

# Local Market Update – April 2020

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



## 90803 – Long Beach

Los Angeles County

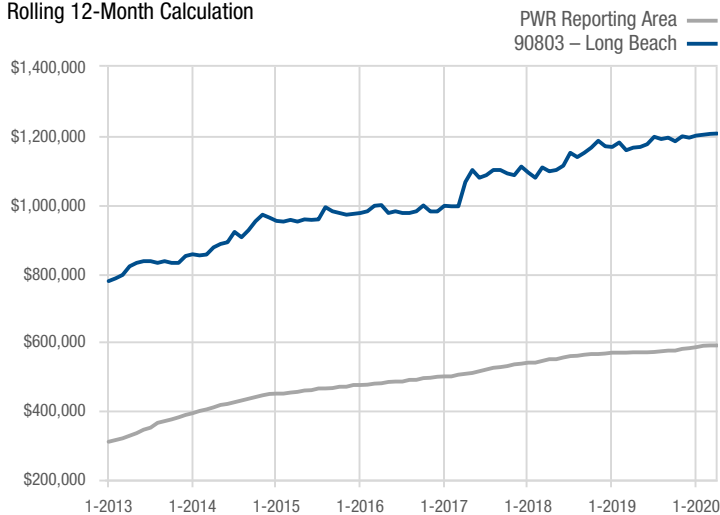
Single Family	April			Last 12 Months		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
<b>Key Metrics</b>						
New Listings	39	13	- 66.7%	317	293	- 7.6%
Pending Sales	18	5	- 72.2%	191	211	+ 10.5%
Closed Sales	14	12	- 14.3%	195	223	+ 14.4%
Days on Market Until Sale	64	22	- 65.6%	58	61	+ 5.2%
Median Sales Price*	\$1,201,250	<b>\$1,245,000</b>	+ 3.6%	\$1,165,000	<b>\$1,206,000</b>	+ 3.5%
Average Sales Price*	\$1,313,973	<b>\$1,334,625</b>	+ 1.6%	\$1,441,574	<b>\$1,366,332</b>	- 5.2%
Percent of Original List Price Received*	98.0%	<b>97.4%</b>	- 0.6%	95.1%	<b>95.6%</b>	+ 0.5%
Inventory of Homes for Sale	99	75	- 24.2%	—	—	—
Months Supply of Inventory	6.2	4.3	- 30.6%	—	—	—

Townhouse-Condo	April			Last 12 Months		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
<b>Key Metrics</b>						
New Listings	15	10	- 33.3%	156	171	+ 9.6%
Pending Sales	16	1	- 93.8%	142	113	- 20.4%
Closed Sales	4	9	+ 125.0%	144	128	- 11.1%
Days on Market Until Sale	25	53	+ 112.0%	37	42	+ 13.5%
Median Sales Price*	\$432,500	<b>\$640,000</b>	+ 48.0%	\$517,000	<b>\$568,750</b>	+ 10.0%
Average Sales Price*	\$462,500	<b>\$635,887</b>	+ 37.5%	\$576,454	<b>\$639,018</b>	+ 10.9%
Percent of Original List Price Received*	98.2%	<b>99.2%</b>	+ 1.0%	97.3%	<b>97.3%</b>	0.0%
Inventory of Homes for Sale	19	34	+ 78.9%	—	—	—
Months Supply of Inventory	1.6	3.6	+ 125.0%	—	—	—

\* 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

