

# Local Market Update – January 2024

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



## Lakewood

Los Angeles County

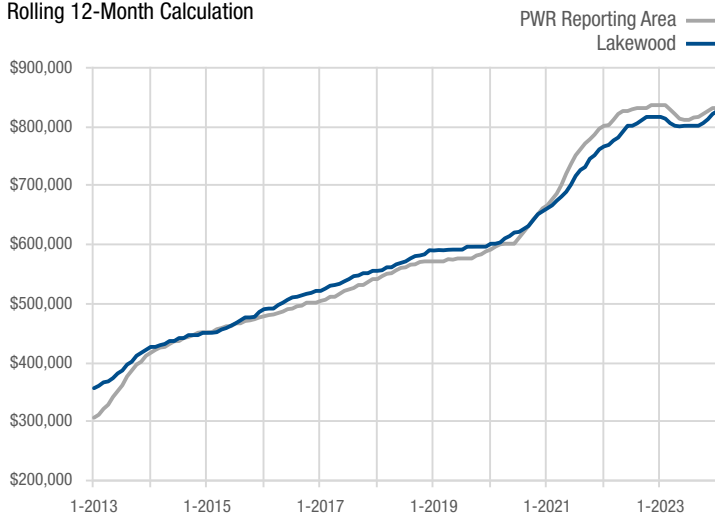
Single Family	January			Last 12 Months		
	2023	2024	% Change	Thru 1-2023	Thru 1-2024	% Change
New Listings	34	37	+ 8.8%	677	501	- 26.0%
Pending Sales	27	23	- 14.8%	569	457	- 19.7%
Closed Sales	25	41	+ 64.0%	601	463	- 23.0%
Days on Market Until Sale	34	24	- 29.4%	19	18	- 5.3%
Median Sales Price*	\$800,000	<b>\$839,000</b>	+ 4.9%	\$815,000	<b>\$825,000</b>	+ 1.2%
Average Sales Price*	\$808,780	<b>\$865,390</b>	+ 7.0%	\$833,158	<b>\$831,811</b>	- 0.2%
Percent of Original List Price Received*	97.7%	<b>101.3%</b>	+ 3.7%	101.2%	<b>101.6%</b>	+ 0.4%
Inventory of Homes for Sale	60	36	- 40.0%	—	—	—
Months Supply of Inventory	1.3	0.9	- 30.8%	—	—	—

Townhouse-Condo	January			Last 12 Months		
	2023	2024	% Change	Thru 1-2023	Thru 1-2024	% Change
New Listings	1	3	+ 200.0%	46	28	- 39.1%
Pending Sales	2	2	0.0%	37	25	- 32.4%
Closed Sales	0	3	—	40	25	- 37.5%
Days on Market Until Sale	—	6	—	20	22	+ 10.0%
Median Sales Price*	—	<b>\$720,000</b>	—	\$631,000	<b>\$555,000</b>	- 12.0%
Average Sales Price*	—	<b>\$630,667</b>	—	\$608,563	<b>\$557,680</b>	- 8.4%
Percent of Original List Price Received*	—	<b>101.7%</b>	—	102.4%	<b>100.6%</b>	- 1.8%
Inventory of Homes for Sale	4	2	- 50.0%	—	—	—
Months Supply of Inventory	1.2	0.9	- 25.0%	—	—	—

\* 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

