

Local Market Update – April 2020

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



90808 – Long Beach

Los Angeles County

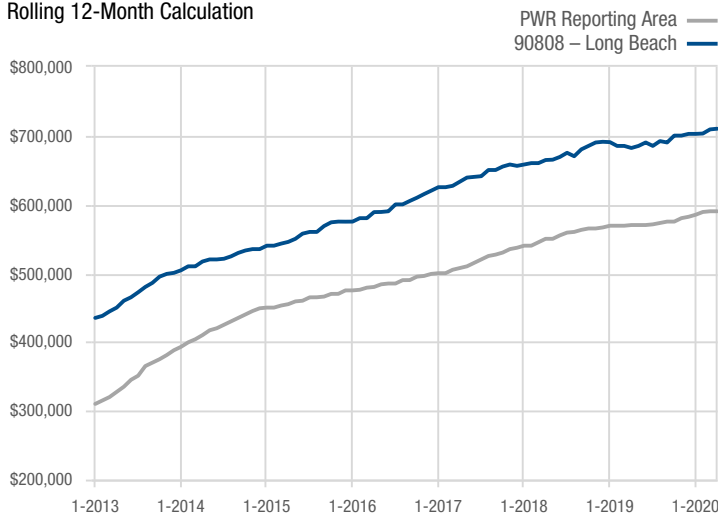
Single Family	April			Last 12 Months		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	49	27	- 44.9%	531	459	- 13.6%
Pending Sales	37	10	- 73.0%	435	416	- 4.4%
Closed Sales	34	28	- 17.6%	433	446	+ 3.0%
Days on Market Until Sale	35	13	- 62.9%	30	27	- 10.0%
Median Sales Price*	\$677,500	\$714,500	+ 5.5%	\$682,000	\$710,000	+ 4.1%
Average Sales Price*	\$706,762	\$732,679	+ 3.7%	\$704,312	\$735,404	+ 4.4%
Percent of Original List Price Received*	98.5%	100.2%	+ 1.7%	98.4%	99.0%	+ 0.6%
Inventory of Homes for Sale	67	45	- 32.8%	—	—	—
Months Supply of Inventory	1.8	1.3	- 27.8%	—	—	—

Townhouse-Condo	April			Last 12 Months		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	1	0	- 100.0%	12	5	- 58.3%
Pending Sales	4	0	- 100.0%	13	4	- 69.2%
Closed Sales	1	1	0.0%	10	8	- 20.0%
Days on Market Until Sale	43	14	- 67.4%	24	23	- 4.2%
Median Sales Price*	\$442,000	\$725,000	+ 64.0%	\$437,000	\$437,500	+ 0.1%
Average Sales Price*	\$442,000	\$725,000	+ 64.0%	\$513,100	\$512,313	- 0.2%
Percent of Original List Price Received*	98.2%	100.0%	+ 1.8%	98.4%	99.9%	+ 1.5%
Inventory of Homes for Sale	1	1	0.0%	—	—	—
Months Supply of Inventory	0.6	0.8	+ 33.3%	—	—	—

* 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

