\$302
Inglewood	90305	12	18	2	6	\$290,000	\$358,000	-19.0%	3	\$238,000	\$0	n/a	\$192
Los Angeles	90003	51	86	12	35	\$131,000	\$161,000	-18.6%	n/a	n/a	\$0	n/a	\$126
Los Angeles	90004	18	16	2	9	\$595,000	\$706,000	-16.8%	7	\$365,000	\$500,000	-27.0%	\$427
Los Angeles	90006	19	15	0	1	\$380,000	\$393,000	-3.2%	1	\$370,000	\$896,000	-58.7%	\$266
Los Angeles	90010	1	0	0	n/a	n/a	\$0	n/a	n/a	n/a	\$0	n/a	n/a
Los Angeles	90011	55	81	17	28	\$145,000	\$189,000	-23.1%	n/a	n/a	\$0	n/a	\$111
Los Angeles	90012	9	14	0	n/a	n/a	\$0	n/a	15	\$325,000	\$365,000	-10.8%	n/a
Los Angeles	90015	4	10	2	n/a	n/a	\$0	n/a	6	\$545,000	\$416,000	31.2%	n/a
Los Angeles	90016	33	49	4	20	\$323,000	\$330,000	-2.1%	7	\$204,000	\$319,000	-35.9%	\$229
Los Angeles	90018	33	41	5	11	\$275,000	\$310,000	-11.3%	n/a	n/a	\$0	n/a	\$196
Los Angeles	90019	35	35	4	12	\$480,000	\$547,000	-14.1%	2	n/a	\$390,000	n/a	\$236
Los Angeles	90020	12	11	1	1	n/a	\$0	n/a	6	\$225,000	\$252,000	-10.7%	n/a
Los Angeles	90023	17	16	1	4	\$125,000	\$0	-24.9%	n/a	n/a	\$0	n/a	\$144
Los Angeles	90027	10	16	4	13	\$800,000	\$938,000	-14.7%	2	\$468,000	\$461,000	1.4%	\$481
Los Angeles	90029	7	7	0	3	\$343,000	\$330,000	4.1%	n/a	n/a	\$0	n/a	\$335
Los Angeles	90034	9	7	2	16	\$608,000	\$600,000	-3.6%	4	\$490,000	\$559,000	-12.3%	\$458
Los Angeles	90035	5	9	0	7	\$760,000	\$790,000	-3.8%	1	\$521,000	\$509,000	2.4%	\$543
Los Angeles	90036	5	6	0	9	\$963,000	\$1,684,000	-42.8%	1	\$295,000	\$315,000	-6.3%	\$510
Los Angeles	90037	32	51	3	16	\$170,000	\$240,000	-29.2%	n/a	n/a	\$0	n/a	\$117
Los Angeles	90039	12	21	2	14	\$575,000	\$539,000	6.7%	1	\$272,000	\$500,000	-45.6%	\$501
Los Angeles	90047	69	70	4	40	\$225,000	\$268,000	-15.9%	n/a	n/a	\$0	n/a	\$179
Los Angeles	90057	5	4	0	2	\$211,000	\$0	n/a	2	\$213,000	\$279,000	-23.8%	\$152
Los Angeles	90062	30	43	8	14	\$190,000	\$254,000	-25.2%	n/a	n/a	\$0	n/a	\$165
Los Angeles	90063	26	27	2	16	\$215,000	\$250,000	-17.3%	n/a	n/a	\$0	n/a	\$195
LA/August F. Haw	90044	71	75	8	58	\$151,000	\$238,000	-33.1%	n/a	n/a	\$0	n/a	\$134
LA/August F. Haw	90059	43	59	10	38	\$115,000	\$189,000	-38.5%	n/a	n/a	\$0	n/a	\$96
LA/August F. Haw	90061	14	30	4	15	\$157,000	\$210,000	-25.2%	n/a	n/a	\$0	n/a	\$129
LA/Baldwin Hills	90008	28	26	1	11	\$379,000	\$396,000	-4.3%	n/a	n/a	\$384,000	n/a	\$240
LA/Bel-Air	90077	8	11	1	8	\$880,000	\$2,507,000	-64.9%	2	\$1,010,000	\$500,000	102.0%	\$560



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LA/Boyle Heights	90033	12	15	1	n/a	n/a	\$0	n/a	n/a	n/a	\$0	n/a	n/a
LA/Brentwood	90049	7	14	1	15	\$2,095,000	\$2,450,000	-39.5%	21	\$576,000	\$565,000	-1.5%	\$739
LA/Century City	90067	4	4	1	n/a	n/a	\$0	n/a	6	\$620,000	\$505,000	22.7%	n/a
LA/City of Commerce	90040	9	6	0	1	\$105,000	\$325,000	-67.7%	1	\$230,000	\$0	n/a	\$246
LA/Dockweiler	90007	9	9	1	2	\$403,000	\$312,000	29.0%	n/a	n/a	\$0	n/a	\$192
LA/Eagle Rock	90041	15	19	1	13	\$470,000	\$426,000	7.2%	1	\$415,000	\$0	n/a	\$362
LA/East L.A.	90022	33	48	4	16	\$240,000	\$249,000	-3.6%	n/a	n/a	\$0	n/a	\$226
LA/Echo Park	90026	25	27	5	13	\$510,000	\$475,000	7.4%	2	\$349,000	\$0	n/a	\$358
LA/EI Sereno	90032	40	31	3	18	\$197,000	\$286,000	-31.0%	1	\$181,000	\$230,000	-21.1%	\$189
LA/Firestone Park	90001	30	33	3	15	\$134,000	\$149,000	-12.1%	n/a	n/a	\$0	n/a	\$130
LA/Glassell	90065	28	31	8	29	\$375,000	\$515,000	-26.1%	n/a	n/a	\$0	n/a	\$297
LA/Highland Park	90042	30	36	4	36	\$325,000	\$369,000	-11.0%	9	\$300,000	\$290,000	3.4%	\$267
LA/Hollywood	90028	6	4	0	2	\$835,000	\$0	n/a	1	\$900,000	\$0	n/a	\$503
LA/Hollywood	90068	12	20	4	21	\$998,000	\$925,000	3.9%	2	\$385,000	\$443,000	-13.8%	\$414
LA/Ladera Heights	90056	13	9	0	7	\$570,000	\$820,000	-30.5%	1	\$295,000	\$309,000	-4.5%	\$285
LA/Lincoln Heights	90031	18	24	0	6	\$215,000	\$322,000	-26.7%	2	\$265,000	\$0	n/a	\$222
LA/Mar Vista	90066	14	16	0	26	\$693,000	\$743,000	-6.7%	10	\$470,000	\$400,000	27.4%	\$478
LA/Rancho Park	90064	9	3	0	28	\$880,000	\$895,000	-1.7%	n/a	n/a	\$520,000	n/a	\$557
LA/Sanford	90005	10	25	0	4	\$600,000	\$2,350,000	-74.5%	14	\$440,000	\$411,000	7.1%	\$228
LA/View Park/Windsor Hills	90043	50	53	7	31	\$225,000	\$365,000	-37.2%	n/a	n/a	\$0	n/a	\$195
LA/Watts	90002	51	57	4	36	\$125,000	\$170,000	-26.5%	n/a	n/a	\$0	n/a	\$116
LA/West LA	90025	15	15	0	8	\$810,000	\$1,268,000	-36.1%	17	\$571,000	\$578,000	-1.5%	\$612
LA/Westchester	90045	15	12	1	22	\$716,000	\$754,000	-6.0%	2	\$210,000	\$0	n/a	\$418
LA/Westwood	90024	12	11	2	12	\$1,870,000	\$1,611,000	13.3%	24	\$610,000	\$565,000	2.5%	\$638
Lomita	90717	9	9	0	4	\$475,000	\$407,000	16.9%	4	\$283,000	\$548,000	-48.4%	\$307
Malibu	90265	11	13	0	12	\$2,075,000	\$2,450,000	-39.9%	6	\$686,000	\$1,050,000	-34.7%	\$625
Manhattan Beach	90266	8	9	1	28	\$1,060,000	\$1,513,000	-28.1%	6	\$825,000	\$1,520,000	-45.7%	\$789
Marina del Rey	90292	9	26	4	3	\$1,005,000	\$2,250,000	-54.3%	20	\$562,000	\$585,000	-4.7%	\$649
Pacific Palisades	90272	7	10	0	16	\$1,650,000	\$2,000,000	-34.5%	11	\$619,000	\$799,000	-22.5%	\$684
Palos Verdes Pen.	90274	9	14	1	16	\$1,160,000	\$1,130,000	2.7%	5	\$500,000	\$571,000	-12.4%	\$550
Playa del Rey	90293	7	2	0	2	\$843,000	\$1,678,000	-49.8%	10	\$327,000	\$475,000	-31.2%	\$424
Playa Vista	90094	3	8	0	n/a	n/a	\$0	n/a	11	\$435,000	\$780,000	-44.2%	n/a
Rancho P.V.	90275	21	14	1	39	\$965,000	\$945,000	1.6%	16	\$490,000	\$470,000	4.3%	\$441
Redondo Beach	90277	11	12	1	14	\$775,000	\$1,120,000	-30.8%	16	\$665,000	\$720,000	-7.6%	\$532
Redondo Beach	90278	23	17	2	27	\$735,000	\$600,000	22.5%	24	\$650,000	\$705,000	-7.8%	\$395
San Pedro	90731	31	34	2	23	\$399,000	\$419,000	-4.7%	4	\$215,000	\$389,000	-44.7%	\$345
San Pedro	90732	9	11	0	7	\$530,000	\$600,000	-11.7%	12	\$290,000	\$405,000	-28.4%	\$345
Santa Monica	90401	0	0	0	n/a	n/a	\$0	n/a	n/a	n/a	\$0	n/a	n/a
Santa Monica	90402	2	4	0	4	\$2,525,000	\$2,185,000	11.0%	1	\$414,000	\$0	n/a	\$720
Santa Monica	90403	5	5	0	3	\$2,010,000	\$0	n/a	17	\$776,000	\$714,000	4.2%	\$1,752
Santa Monica	90404	10	6	1	1	\$790,000	\$704,000	12.2%	9	\$514,000	\$535,000	-4.0%	\$589
Santa Monica	90405	6	8	1	9	\$1,020,000	\$845,000	9.0%	9	\$664,000	\$525,000	26.5%	\$708
Torrance	90501	10	19	1	18	\$465,000	\$440,000	5.7%	8	\$469,000	\$405,000	15.8%	\$343
Torrance	90502	23	24	1	6	\$318,000	\$313,000	1.6%	10	\$223,000	\$282,000	-21.1%	\$270
Torrance	90503	9	12	2	23	\$650,000	\$678,000	-4.1%	15	\$443,000	\$563,000	-21.2%	\$428
Torrance	90504	13	19	0	21	\$480,000	\$505,000	-5.0%	1	\$402,000	\$341,000	17.8%	\$352
Torrance	90505	9	9	0	11	\$755,000	\$655,000	15.3%	5	\$400,000	\$410,000	-7.8%	\$393
Venice	90291	11	18	1	7	\$1,150,000	\$1,306,000	-11.9%	4	\$960,000	\$0	0.0%	\$676

