

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

City	ZIP	NOD	NTS	REO	Single Family Homes				Condominiums				SFR
					Sales	Price Median SFR Apr 09	Price Median SFR Apr 08	Price % Chg from Apr 08	Sales	Price Median Condos Apr 09	Price Median Condos Apr 08	Price % Chg from Apr 08	Median Home Price / Sq Ft
All LA County		16129	6303	860	4808	\$295,000	\$450,000	-34.4%	1254	\$293,000	\$380,000	-22.9%	\$214
Avalon	90704	2	1	0	1	\$0	\$0	0.0%	0	\$0	\$0	0.0%	\$0
Beverly Hills	90210	24	6	1	15	\$2,998,000	\$2,110,000	-21.1%	2	\$4,587,000	\$1,156,000	370.7%	\$918
Beverly Hills	90211	4	3	0	0	\$0	\$1,570,000	0.0%	2	\$902,000	\$770,000	9.7%	\$0
Beverly Hills	90212	6	1	0	0	\$0	\$2,118,000	0.0%	1	\$1,520,000	\$1,250,000	18.8%	\$0
Carson	90745	130	55	7	30	\$310,000	\$375,000	-17.3%	13	\$105,000	\$377,000	-72.1%	\$203
Carson	90746	59	25	6	15	\$345,000	\$430,000	-19.8%	2	\$265,000	\$320,000	-17.2%	\$193
Culver City	90230	25	12	1	11	\$599,000	\$726,000	-17.6%	10	\$325,000	\$395,000	-17.7%	\$514
Culver City	90232	7	3	1	0	\$0	\$860,000	0.0%	0	\$0	\$0	0.0%	\$0
El Segundo	90245	2	2	0	3	\$700,000	\$815,000	-16.6%	5	\$450,000	\$540,000	-44.8%	\$478
Gardena	90247	54	33	5	12	\$248,000	\$383,000	-39.5%	7	\$265,000	\$265,000	-24.8%	\$248
Gardena	90248	10	6	0	5	\$260,000	\$310,000	-16.1%	0	\$0	\$0	0.0%	\$275
Gardena	90249	46	22	2	8	\$325,000	\$418,000	-22.2%	1	\$293,000	\$335,000	-12.5%	\$271
Harbor City	90710	40	12	1	8	\$412,000	\$470,000	-8.5%	4	\$210,000	\$407,000	-52.1%	\$301
Hawthorne	90250	113	34	3	24	\$313,000	\$401,000	-22.1%	1	\$262,000	\$310,000	-15.3%	\$245
Hermosa Beach	90254	17	0	0	4	\$1,733,000	\$1,819,000	-4.7%	5	\$1,050,000	\$829,000	10.5%	\$760
Inglewood	90301	72	17	0	6	\$246,000	\$427,000	-42.4%	6	\$137,000	\$282,000	-51.6%	\$254
Inglewood	90302	60	25	8	8	\$166,000	\$500,000	-56.9%	4	\$117,000	\$0	-78.8%	\$176
Inglewood	90303	41	28	6	11	\$290,000	\$0	0.0%	0	\$0	\$0	0.0%	\$206
Inglewood	90304	26	10	0	0	\$0	\$363,000	0.0%	2	\$285,000	\$0	0.0%	\$0
Inglewood	90305	36	20	3	5	\$300,000	\$390,000	-23.1%	2	\$244,000	\$0	0.0%	\$185
LA	90003	196	73	13	21	\$121,000	\$325,000	-49.6%	0	\$0	\$0	0.0%	\$109
LA	90004	20	11	2	12	\$1,055,000	\$1,100,000	1.9%	1	\$330,000	\$620,000	-46.8%	\$466
LA	90006	34	15	3	3	\$425,000	\$478,000	-7.6%	0	\$0	\$0	0.0%	\$188
LA	90010	3	1	0	0	\$0	\$0	0.0%	1	\$432,000	\$860,000	-49.8%	\$0
LA	90011	176	69	4	19	\$131,000	\$255,000	-48.8%	0	\$0	\$0	0.0%	\$146
LA	90012	24	6	0	0	\$0	\$0	0.0%	6	\$296,000	\$385,000	-27.8%	\$0
LA	90015	10	3	1	0	\$0	\$0	0.0%	3	\$460,000	\$409,000	12.4%	\$0
LA	90016	81	27	4	17	\$259,000	\$356,000	-27.3%	3	\$212,000	\$295,000	-28.0%	\$224
LA	90018	67	31	3	14	\$287,000	\$340,000	-15.6%	0	\$0	\$0	0.0%	\$184
LA	90019	65	35	7	18	\$550,000	\$670,000	-13.7%	0	\$0	\$315,000	0.0%	\$258
LA	90020	19	4	0	1	\$1,288,000	\$1,275,000	1.0%	11	\$280,000	\$270,000	3.7%	\$192
LA	90023	44	27	1	6	\$150,000	\$290,000	-48.3%	0	\$0	\$0	0.0%	\$151
LA	90027	22	4	0	8	\$1,420,000	\$1,250,000	13.6%	0	\$0	\$300,000	0.0%	\$439
LA	90029	15	5	1	4	\$374,000	\$592,000	-36.9%	0	\$0	\$0	0.0%	\$317
LA	90034	23	8	0	9	\$481,000	\$670,000	-30.4%	2	\$453,000	\$519,000	-12.8%	\$420
LA	90035	24	9	1	4	\$650,000	\$1,040,000	-42.0%	6	\$370,000	\$474,000	-20.5%	\$424
LA	90036	16	4	0	4	\$965,000	\$875,000	10.2%	3	\$290,000	\$1,500,000	-80.7%	\$467
LA	90037	113	44	7	10	\$158,000	\$490,000	-62.9%	0	\$0	\$0	0.0%	\$145
LA	90039	46	13	3	16	\$689,000	\$597,000	15.3%	0	\$0	\$0	0.0%	\$525
LA	90047	143	71	8	38	\$226,000	\$311,000	-27.2%	0	\$0	\$0	0.0%	\$165
LA	90057	13	4	0	0	\$0	\$400,000	0.0%	1	\$155,000	\$217,000	-28.6%	\$0
LA	90062	82	31	7	15	\$214,000	\$385,000	-44.4%	0	\$0	\$0	0.0%	\$130
LA	90063	83	37	8	12	\$195,000	\$322,000	-39.6%	0	\$0	\$240,000	0.0%	\$155
LA/August F. Haw	90044	91	90	8	34	\$145,000	\$273,000	-48.6%	0	\$0	\$0	0.0%	\$145
LA/August F. Haw	90059	118	53	7	41	\$128,000	\$268,000	-49.5%	0	\$0	\$0	0.0%	\$113
LA/August F. Haw	90061	78	43	8	12	\$182,000	\$228,000	-19.1%	0	\$0	\$0	0.0%	\$176
LA/Baldwin Hills	90008	49	23	3	6	\$363,000	\$465,000	-22.0%	1	\$55,000	\$453,000	-87.8%	\$213
LA/Bel-Air	90077	8	0	0	5	\$3,300,000	\$1,160,000	43.5%	0	\$0	\$0	0.0%	\$573

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LA/Boyle Heights	90033	43	15	0	1	\$135,000	\$245,000	-44.8%	0	\$0	\$0	0.0%	\$148
LA/Brentwood	90049	20	1	0	18	\$1,828,000	\$1,862,000	-11.4%	17	\$551,000	\$860,000	-37.4%	\$788
LA/Century City	90067	9	2	0	0	\$0	\$0	0.0%	2	\$841,000	\$845,000	-0.5%	\$0
LA/City of Commerce	90040	9	4	0	5	\$144,000	\$384,000	-52.0%	0	\$0	\$715,000	0.0%	\$136
LA/Dockweiler	90007	26	11	2	5	\$200,000	\$615,000	-67.5%	0	\$0	\$0	0.0%	\$143
LA/Eagle Rock	90041	26	10	4	12	\$450,000	\$530,000	-15.1%	0	\$0	\$0	0.0%	\$342
LA/East LA	90022	74	32	0	9	\$230,000	\$328,000	-29.8%	0	\$0	\$0	0.0%	\$238
LA/Echo Park	90026	40	20	4	10	\$390,000	\$650,000	-40.0%	3	\$544,000	\$2,127,000	-74.4%	\$307
LA/EI Sereno	90032	71	30	6	18	\$253,000	\$400,000	-36.9%	2	\$174,000	\$0	0.0%	\$193
LA/Firestone Park	90001	88	39	9	18	\$160,000	\$253,000	-36.8%	0	\$0	\$0	0.0%	\$160
LA/Glassell	90065	52	20	2	32	\$443,000	\$497,000	-10.9%	0	\$0	\$0	0.0%	\$293
LA/Highland Park	90042	83	49	10	26	\$269,000	\$460,000	-41.5%	5	\$248,000	\$330,000	-24.8%	\$239
LA/Hollywood	90028	9	2	0	0	\$0	\$0	0.0%	0	\$0	\$0	0.0%	\$0
LA/Hollywood	90068	32	11	1	16	\$1,005,000	\$1,462,000	-35.0%	2	\$309,000	\$479,000	-36.0%	\$402
LA/Ladera Heights	90056	13	8	1	4	\$671,000	\$750,000	-10.5%	0	\$0	\$0	0.0%	\$249
LA/Lincoln Heights	90031	22	11	1	12	\$217,000	\$289,000	-25.0%	0	\$0	\$0	0.0%	\$172
LA/Mar Vista	90066	26	10	1	13	\$628,000	\$821,000	-22.0%	5	\$452,000	\$488,000	-7.2%	\$526
LA/Rancho Park	90064	13	7	1	10	\$785,000	\$1,066,000	-38.9%	6	\$427,000	\$583,000	-26.8%	\$520
LA/Sanford	90005	32	6	0	0	\$0	\$0	0.0%	6	\$360,000	\$450,000	-20.0%	\$0
LA/View Park/Windsor Hills	90043	102	56	10	29	\$307,000	\$349,000	-12.3%	0	\$0	\$0	0.0%	\$216
LA/Watts	90002	145	47	6	35	\$130,000	\$258,000	-49.5%	0	\$0	\$0	0.0%	\$100
LA/West LA	90025	28	7	0	3	\$775,000	\$725,000	6.9%	13	\$525,000	\$586,000	-10.4%	\$664
LA/Westchester	90045	31	7	2	18	\$572,000	\$720,000	-20.6%	3	\$235,000	\$0	0.0%	\$398
LA/Westwood	90024	19	11	1	2	\$1,215,000	\$2,045,000	-30.2%	14	\$501,000	\$625,000	-39.1%	\$564
LA/Lomita	90717	13	7	0	9	\$455,000	\$502,000	-11.7%	1	\$260,000	\$0	-45.9%	\$342
LA/Malibu	90265	27	6	0	9	\$2,000,000	\$1,735,000	5.3%	5	\$475,000	\$800,000	-40.6%	\$880
LA/Manhattan Beach	90266	11	3	1	23	\$1,521,000	\$1,373,000	6.4%	7	\$1,030,000	\$1,325,000	-24.8%	\$583
LA/Marina del Rey	90292	23	4	2	4	\$955,000	\$785,000	21.7%	10	\$525,000	\$761,000	-32.0%	\$506
LA/Pacific Palisades	90272	10	3	0	14	\$2,555,000	\$1,755,000	8.7%	6	\$555,000	\$991,000	-65.5%	\$805
LA/Palos Verdes Peninsula	90274	7	8	0	15	\$1,825,000	\$1,450,000	16.2%	4	\$409,000	\$439,000	-37.1%	\$543
LA/Playa del Rey	90293	14	3	1	1	\$625,000	\$985,000	-36.5%	4	\$470,000	\$430,000	8.1%	\$339
LA/Playa Vista	90094	9	4	0	0	\$0	\$0	0.0%	5	\$450,000	\$616,000	-26.9%	\$0
LA/Rancho P.V.	90275	20	11	0	20	\$825,000	\$968,000	-23.1%	6	\$515,000	\$416,000	2.5%	\$475
LA/Redondo Beach	90277	24	3	1	10	\$990,000	\$910,000	11.0%	14	\$559,000	\$710,000	-22.9%	\$514
LA/Redondo Beach	90278	33	9	2	15	\$708,000	\$630,000	10.5%	12	\$595,000	\$585,000	-1.4%	\$368
LA/San Pedro	90731	52	20	3	22	\$340,000	\$550,000	-38.3%	3	\$299,000	\$522,000	-42.7%	\$286