



# Market Report

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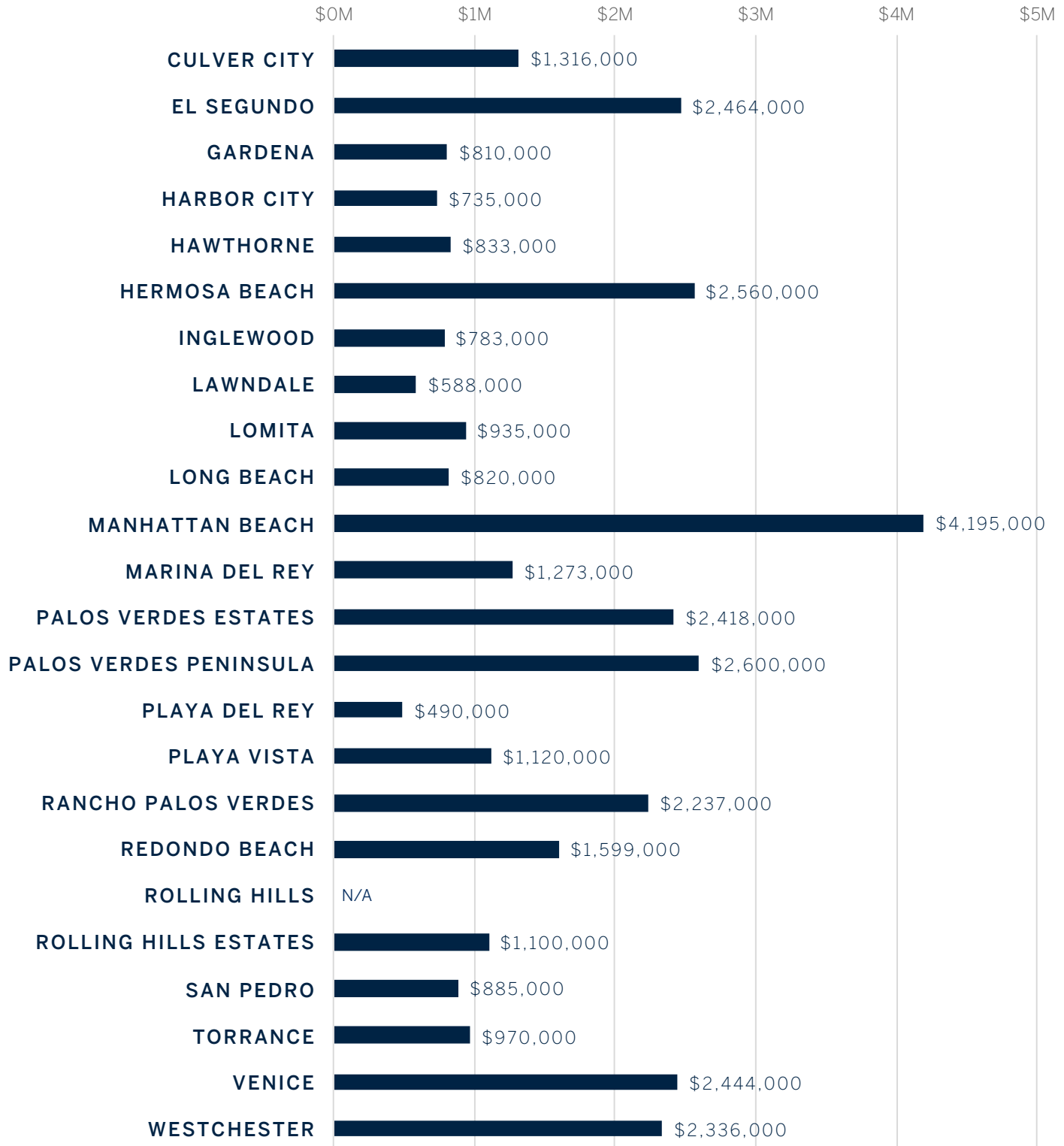
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# February Overview

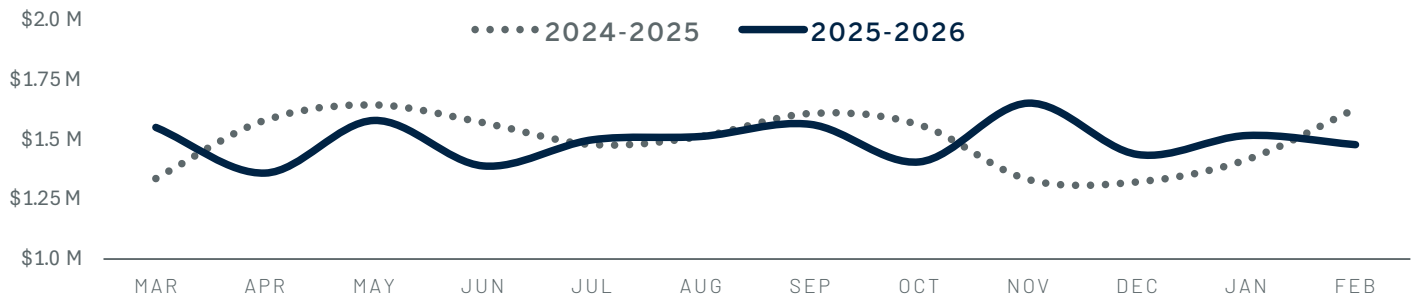
## Median Sale Price by Area



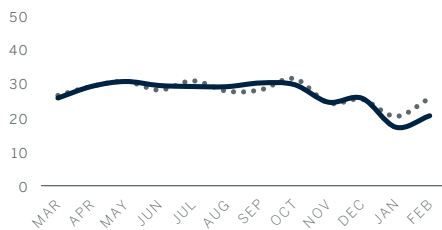
\*No sales in the Rolling Hills region recorded this month.

# Average of all areas

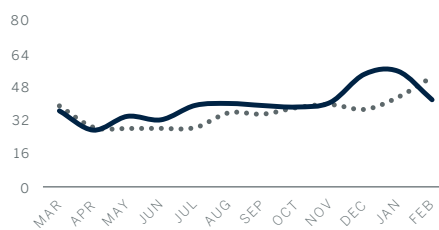
## Average Sale Price of All Areas for the Past 2 Years



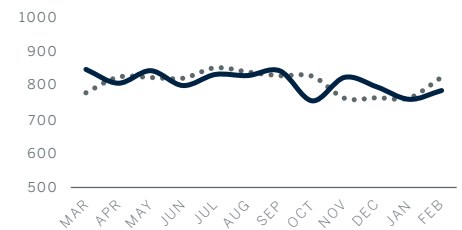
## Average Units Sold



## Average Days on Market



## Average Price per Sq.Ft.





# Culver City

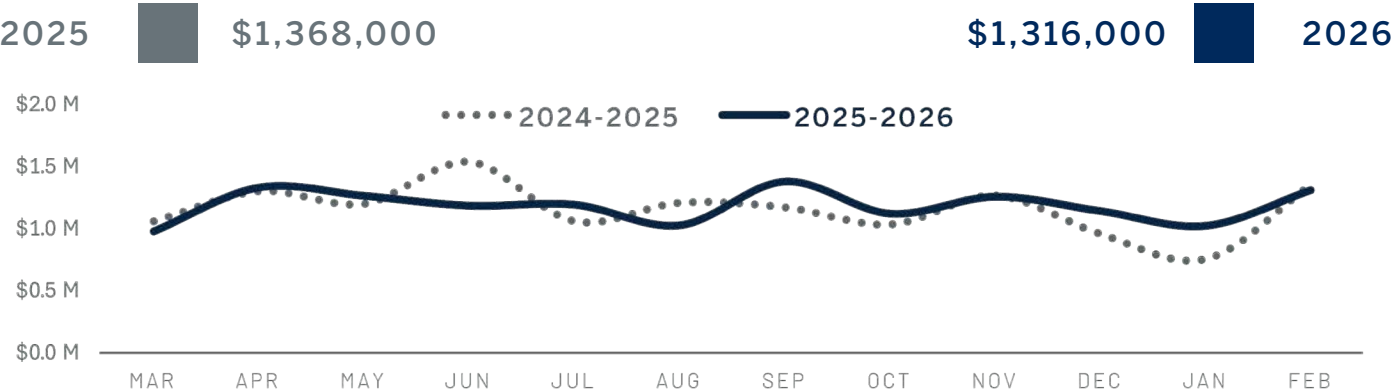
## February At A Glance

**\$1,316,000**  
MEDIAN SALES PRICE

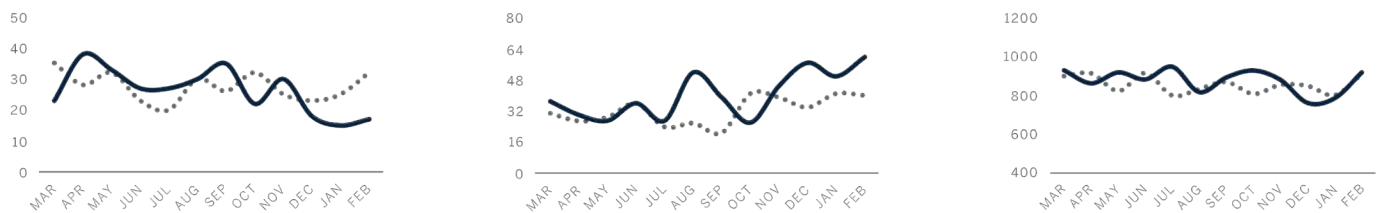
**60**  
AVERAGE DAYS ON MARKET

**17**  
TOTAL UNITS SOLD

**\$915**  
AVERAGE PRICE PER SQ. FT.



**MEDIAN SALE PRICE** **-3.8%**  
OVER THE PAST 2 YEARS VS THIS TIME LAST YEAR



|            |           |                        |           |                           |              |
|------------|-----------|------------------------|-----------|---------------------------|--------------|
| <b>32</b>  | <b>17</b> | <b>40</b>              | <b>60</b> | <b>\$914</b>              | <b>\$915</b> |
| UNITS SOLD | -46.9%    | AVERAGE DAYS ON MARKET | +50.0%    | AVERAGE PRICE PER SQ. FT. | +0.1%        |



# El Segundo

\$2,464,000

MEDIAN SALES PRICE

44

AVERAGE DAYS ON MARKET

7

TOTAL UNITS SOLD

\$940

AVERAGE PRICE PER SQ. FT.

February  
At A Glance

2025



\$1,650,000

\$2,464,000



2026

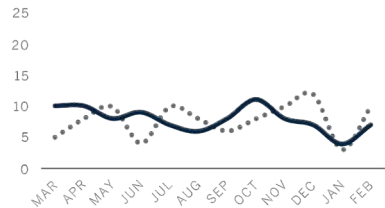


## MEDIAN SALE PRICE

OVER THE PAST 2 YEARS

+49.3%

VS THIS TIME LAST YEAR

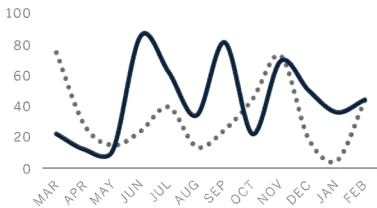


10

UNITS  
SOLD

7

-30.0%

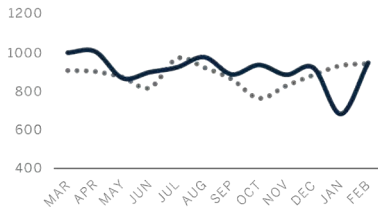


44

AVERAGE DAYS  
ON MARKET

44

No  
Change



\$936

AVERAGE PRICE  
PER SQ. FT.

\$940

+0.4%



# Gardena

## February At A Glance

**\$810,000**  
MEDIAN SALES PRICE

**34**  
AVERAGE DAYS ON MARKET

**18**  
TOTAL UNITS SOLD

**\$586**  
AVERAGE PRICE PER SQ. FT.

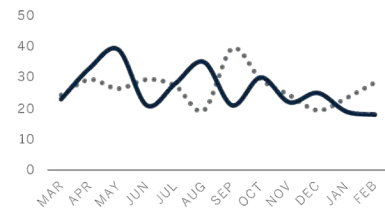


## MEDIAN SALE PRICE

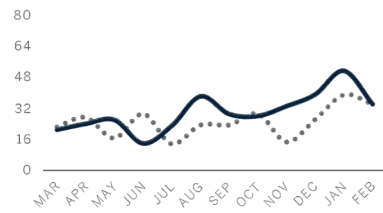
OVER THE PAST 2 YEARS

**+3.2%**

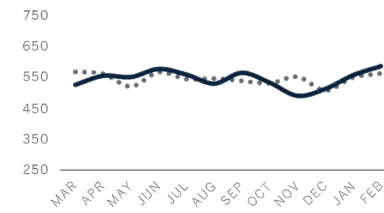
VS THIS TIME LAST YEAR



**28**  
UNITS SOLD  
**18**  
-35.7%



**34**  
AVERAGE DAYS ON MARKET  
**34**  
No Change



**\$561**  
AVERAGE PRICE PER SQ. FT.  
**\$586**  
+4.5%



\$735,000

MEDIAN SALES PRICE

44

AVERAGE DAYS ON MARKET

13

TOTAL UNITS SOLD

\$526

AVERAGE PRICE PER SQ. FT.

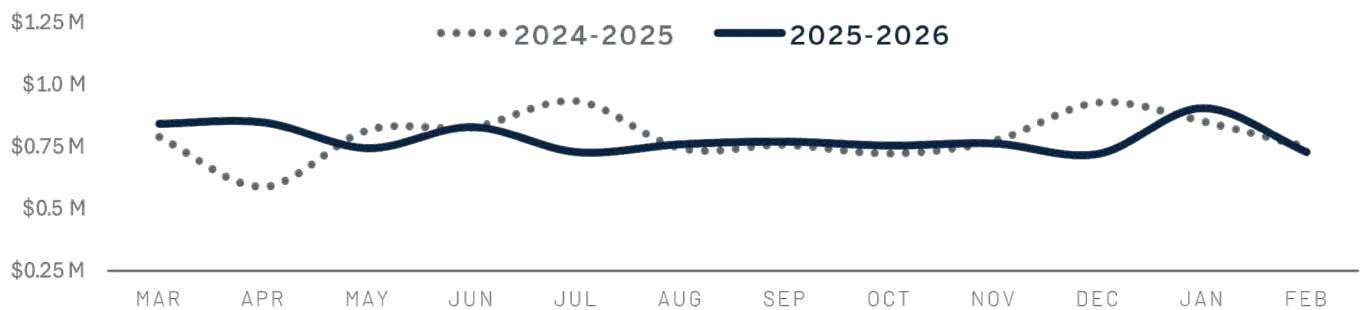
February  
At A Glance

2025

\$750,000

\$735,000

2026

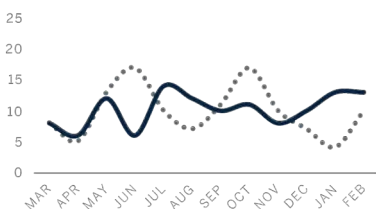


## MEDIAN SALE PRICE

OVER THE PAST 2 YEARS

-2.0%

VS THIS TIME LAST YEAR

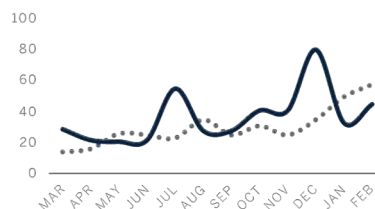


10

UNITS  
SOLD

13

+30.0%

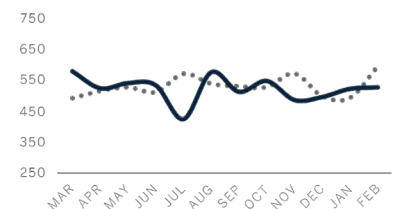


57

AVERAGE DAYS  
ON MARKET

44

-22.8%



\$592

AVERAGE PRICE  
PER SQ. FT.

\$526

-11.1%



# Hawthorne

## February At A Glance

**\$833,000**  
MEDIAN SALES PRICE

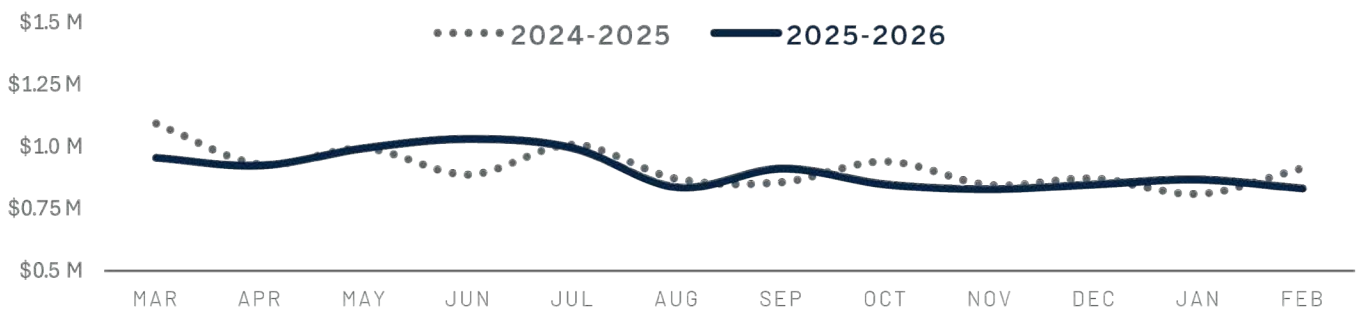
**47**  
AVERAGE DAYS ON MARKET

**14**  
TOTAL UNITS SOLD

**\$686**  
AVERAGE PRICE PER SQ. FT.

2025  **\$920,000**

**\$833,000**  2026

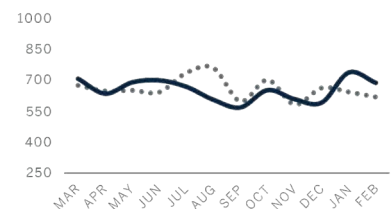
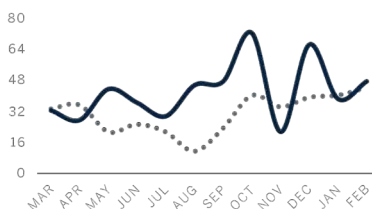
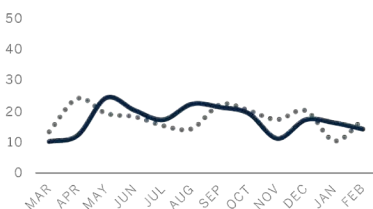


## MEDIAN SALE PRICE

**-9.5%**

OVER THE PAST 2 YEARS

VS THIS TIME LAST YEAR



**17**  
UNITS SOLD  
**14**  
-17.6%

**44**  
AVERAGE DAYS ON MARKET  
**47**  
+6.8%

**\$616**  
AVERAGE PRICE PER SQ. FT.  
**\$686**  
+11.4%



# Hermosa Beach

\$2,560,000

MEDIAN SALES PRICE

64

AVERAGE DAYS ON MARKET

14

TOTAL UNITS SOLD

\$1,454

AVERAGE PRICE PER SQ. FT.

February  
At A Glance

2025

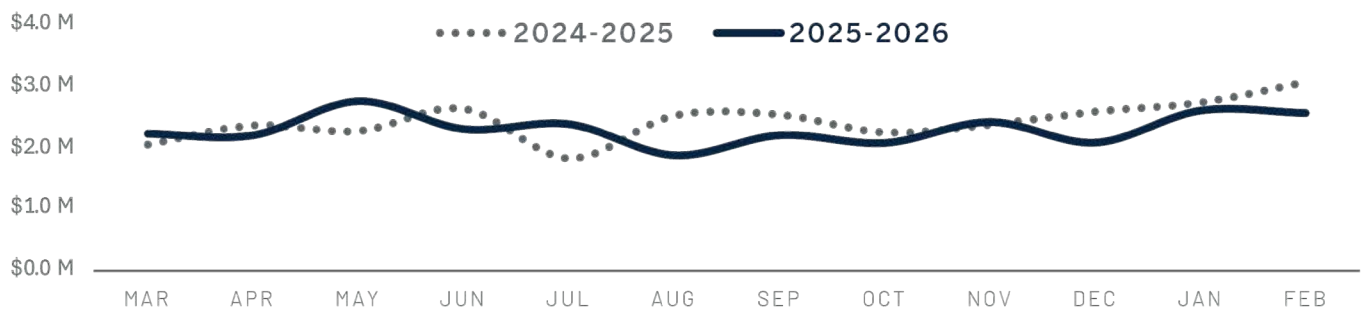


\$3,065,000

\$2,560,000



2026

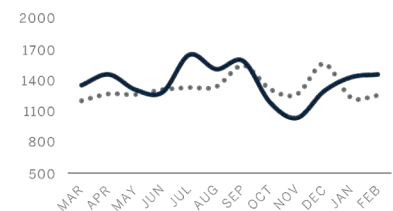
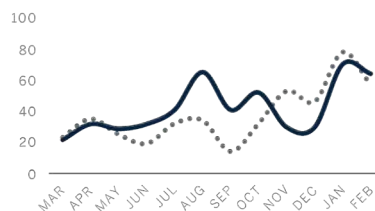
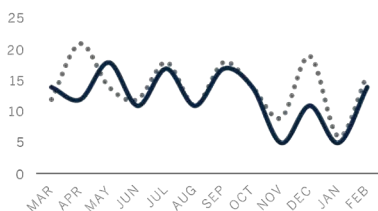


## MEDIAN SALE PRICE

OVER THE PAST 2 YEARS

-16.5%

VS THIS TIME LAST YEAR



16

UNITS  
SOLD

14

-12.5%

57

AVERAGE DAYS  
ON MARKET

64

+12.3%

\$1,254

AVERAGE PRICE  
PER SQ. FT.

\$1,454

+15.9%



# Inglewood

## February At A Glance

**\$783,000**  
MEDIAN SALES PRICE

**51**  
AVERAGE DAYS ON MARKET

**22**  
TOTAL UNITS SOLD

**\$579**  
AVERAGE PRICE PER SQ. FT.

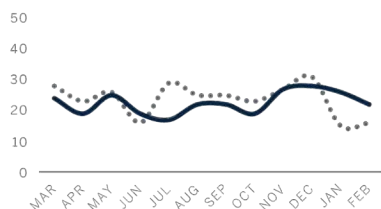


## MEDIAN SALE PRICE

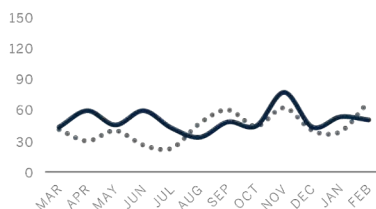
OVER THE PAST 2 YEARS

**+11.4%**

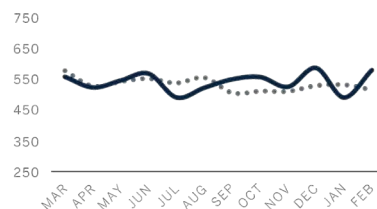
VS THIS TIME LAST YEAR



**16** **22**  
UNITS SOLD **+37.5%**



**69** **51**  
AVERAGE DAYS ON MARKET **-26.1%**



**\$517** **\$579**  
AVERAGE PRICE PER SQ. FT. **+12.0%**



# LAWDALE CITY HALL

## Lawndale

**\$588,000**

MEDIAN SALES PRICE

**14**

AVERAGE DAYS ON MARKET

**4**

TOTAL UNITS SOLD

**\$607**

AVERAGE PRICE PER SQ. FT.

February

At A Glance

2025

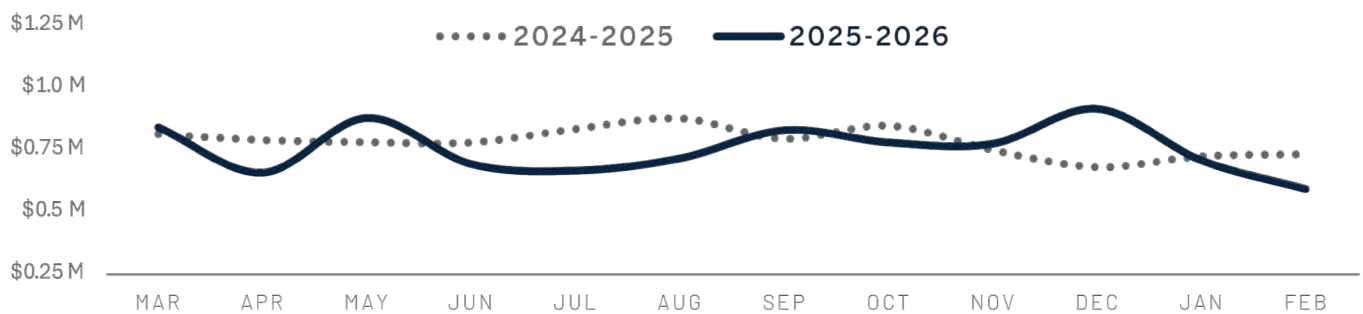


**\$733,000**

**\$588,000**



2026

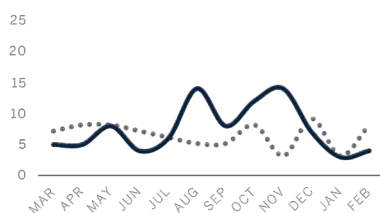


## MEDIAN SALE PRICE

OVER THE PAST 2 YEARS

**-19.8%**

VS THIS TIME LAST YEAR

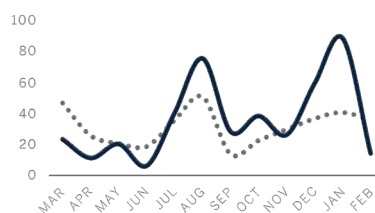


**8**

UNITS  
SOLD

**4**

-50.0%

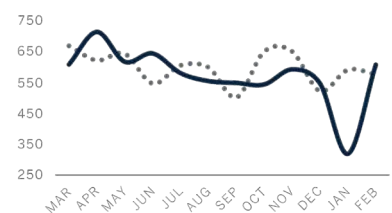


**35**

AVERAGE DAYS  
ON MARKET

**14**

-60.0%



**\$574**

AVERAGE PRICE  
PER SQ. FT.

**\$607**

+5.7%



# Lomita

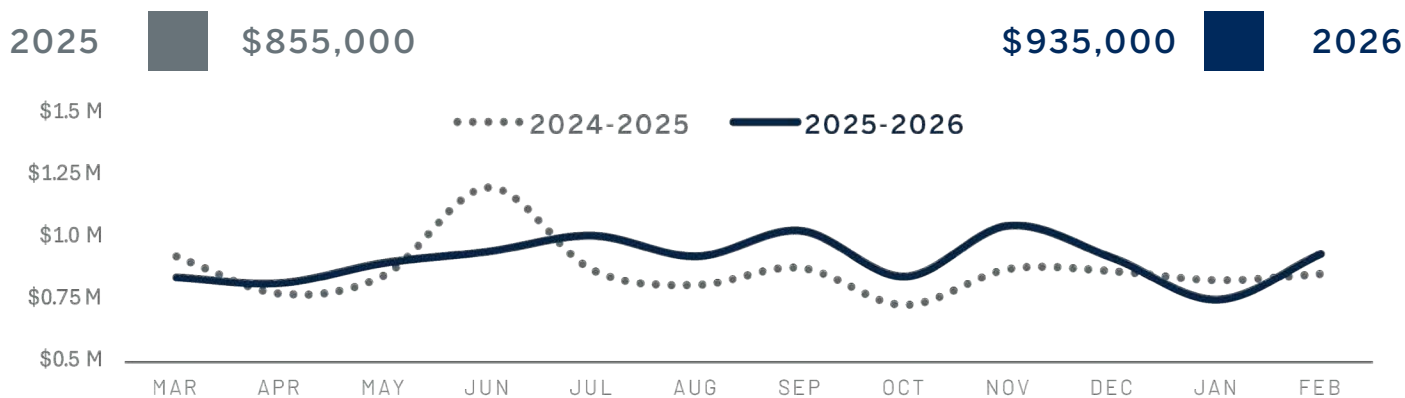
## February At A Glance

**\$935,000**  
MEDIAN SALES PRICE

**39**  
AVERAGE DAYS ON MARKET

**5**  
TOTAL UNITS SOLD

**\$845**  
AVERAGE PRICE PER SQ. FT.

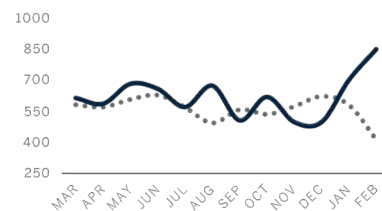
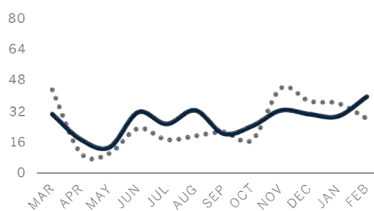
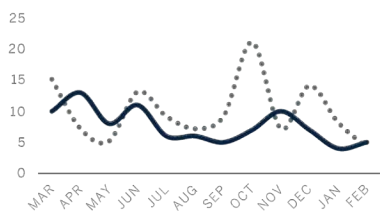


## MEDIAN SALE PRICE

OVER THE PAST 2 YEARS

**+9.4%**

VS THIS TIME LAST YEAR



**4** **5**  
UNITS SOLD  
+25.0%

**28** **39**  
AVERAGE DAYS ON MARKET  
+39.3%

**\$408** **\$845**  
AVERAGE PRICE PER SQ. FT.  
+107.1%



# Long Beach

**\$820,000**

MEDIAN SALES PRICE

**48**

AVERAGE DAYS ON MARKET

**157**

TOTAL UNITS SOLD

**\$659**

AVERAGE PRICE PER SQ. FT.

February  
At A Glance

2025

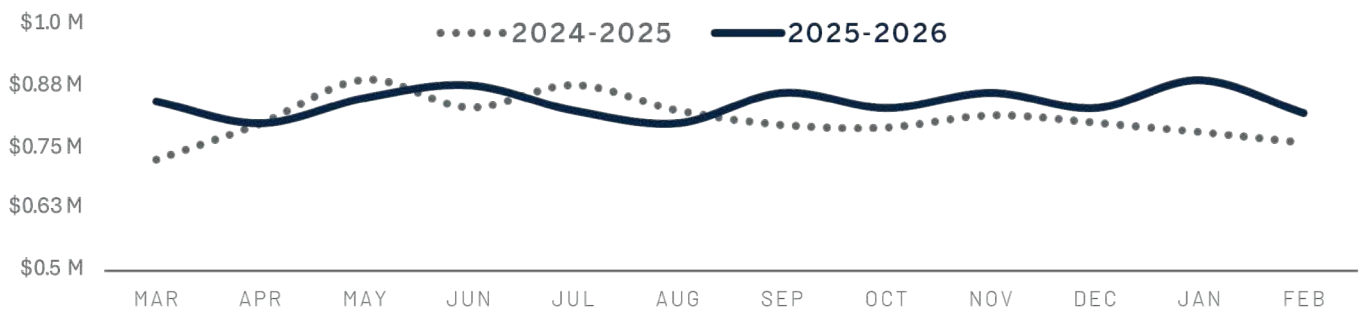


**\$759,000**

**\$820,000**



2026

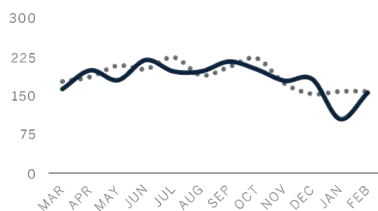


## MEDIAN SALE PRICE

OVER THE PAST 2 YEARS

**+8.0%**

VS THIS TIME LAST YEAR

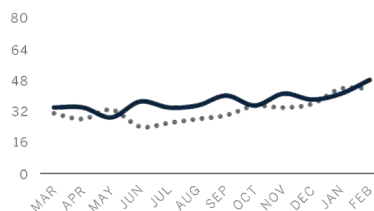


**158**

UNITS  
SOLD

**157**

-0.6%

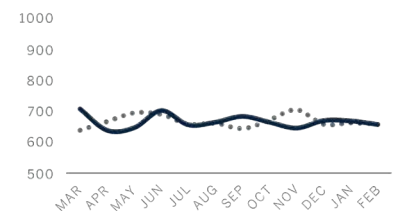


**44**

AVERAGE DAYS  
ON MARKET

**48**

+9.1%



**\$658**

AVERAGE PRICE  
PER SQ. FT.

**\$659**

+0.2%

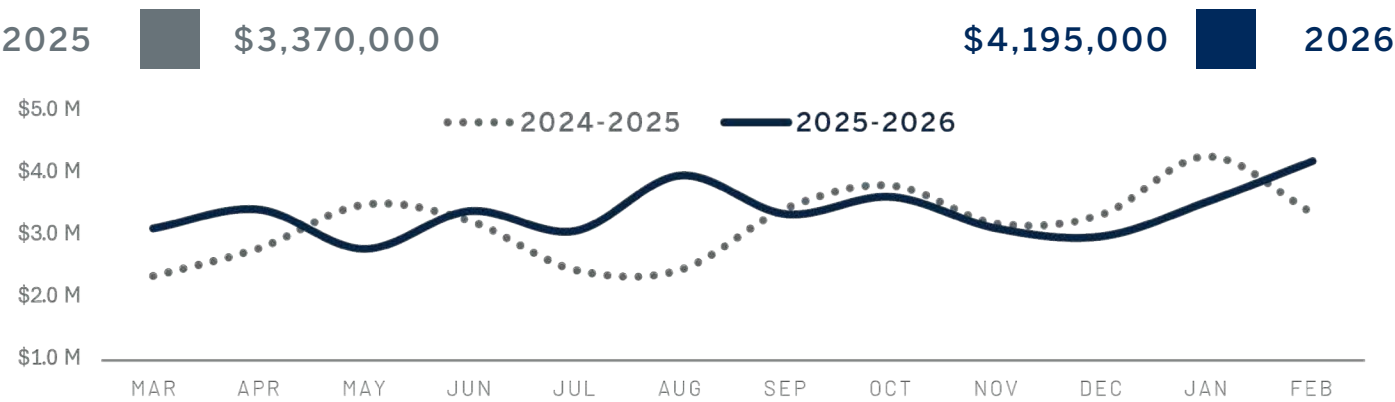


# Manhattan Beach

February  
At A Glance

**\$4,195,000**  
MEDIAN SALES PRICE  
**48**  
AVERAGE DAYS ON MARKET

**24**  
TOTAL UNITS SOLD  
**\$1,421**  
AVERAGE PRICE PER SQ. FT.

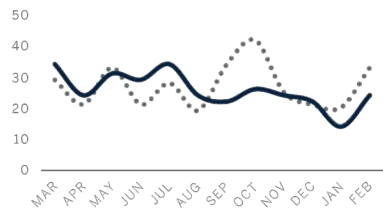


## MEDIAN SALE PRICE

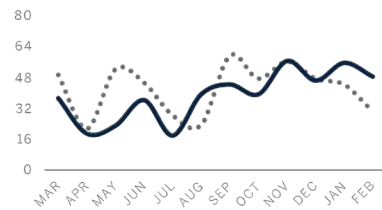
OVER THE PAST 2 YEARS

**+24.5%**

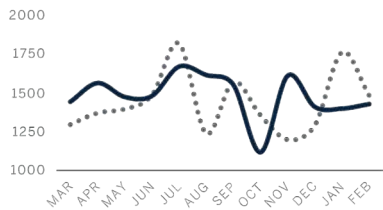
VS THIS TIME LAST YEAR



**33**  
UNITS SOLD  
**24**  
-27.3%



**30**  
AVERAGE DAYS ON MARKET  
**48**  
+60.0%



**\$1,478**  
AVERAGE PRICE PER SQ. FT.  
**\$1,421**  
-3.9%



# Marina Del Rey

\$1,273,000

MEDIAN SALES PRICE

33

AVERAGE DAYS ON MARKET

8

TOTAL UNITS SOLD

\$842

AVERAGE PRICE PER SQ. FT.

February  
At A Glance

2025

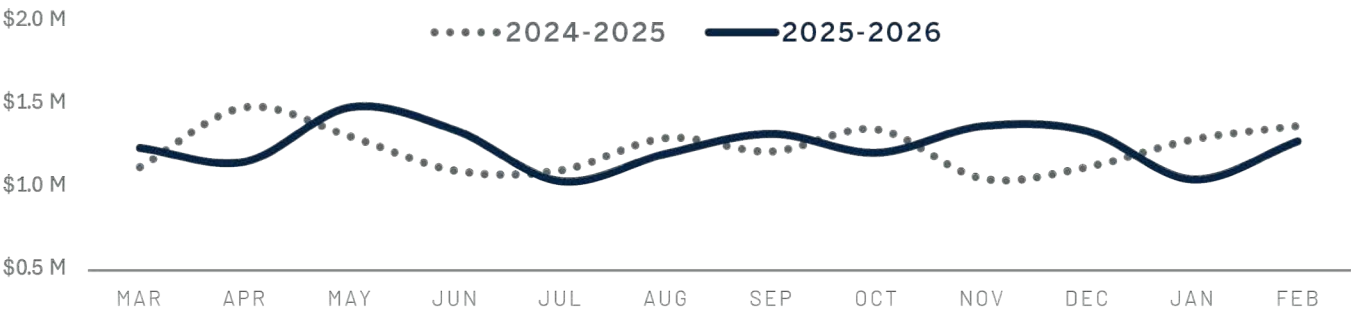


\$1,370,000

\$1,273,000



2026

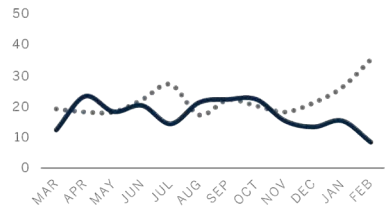


## MEDIAN SALE PRICE

-7.1%

OVER THE PAST 2 YEARS

VS THIS TIME LAST YEAR

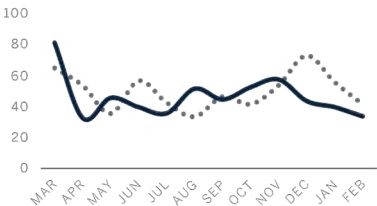


35

UNITS  
SOLD

8

-77.1%

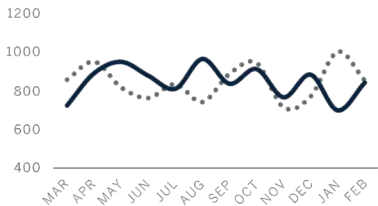


41

AVERAGE DAYS  
ON MARKET

33

-19.5%



\$851

AVERAGE PRICE  
PER SQ. FT.

\$842

-1.1%



# Palos Verdes Estates

February  
At A Glance

\$2,418,000

MEDIAN SALES PRICE

20

AVERAGE DAYS ON MARKET

4

TOTAL UNITS SOLD

\$979

AVERAGE PRICE PER SQ. FT.

2025

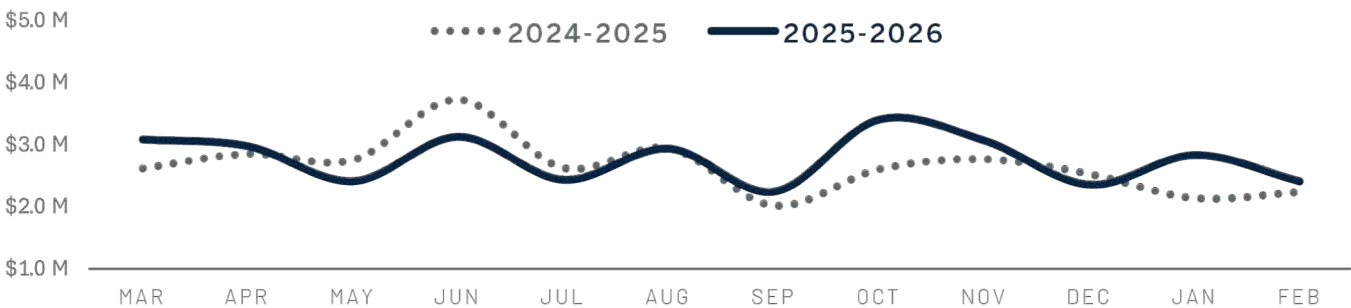


\$2,254,000

\$2,418,000



2026

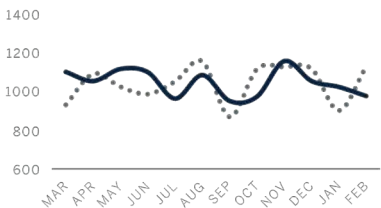
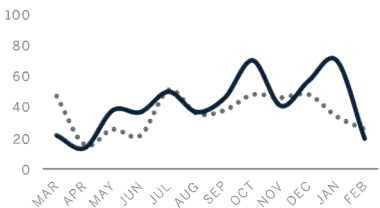
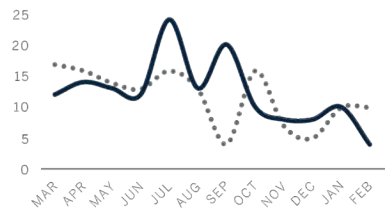


## MEDIAN SALE PRICE

+7.3%

OVER THE PAST 2 YEARS

VS THIS TIME LAST YEAR



10

UNITS  
SOLD

4

-60.0%

26

AVERAGE DAYS  
ON MARKET

20

-23.1%

\$1,128

AVERAGE PRICE  
PER SQ. FT.

\$979

-13.2%



# Palos Verdes Peninsula

**\$2,600,000**

MEDIAN SALES PRICE

**9**

AVERAGE DAYS ON MARKET

**1**

TOTAL UNITS SOLD

**\$838**

AVERAGE PRICE PER SQ. FT.

February

At A Glance

2025

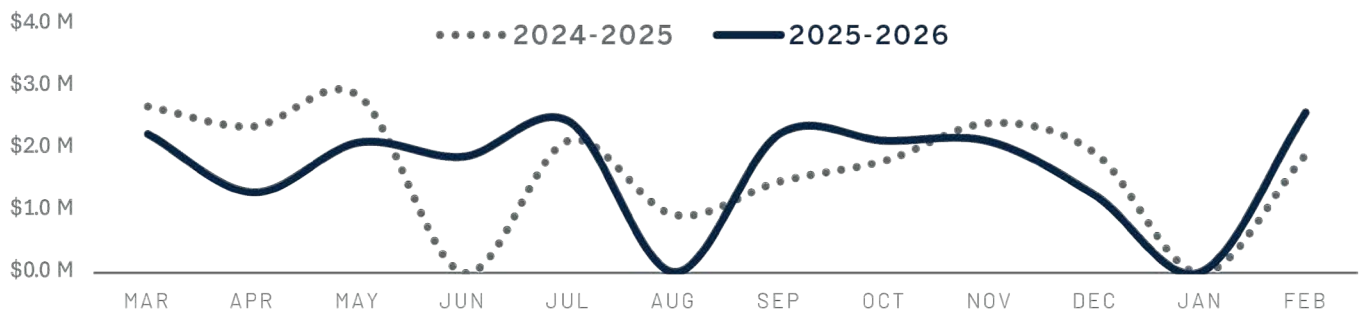


**\$1,900,000**

**\$2,600,000**



2026

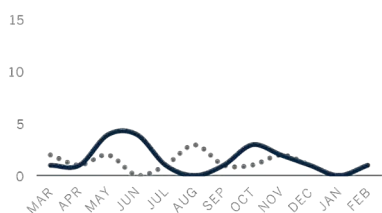


## MEDIAN SALE PRICE

**+36.8%**

OVER THE PAST 2 YEARS

VS THIS TIME LAST YEAR

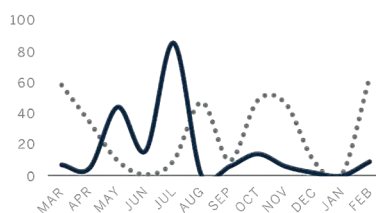


**1**

UNITS  
SOLD

**1**

No  
Change

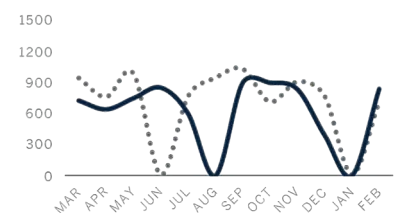


**63**

AVERAGE DAYS  
ON MARKET

**9**

-85.7%



**\$710**

AVERAGE PRICE  
PER SQ. FT.

**\$838**

+18.0%

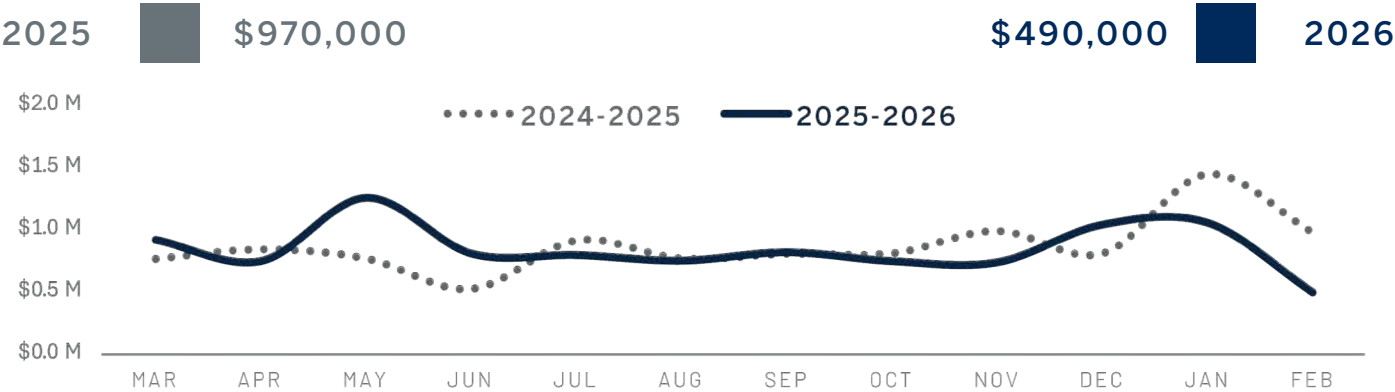


# Playa Del Rey

February  
At A Glance

**\$490,000**  
MEDIAN SALES PRICE  
**51**  
AVERAGE DAYS ON MARKET

**7**  
TOTAL UNITS SOLD  
**\$747**  
AVERAGE PRICE PER SQ. FT.

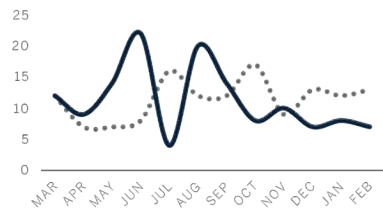


## MEDIAN SALE PRICE

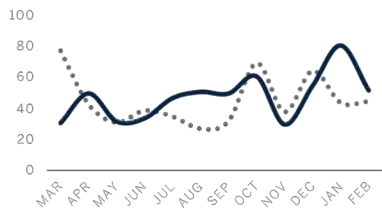
OVER THE PAST 2 YEARS

**-49.5%**

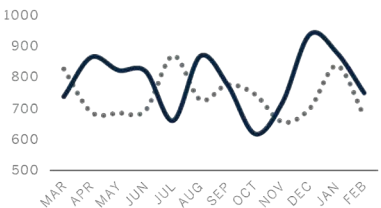
VS THIS TIME LAST YEAR



**13**  
UNITS SOLD  
**7**  
-46.2%



**44**  
AVERAGE DAYS ON MARKET  
**51**  
+15.9%



**\$675**  
AVERAGE PRICE PER SQ. FT.  
**\$747**  
+10.7%



# Playa Vista

\$1,120,000

MEDIAN SALES PRICE

48

AVERAGE DAYS ON MARKET

5

TOTAL UNITS SOLD

\$728

AVERAGE PRICE PER SQ. FT.

February

At A Glance

2025

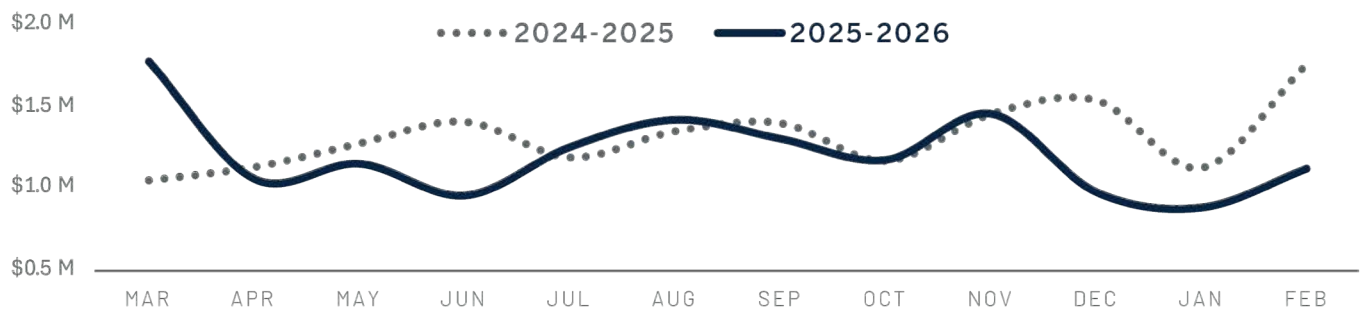


\$1,761,000

\$1,120,000



2026

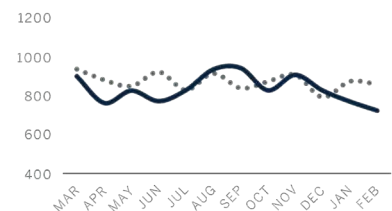
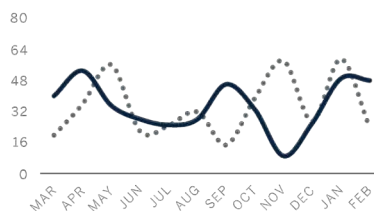
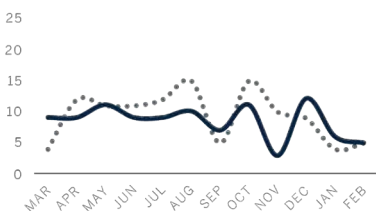


## MEDIAN SALE PRICE

OVER THE PAST 2 YEARS

-36.4%

VS THIS TIME LAST YEAR



5

UNITS  
SOLD

5

No  
Change

24

AVERAGE DAYS  
ON MARKET

48

+100.0%

\$858

AVERAGE PRICE  
PER SQ. FT.

\$728

-15.2%

# Rancho Palos Verdes

## February At A Glance

**\$2,237,000**

MEDIAN SALES PRICE

**79**

AVERAGE DAYS ON MARKET

**21**

TOTAL UNITS SOLD

**\$778**

AVERAGE PRICE PER SQ. FT.

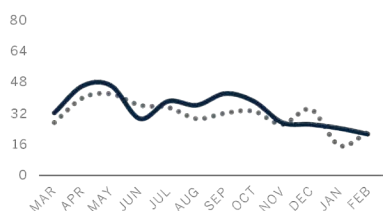


## MEDIAN SALE PRICE

OVER THE PAST 2 YEARS

**+25.7%**

VS THIS TIME LAST YEAR

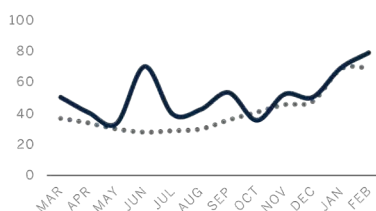


**22**

UNITS  
SOLD

**21**

-4.5%

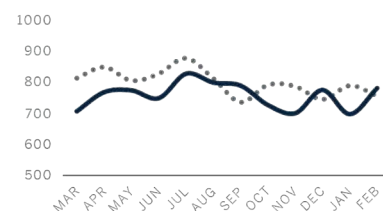


**69**

AVERAGE DAYS  
ON MARKET

**79**

+14.5%



**\$755**

AVERAGE PRICE  
PER SQ. FT.

**\$778**

+3.0%



# Redondo Beach

**\$1,599,000**

MEDIAN SALES PRICE

**44**

AVERAGE DAYS ON MARKET

**45**

TOTAL UNITS SOLD

**\$797**

AVERAGE PRICE PER SQ. FT.

February  
At A Glance

2025

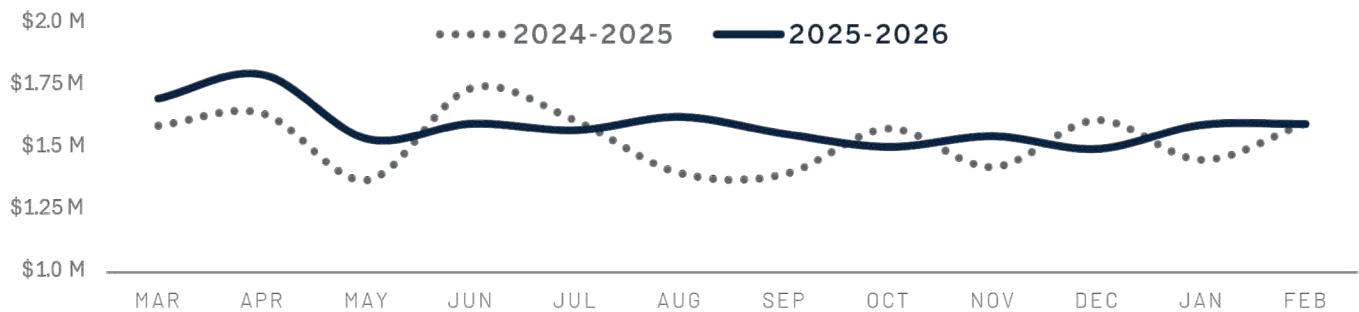


**\$1,600,000**

**\$1,599,000**



2026

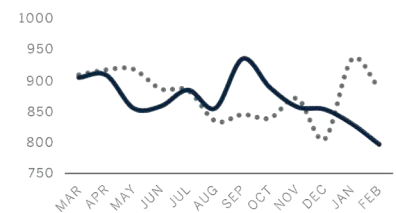
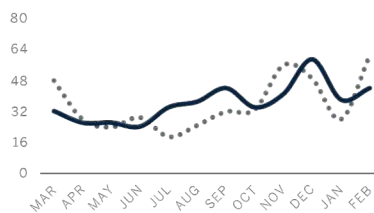
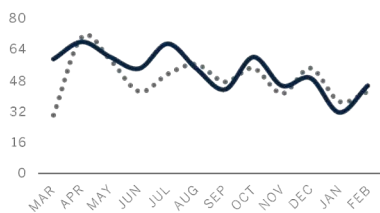


## MEDIAN SALE PRICE

OVER THE PAST 2 YEARS

**-0.1%**

VS THIS TIME LAST YEAR



**42**

UNITS  
SOLD

**45**

+7.1%

**61**

AVERAGE DAYS  
ON MARKET

**44**

-27.9%

**\$887**

AVERAGE PRICE  
PER SQ. FT.

**\$797**

-10.1%



# Rolling Hills

## February At A Glance

N/A  
MEDIAN SALES PRICE

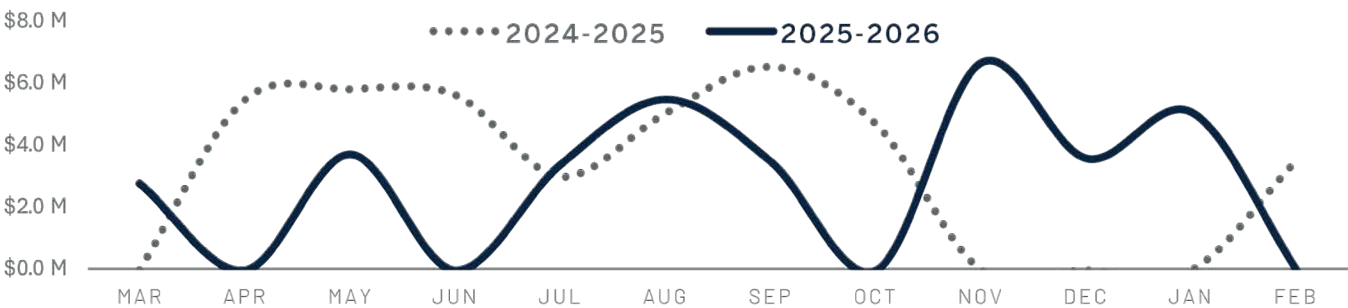
N/A  
AVERAGE DAYS ON MARKET

N/A  
TOTAL UNITS SOLD

N/A  
AVERAGE PRICE PER SQ. FT.

2025  \$3,550,000

N/A  2026

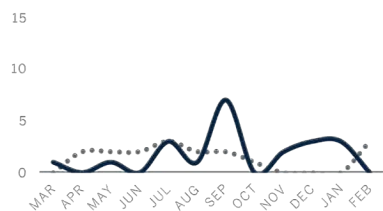


## MEDIAN SALE PRICE

-100.0%

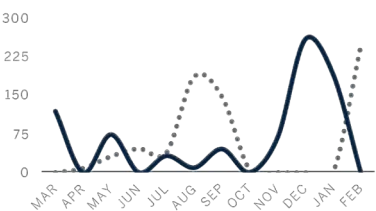
OVER THE PAST 2 YEARS

VS THIS TIME LAST YEAR



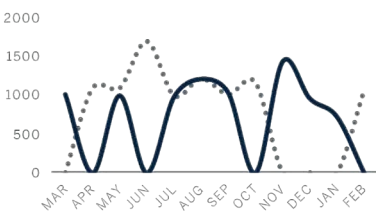
3  
UNITS  
SOLD

N/A  
-100.0%



243  
AVERAGE DAYS  
ON MARKET

N/A  
-100.0%



\$1,065  
AVERAGE PRICE  
PER SQ. FT.

N/A  
-100.0%



# Rolling Hills Estates

\$1,100,000

MEDIAN SALES PRICE

29

AVERAGE DAYS ON MARKET

9

TOTAL UNITS SOLD

\$715

AVERAGE PRICE PER SQ. FT.

February  
At A Glance

2025

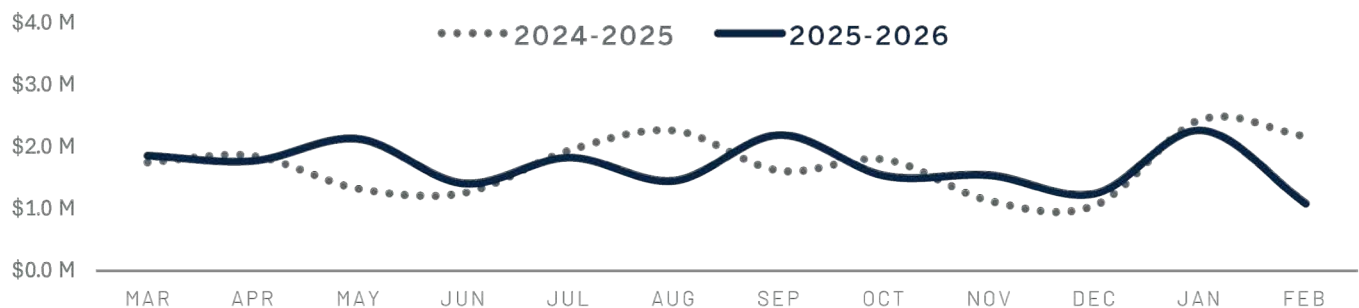


\$2,200,000

\$1,100,000



2026

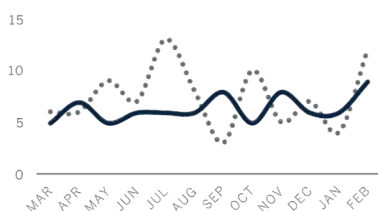


## MEDIAN SALE PRICE

OVER THE PAST 2 YEARS

-50.0%

VS THIS TIME LAST YEAR

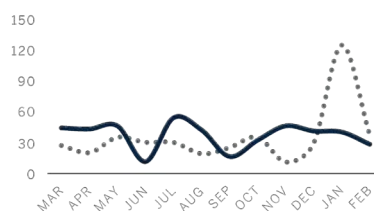


12

UNITS  
SOLD

9

-25.0%

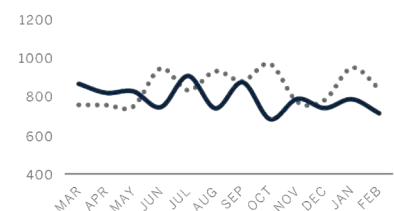


38

AVERAGE DAYS  
ON MARKET

29

-23.7%



\$842

AVERAGE PRICE  
PER SQ. FT.

\$715

-15.1%



# San Pedro

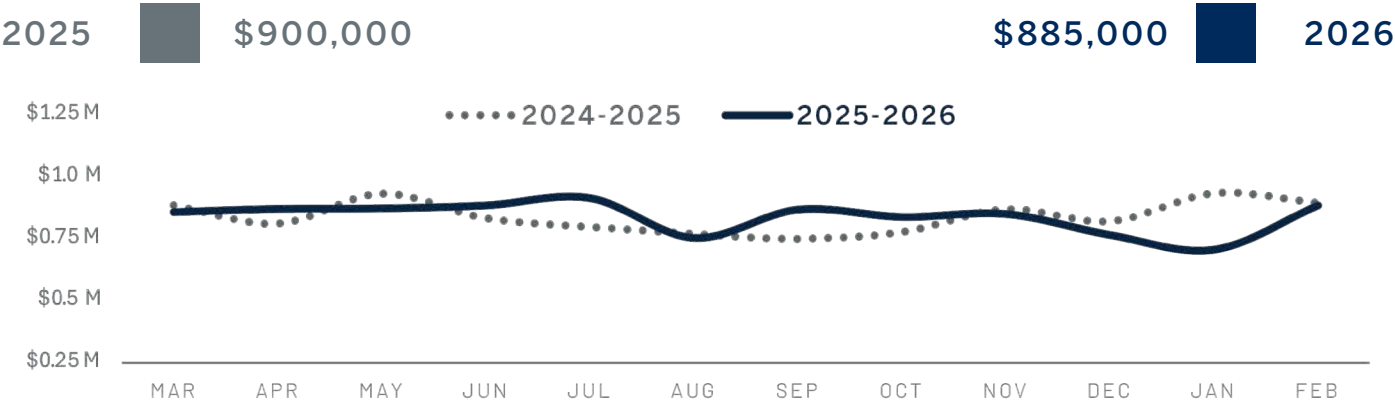
## February At A Glance

**\$885,000**  
MEDIAN SALES PRICE

**67**  
AVERAGE DAYS ON MARKET

**20**  
TOTAL UNITS SOLD

**\$481**  
AVERAGE PRICE PER SQ. FT.

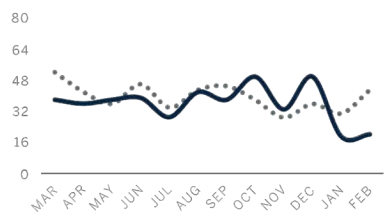


## MEDIAN SALE PRICE

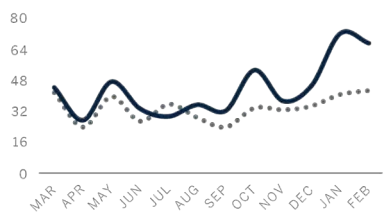
OVER THE PAST 2 YEARS

**-1.7%**

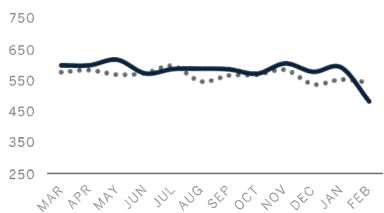
VS THIS TIME LAST YEAR



**43** **20**  
UNITS SOLD **-53.5%**



**43** **67**  
AVERAGE DAYS ON MARKET **+55.8%**



**\$543** **\$481**  
AVERAGE PRICE PER SQ. FT. **-11.4%**



# Torrance

\$970,000

MEDIAN SALES PRICE

31

AVERAGE DAYS ON MARKET

53

TOTAL UNITS SOLD

\$681

AVERAGE PRICE PER SQ. FT.

February  
At A Glance

2025

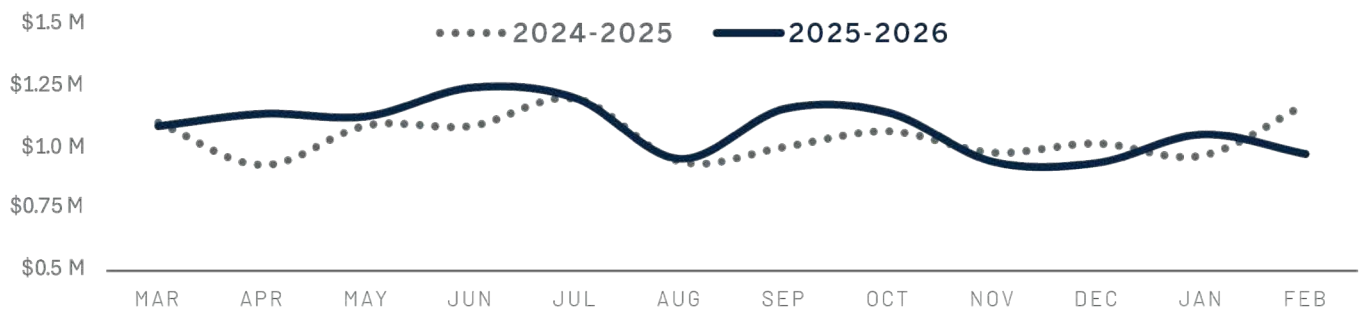


\$1,175,000

\$970,000



2026

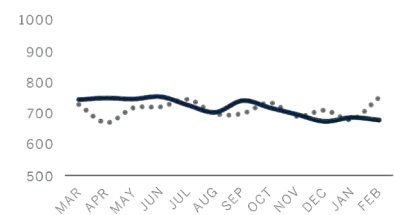
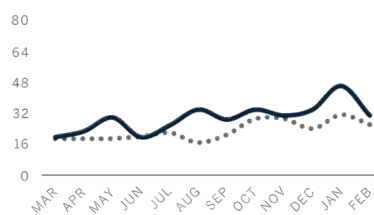
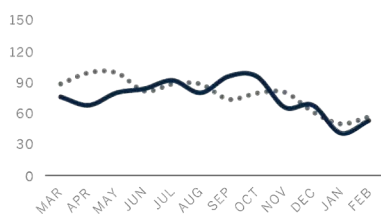


## MEDIAN SALE PRICE

OVER THE PAST 2 YEARS

-17.4%

VS THIS TIME LAST YEAR



57

UNITS  
SOLD

53

-7.0%

26

AVERAGE DAYS  
ON MARKET

31

+19.2%

\$753

AVERAGE PRICE  
PER SQ. FT.

\$681

-9.6%



# Venice

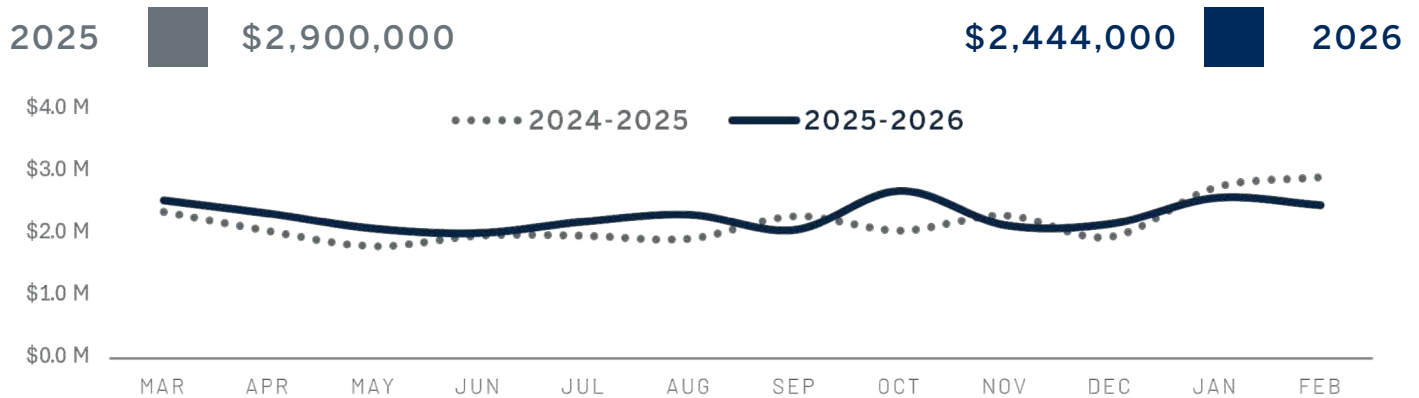
## February At A Glance

**\$2,444,000**  
MEDIAN SALES PRICE

**84**  
AVERAGE DAYS ON MARKET

**19**  
TOTAL UNITS SOLD

**\$1,120**  
AVERAGE PRICE PER SQ. FT.

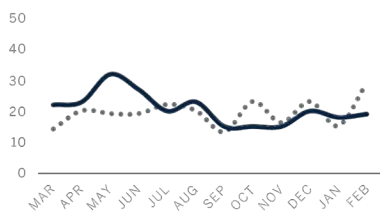


## MEDIAN SALE PRICE

OVER THE PAST 2 YEARS

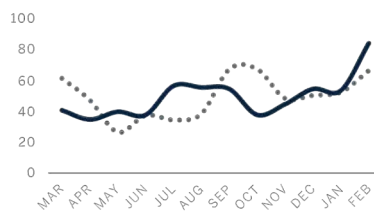
**-15.7%**

VS THIS TIME LAST YEAR



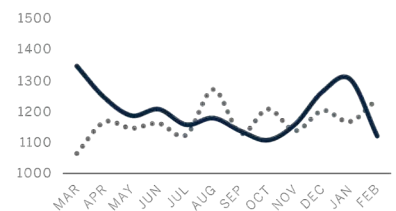
**29**  
UNITS SOLD

**19**  
-34.5%



**66**  
AVERAGE DAYS ON MARKET

**84**  
+27.3%



**\$1,237**  
AVERAGE PRICE PER SQ. FT.

**\$1,120**  
-9.5%



# Westchester

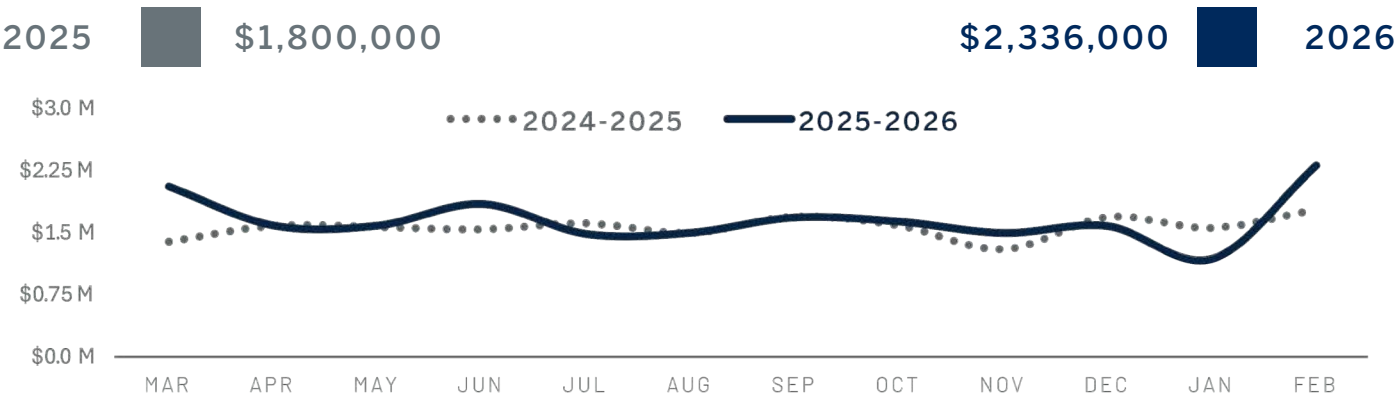
\$2,336,000  
MEDIAN SALES PRICE

18  
AVERAGE DAYS ON MARKET

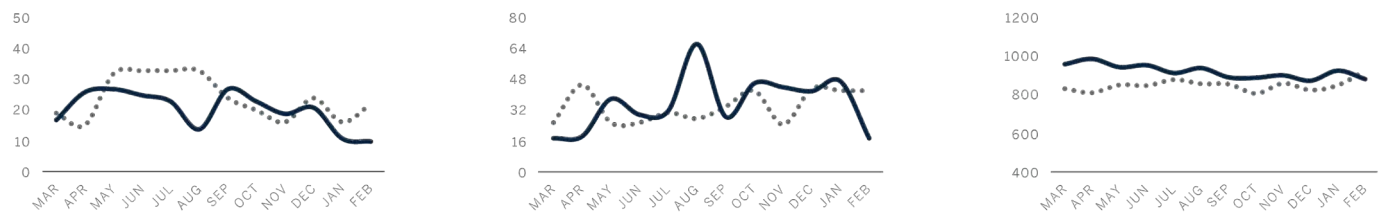
10  
TOTAL UNITS SOLD

\$880  
AVERAGE PRICE PER SQ. FT.

February  
At A Glance

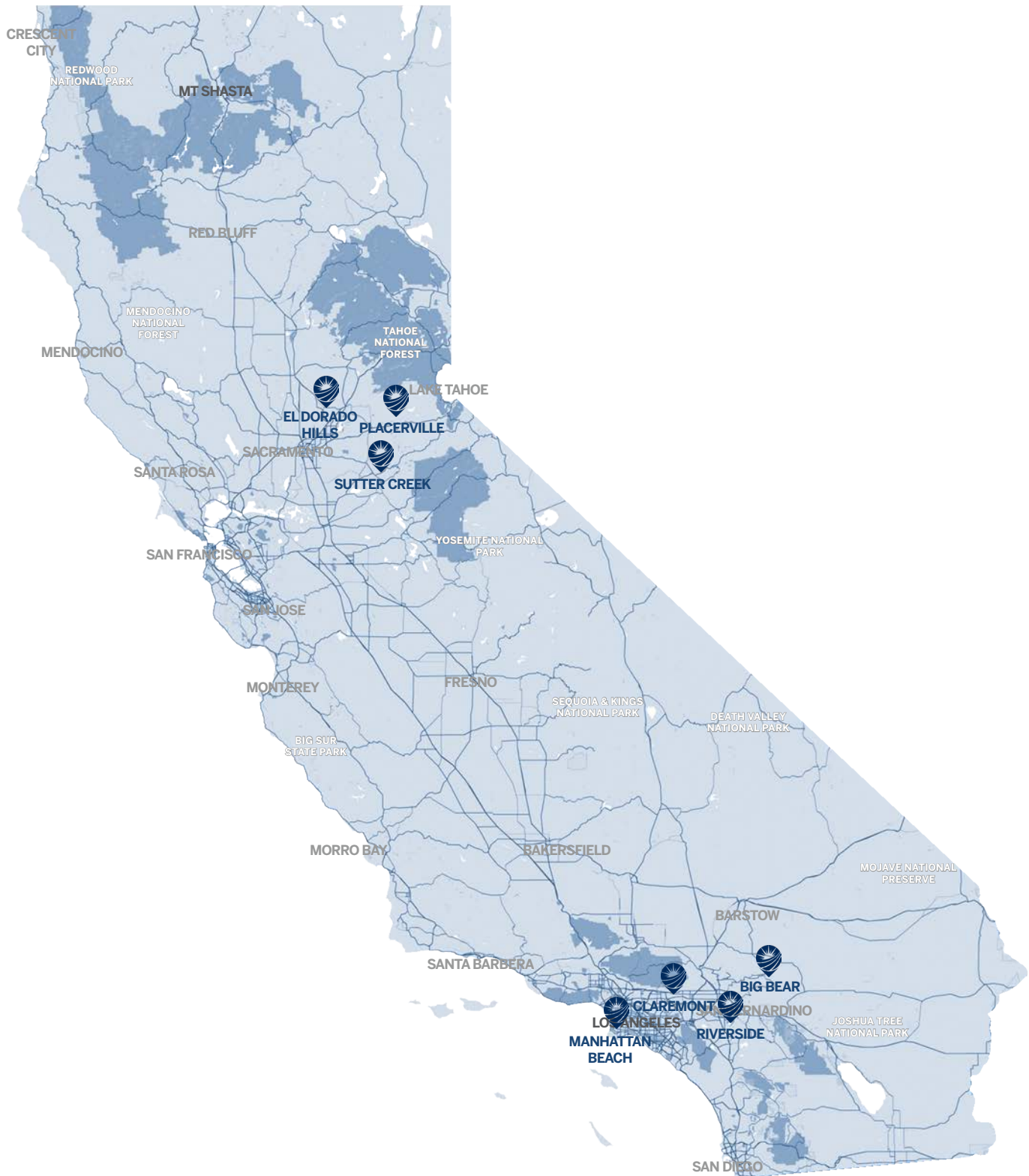


**MEDIAN SALE PRICE** **+29.8%**  
OVER THE PAST 2 YEARS VS THIS TIME LAST YEAR

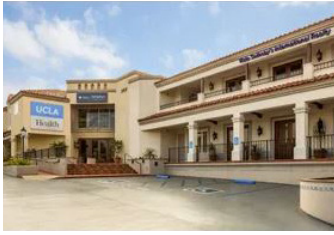


|            |        |                        |        |                           |       |
|------------|--------|------------------------|--------|---------------------------|-------|
| 22         | 10     | 42                     | 18     | \$922                     | \$880 |
| UNITS SOLD | -54.5% | AVERAGE DAYS ON MARKET | -57.1% | AVERAGE PRICE PER SQ. FT. | -4.6% |

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MANHATTAN BEACH



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MANHATTAN BEACH



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HERMOSA BEACH



1801 S CATALINA AVE  
REDONDO BEACH



16 MALAGA COVE PLAZA  
PALOS VERDES ESTATES



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