

Local Market Update – April 2020

A Research Tool Provided by the Pacific West Association of REALTORS®



90802 – Long Beach

Los Angeles County

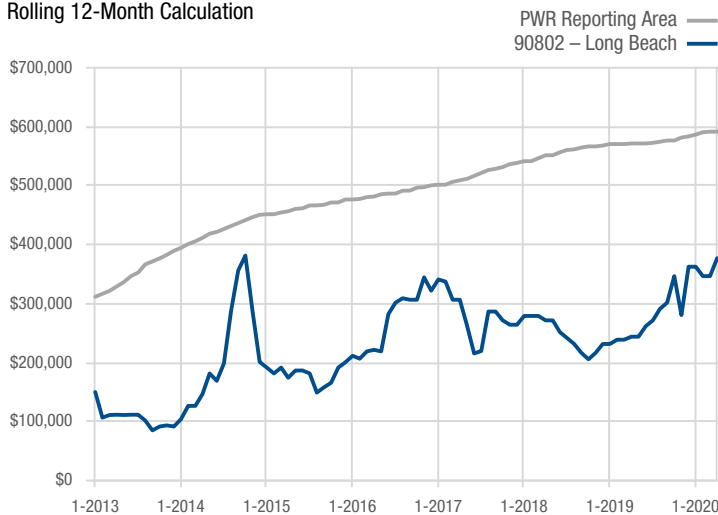
Single Family	April			Last 12 Months		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	9	5	- 44.4%	68	51	- 25.0%
Pending Sales	9	0	- 100.0%	47	36	- 23.4%
Closed Sales	2	1	- 50.0%	46	42	- 8.7%
Days on Market Until Sale	19	1	- 94.7%	30	28	- 6.7%
Median Sales Price*	\$216,000	\$550,000	+ 154.6%	\$242,363	\$375,500	+ 54.9%
Average Sales Price*	\$216,000	\$550,000	+ 154.6%	\$360,193	\$429,202	+ 19.2%
Percent of Original List Price Received*	87.6%	98.2%	+ 12.1%	97.4%	99.3%	+ 2.0%
Inventory of Homes for Sale	8	8	0.0%	—	—	—
Months Supply of Inventory	1.7	2.2	+ 29.4%	—	—	—

Townhouse-Condo	April			Last 12 Months		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	62	34	- 45.2%	681	641	- 5.9%
Pending Sales	35	6	- 82.9%	477	426	- 10.7%
Closed Sales	33	27	- 18.2%	474	460	- 3.0%
Days on Market Until Sale	34	30	- 11.8%	36	43	+ 19.4%
Median Sales Price*	\$390,000	\$387,500	- 0.6%	\$380,000	\$395,000	+ 3.9%
Average Sales Price*	\$441,374	\$421,056	- 4.6%	\$441,067	\$463,591	+ 5.1%
Percent of Original List Price Received*	98.6%	98.4%	- 0.2%	98.1%	98.1%	0.0%
Inventory of Homes for Sale	112	124	+ 10.7%	—	—	—
Months Supply of Inventory	2.8	3.5	+ 25.0%	—	—	—

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Median Sales Price - Single Family

Rolling 12-Month Calculation



Each data point represents the median sales price in a given month.

Median Sales Price - Townhouse-Condo

Rolling 12-Month Calculation

