

# Local Market Update – April 2020

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



## Huntington Beach

Orange County

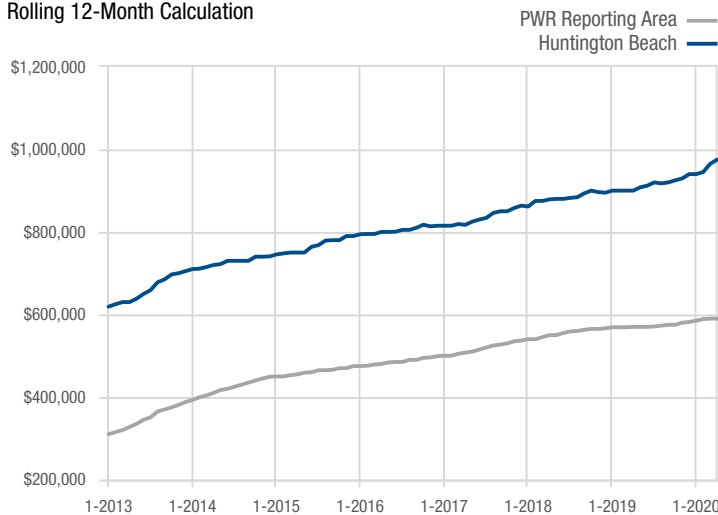
Single Family	April			Last 12 Months		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	159	73	- 54.1%	1,521	1,423	- 6.4%
Pending Sales	129	26	- 79.8%	1,113	1,094	- 1.7%
Closed Sales	104	62	- 40.4%	1,103	1,204	+ 9.2%
Days on Market Until Sale	32	22	- 31.3%	38	40	+ 5.3%
Median Sales Price*	\$901,000	\$1,059,500	+ 17.6%	\$900,000	\$975,000	+ 8.3%
Average Sales Price*	\$1,066,764	\$1,217,675	+ 14.1%	\$1,088,403	\$1,154,279	+ 6.1%
Percent of Original List Price Received*	98.2%	97.7%	- 0.5%	97.2%	97.3%	+ 0.1%
Inventory of Homes for Sale	280	219	- 21.8%	—	—	—
Months Supply of Inventory	3.0	2.4	- 20.0%	—	—	—

Townhouse-Condo	April			Last 12 Months		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	70	49	- 30.0%	871	800	- 8.2%
Pending Sales	56	13	- 76.8%	629	630	+ 0.2%
Closed Sales	53	40	- 24.5%	641	679	+ 5.9%
Days on Market Until Sale	45	32	- 28.9%	41	44	+ 7.3%
Median Sales Price*	\$510,000	\$518,000	+ 1.6%	\$525,000	\$529,000	+ 0.8%
Average Sales Price*	\$563,317	\$581,615	+ 3.2%	\$581,934	\$586,962	+ 0.9%
Percent of Original List Price Received*	97.0%	98.9%	+ 2.0%	97.2%	97.4%	+ 0.2%
Inventory of Homes for Sale	174	134	- 23.0%	—	—	—
Months Supply of Inventory	3.3	2.6	- 21.2%	—	—	—

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

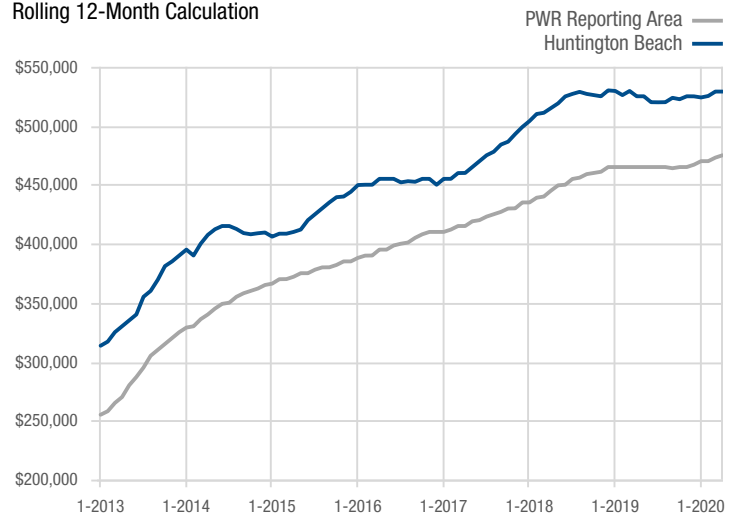
### Median Sales Price - Single Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse-Condo

Rolling 12-Month Calculation



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