

Local Market Update – April 2020

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



90807 – Long Beach

Los Angeles County

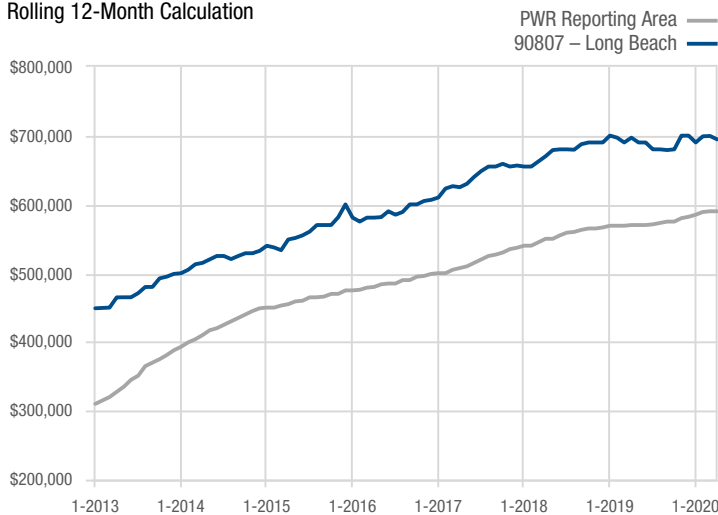
Single Family	April			Last 12 Months		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	23	18	- 21.7%	285	255	- 10.5%
Pending Sales	19	9	- 52.6%	213	212	- 0.5%
Closed Sales	17	8	- 52.9%	213	220	+ 3.3%
Days on Market Until Sale	44	13	- 70.5%	35	33	- 5.7%
Median Sales Price*	\$730,000	\$730,000	0.0%	\$697,000	\$694,500	- 0.4%
Average Sales Price*	\$813,625	\$765,935	- 5.9%	\$762,790	\$779,492	+ 2.2%
Percent of Original List Price Received*	97.4%	104.6%	+ 7.4%	98.1%	98.7%	+ 0.6%
Inventory of Homes for Sale	41	29	- 29.3%	—	—	—
Months Supply of Inventory	2.3	1.6	- 30.4%	—	—	—

Townhouse-Condo	April			Last 12 Months		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	12	5	- 58.3%	92	85	- 7.6%
Pending Sales	9	3	- 66.7%	78	64	- 17.9%
Closed Sales	4	5	+ 25.0%	82	69	- 15.9%
Days on Market Until Sale	68	23	- 66.2%	25	25	0.0%
Median Sales Price*	\$357,500	\$425,000	+ 18.9%	\$363,950	\$357,000	- 1.9%
Average Sales Price*	\$348,750	\$445,400	+ 27.7%	\$364,782	\$372,323	+ 2.1%
Percent of Original List Price Received*	92.7%	99.4%	+ 7.2%	100.0%	99.8%	- 0.2%
Inventory of Homes for Sale	8	10	+ 25.0%	—	—	—
Months Supply of Inventory	1.2	1.9	+ 58.3%	—	—	—

* 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

