

# Local Market Update – April 2020

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



## Long Beach

Los Angeles County

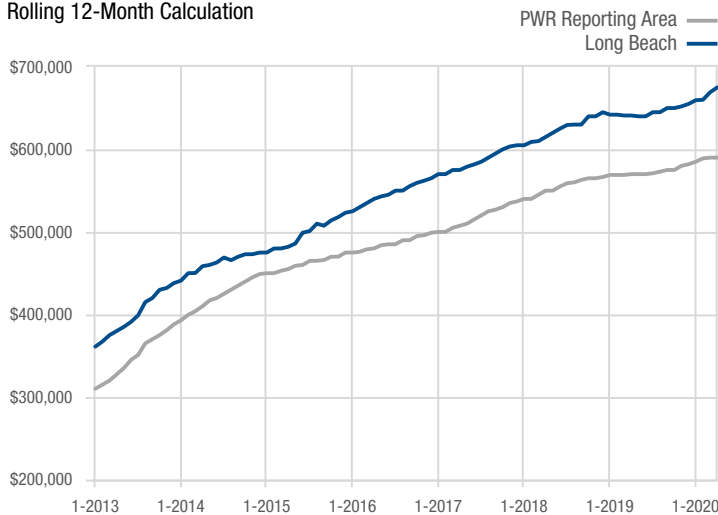
Single Family	April			Last 12 Months		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	261	128	- 51.0%	2,737	2,350	- 14.1%
Pending Sales	208	65	- 68.8%	2,055	1,949	- 5.2%
Closed Sales	158	134	- 15.2%	2,039	2,104	+ 3.2%
Days on Market Until Sale	42	24	- 42.9%	36	34	- 5.6%
Median Sales Price*	\$633,000	\$688,000	+ 8.7%	\$641,000	\$675,000	+ 5.3%
Average Sales Price*	\$702,217	\$763,662	+ 8.8%	\$723,009	\$748,745	+ 3.6%
Percent of Original List Price Received*	98.2%	100.2%	+ 2.0%	98.0%	98.8%	+ 0.8%
Inventory of Homes for Sale	440	301	- 31.6%	—	—	—
Months Supply of Inventory	2.6	1.9	- 26.9%	—	—	—

Townhouse-Condo	April			Last 12 Months		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	130	81	- 37.7%	1,437	1,370	- 4.7%
Pending Sales	90	23	- 74.4%	1,080	973	- 9.9%
Closed Sales	85	68	- 20.0%	1,089	1,049	- 3.7%
Days on Market Until Sale	33	27	- 18.2%	34	38	+ 11.8%
Median Sales Price*	\$380,000	\$415,000	+ 9.2%	\$385,000	\$395,000	+ 2.6%
Average Sales Price*	\$417,939	\$446,576	+ 6.9%	\$435,172	\$453,488	+ 4.2%
Percent of Original List Price Received*	98.6%	99.2%	+ 0.6%	98.5%	98.4%	- 0.1%
Inventory of Homes for Sale	217	238	+ 9.7%	—	—	—
Months Supply of Inventory	2.4	2.9	+ 20.8%	—	—	—

\* 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

