

# Local Market Update – October 2023

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



## Long Beach

Los Angeles County

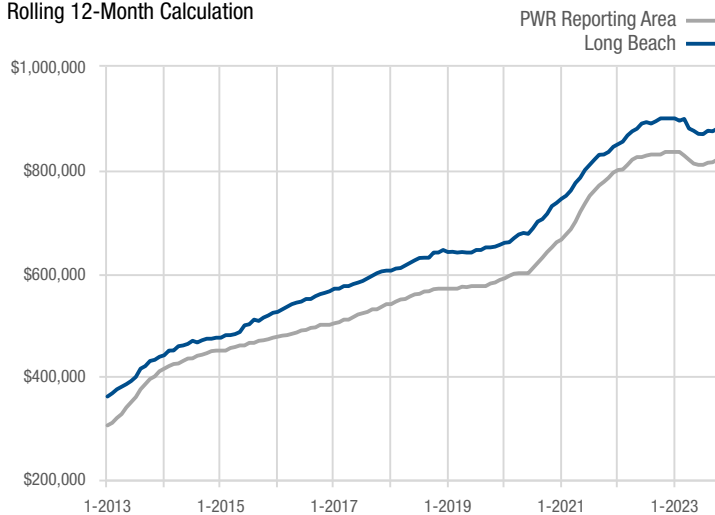
Single Family	October			Last 12 Months		
	2022	2023	% Change	Thru 10-2022	Thru 10-2023	% Change
<b>Key Metrics</b>						
New Listings	159	<b>129</b>	- 18.9%	2,184	<b>1,554</b>	- 28.8%
Pending Sales	108	<b>77</b>	- 28.7%	1,810	<b>1,292</b>	- 28.6%
Closed Sales	109	<b>106</b>	- 2.8%	1,943	<b>1,328</b>	- 31.7%
Days on Market Until Sale	28	<b>28</b>	0.0%	20	<b>28</b>	+ 40.0%
Median Sales Price*	\$850,000	<b>\$902,500</b>	+ 6.2%	\$900,000	<b>\$880,000</b>	- 2.2%
Average Sales Price*	\$1,036,208	<b>\$1,080,426</b>	+ 4.3%	\$1,019,600	<b>\$1,009,893</b>	- 1.0%
Percent of Original List Price Received*	97.4%	<b>99.8%</b>	+ 2.5%	102.2%	<b>99.9%</b>	- 2.3%
Inventory of Homes for Sale	336	<b>237</b>	- 29.5%	—	—	—
Months Supply of Inventory	2.2	<b>2.2</b>	0.0%	—	—	—

Townhouse-Condo	October			Last 12 Months		
	2022	2023	% Change	Thru 10-2022	Thru 10-2023	% Change
<b>Key Metrics</b>						
New Listings	86	<b>64</b>	- 25.6%	1,248	<b>952</b>	- 23.7%
Pending Sales	56	<b>31</b>	- 44.6%	1,066	<b>752</b>	- 29.5%
Closed Sales	64	<b>54</b>	- 15.6%	1,102	<b>781</b>	- 29.1%
Days on Market Until Sale	26	<b>21</b>	- 19.2%	20	<b>28</b>	+ 40.0%
Median Sales Price*	\$472,500	<b>\$550,750</b>	+ 16.6%	\$510,000	<b>\$515,000</b>	+ 1.0%
Average Sales Price*	\$541,746	<b>\$609,714</b>	+ 12.5%	\$570,980	<b>\$571,886</b>	+ 0.2%
Percent of Original List Price Received*	99.5%	<b>100.6%</b>	+ 1.1%	102.2%	<b>99.8%</b>	- 2.3%
Inventory of Homes for Sale	171	<b>144</b>	- 15.8%	—	—	—
Months Supply of Inventory	1.9	<b>2.3</b>	+ 21.1%	—	—	—

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

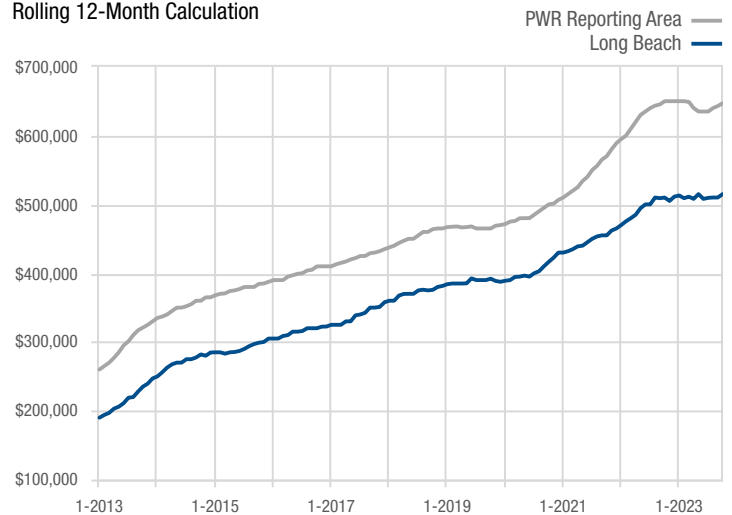
### Median Sales Price - Single Family

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.