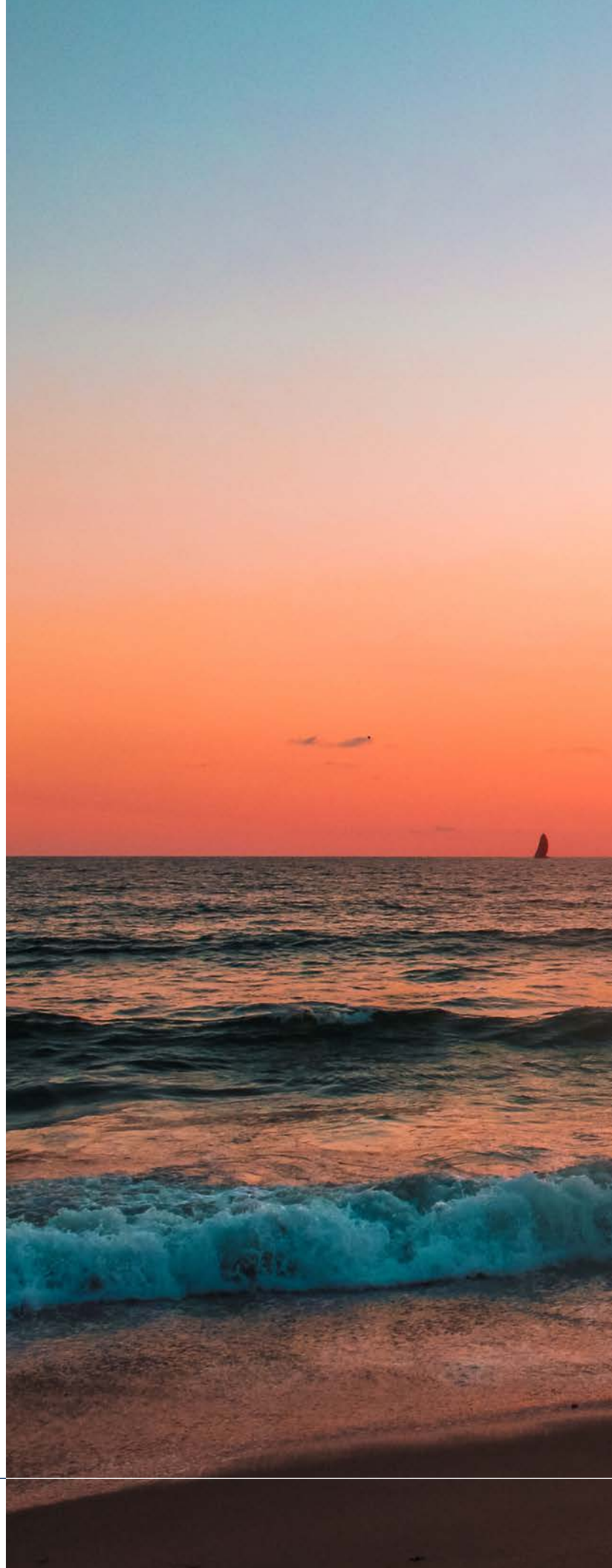




Market Report

Contents

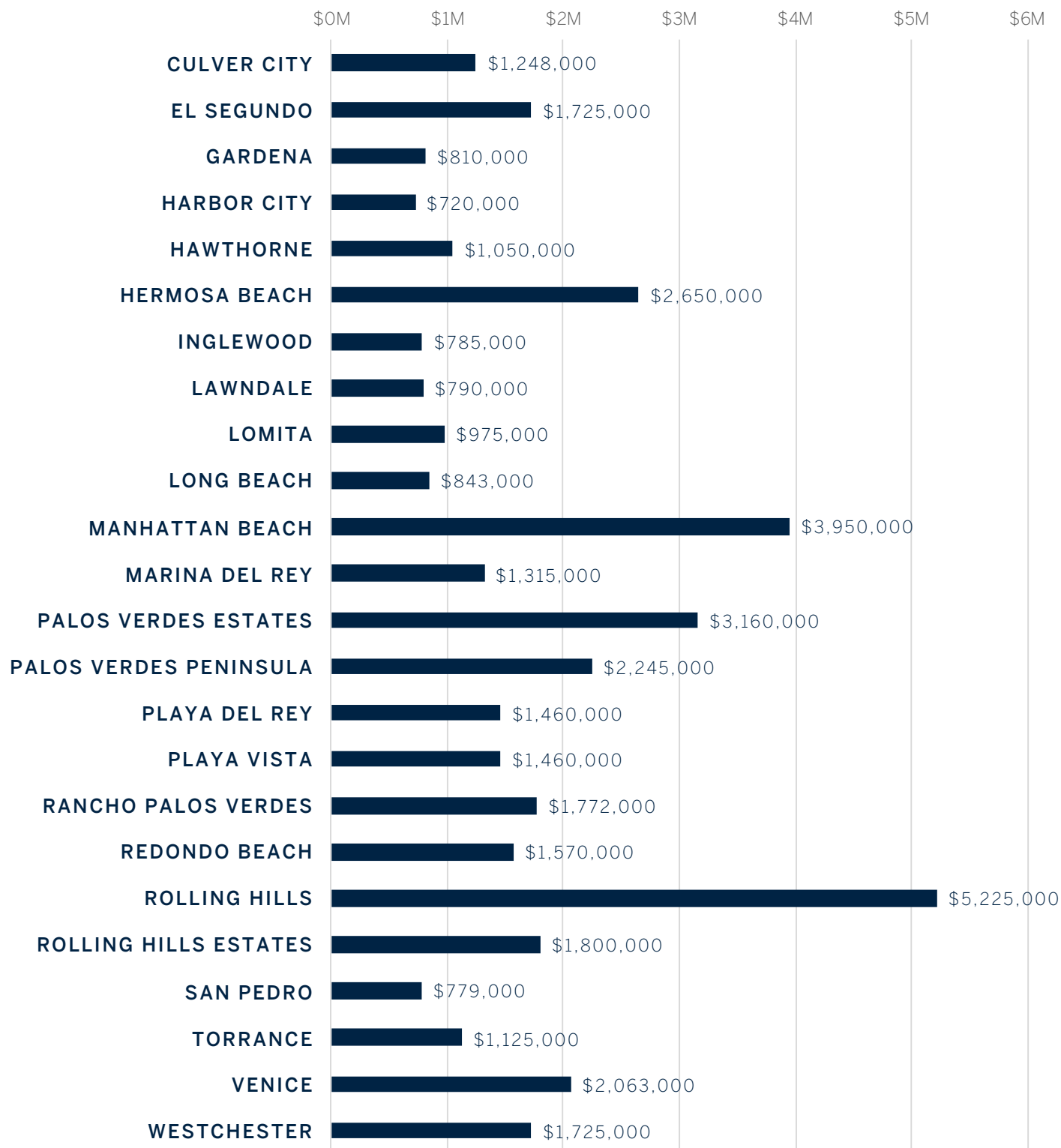
4	OVERVIEW
6	CULVER CITY
7	EL SEGUNDO
8	GARDENA
9	HARBOR CITY
10	HAWTHORNE
11	HERMOSA BEACH
12	INGLEWOOD
13	LAWNDALE
14	LOMITA
15	LONG BEACH
16	MANHATTAN BEACH
17	MARINA DEL REY
18	PALOS VERDES ESTATES
19	PALOS VERDES PENINSULA
20	PLAYA DEL REY
21	PLAYA VISTA
22	RANCHO PALOS VERDES
23	REDONDO BEACH
24	ROLLING HILLS
25	ROLLING HILLS ESTATES
26	SAN PEDRO
27	TORRANCE
28	VENICE
29	WESTCHESTER
30	OUR OFFICES





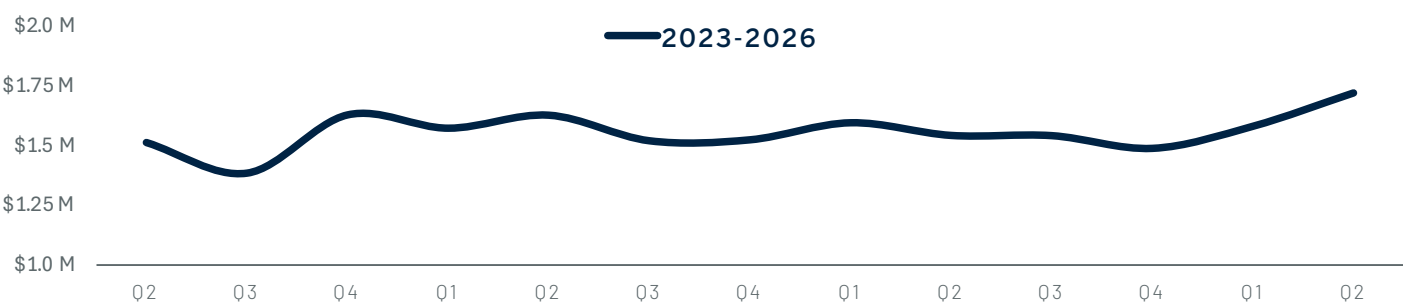
Q2 Overview

Median Sale Price by Area

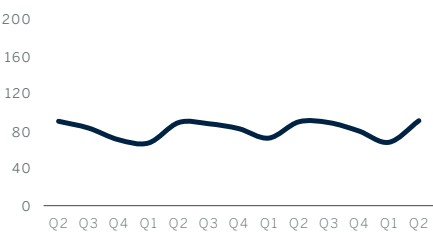


Average of all areas

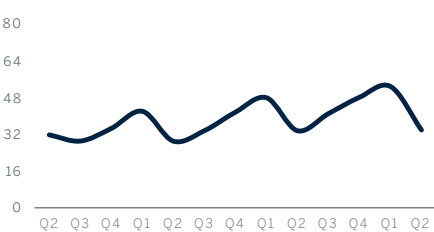
Average Sale Price of All Areas for the Past 3 Years



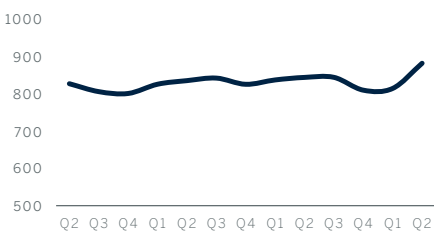
Average Units Sold



Average Days on Market



Average Price per Sq.Ft.





Culver City

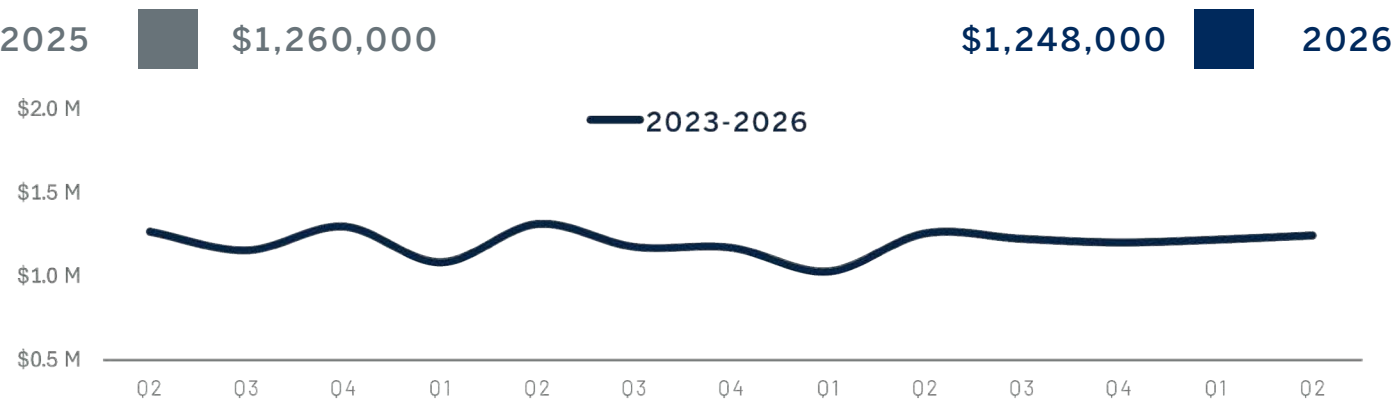
Q2 At A Glance

\$1,248,000
MEDIAN SALES PRICE

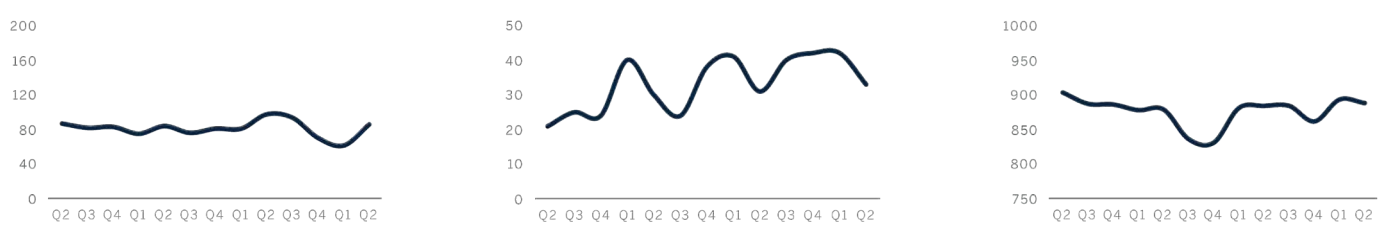
33
AVERAGE DAYS ON MARKET

86
TOTAL UNITS SOLD

\$888
AVERAGE PRICE PER SQ. FT.



MEDIAN SALE PRICE -1.0%
OVER THE PAST 2 YEARS VS THIS TIME LAST YEAR



98 **86** **31** **33** **\$884** **\$888**
UNITS SOLD -12.2% AVERAGE DAYS ON MARKET +6.5% AVERAGE PRICE PER SQ. FT. +0.5%



El Segundo

\$1,725,000

MEDIAN SALES PRICE

19

AVERAGE DAYS ON MARKET

24

TOTAL UNITS SOLD

\$991

AVERAGE PRICE PER SQ. FT.

Q2

At A Glance

2025

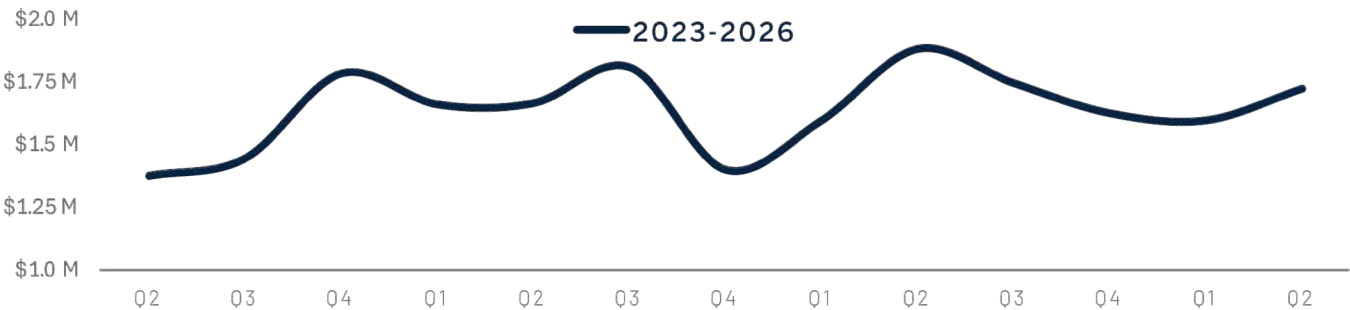


\$1,882,000

\$1,725,000



2026

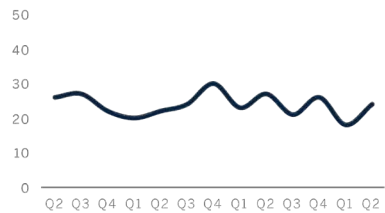


MEDIAN SALE PRICE

-8.3%

OVER THE PAST 2 YEARS

VS THIS TIME LAST YEAR

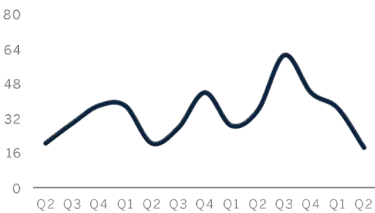


27

UNITS SOLD

24

-11.1%

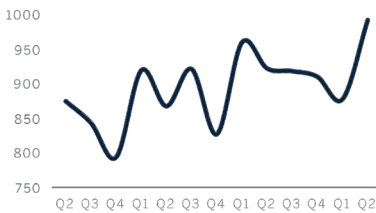


36

AVERAGE DAYS ON MARKET

19

-47.2%



\$922

AVERAGE PRICE PER SQ. FT.

\$991

+7.5%



Gardena

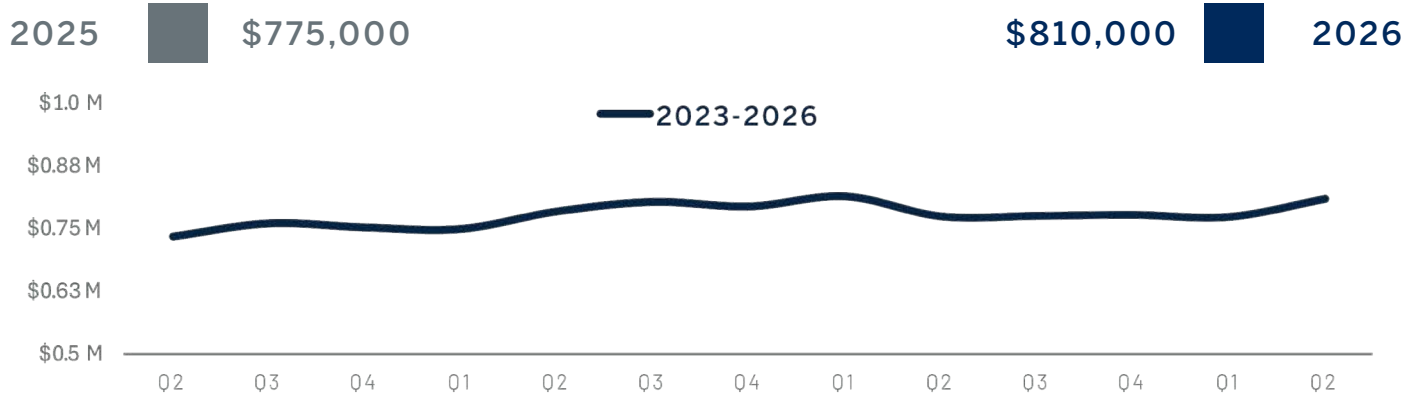
Q2 At A Glance

\$810,000
MEDIAN SALES PRICE

28
AVERAGE DAYS ON MARKET

82
TOTAL UNITS SOLD

\$548
AVERAGE PRICE PER SQ. FT.

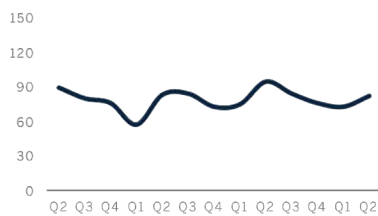


MEDIAN SALE PRICE

OVER THE PAST 2 YEARS

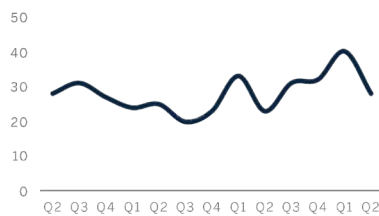
+4.5%

VS THIS TIME LAST YEAR



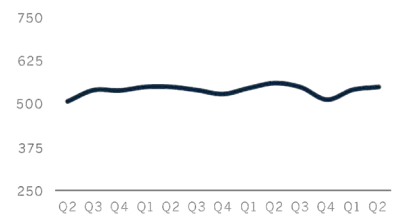
94
UNITS SOLD

82
-12.8%



23
AVERAGE DAYS ON MARKET

28
+21.7%



\$559
AVERAGE PRICE PER SQ. FT.

\$548
-2.0%



Harbor City

\$720,000
MEDIAN SALES PRICE

46
AVERAGE DAYS ON MARKET

27
TOTAL UNITS SOLD

\$530
AVERAGE PRICE PER SQ. FT.

Q2
At A Glance

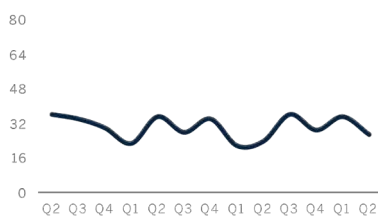


MEDIAN SALE PRICE

OVER THE PAST 2 YEARS

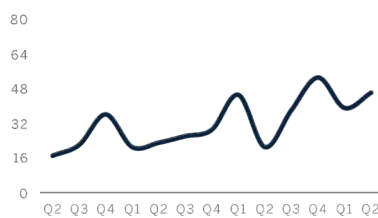
-12.0%

VS THIS TIME LAST YEAR



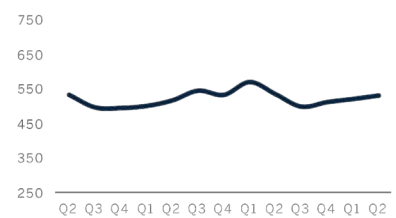
24
UNITS SOLD

27
+12.5%



21
AVERAGE DAYS ON MARKET

46
+119.0%



\$534
AVERAGE PRICE PER SQ. FT.

\$530
-0.7%



Hawthorne

Q2 At A Glance

\$1,050,000
MEDIAN SALES PRICE

21
AVERAGE DAYS ON MARKET

67
TOTAL UNITS SOLD

\$687
AVERAGE PRICE PER SQ. FT.

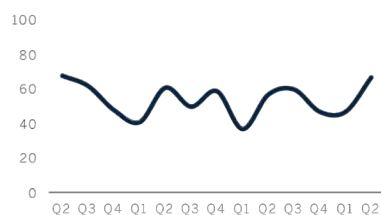


MEDIAN SALE PRICE

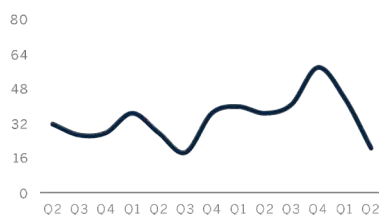
OVER THE PAST 2 YEARS

+4.5%

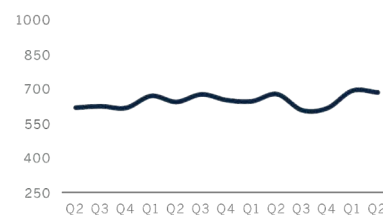
VS THIS TIME LAST YEAR



57 **67**
UNITS SOLD **+17.5%**



37 **21**
AVERAGE DAYS ON MARKET **-43.2%**



\$679 **\$687**
AVERAGE PRICE PER SQ. FT. **+1.2%**



Hermosa Beach

\$2,650,000

MEDIAN SALES PRICE

17

AVERAGE DAYS ON MARKET

47

TOTAL UNITS SOLD

\$1,553

AVERAGE PRICE PER SQ. FT.

Q2

At A Glance

2025

\$2,479,000

\$2,650,000

2026

\$4.0 M

\$3.0 M

\$2.0 M

\$1.0 M

— 2023-2026

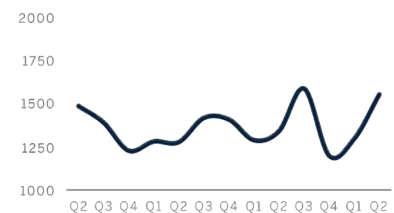
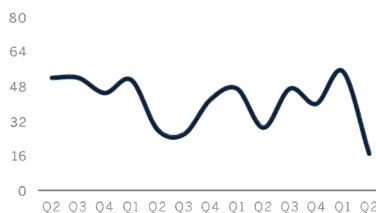
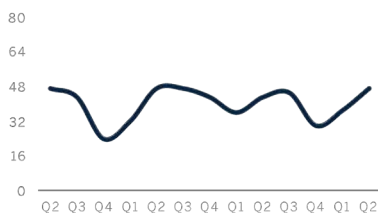
Q2 Q3 Q4 Q1 Q2 Q3 Q4 Q1 Q2 Q3 Q4 Q1 Q2

MEDIAN SALE PRICE

+6.9%

OVER THE PAST 2 YEARS

VS THIS TIME LAST YEAR



43

UNITS SOLD

47

+9.3%

29

AVERAGE DAYS ON MARKET

17

-41.4%

\$1,341

AVERAGE PRICE PER SQ. FT.

\$1,553

+15.8%

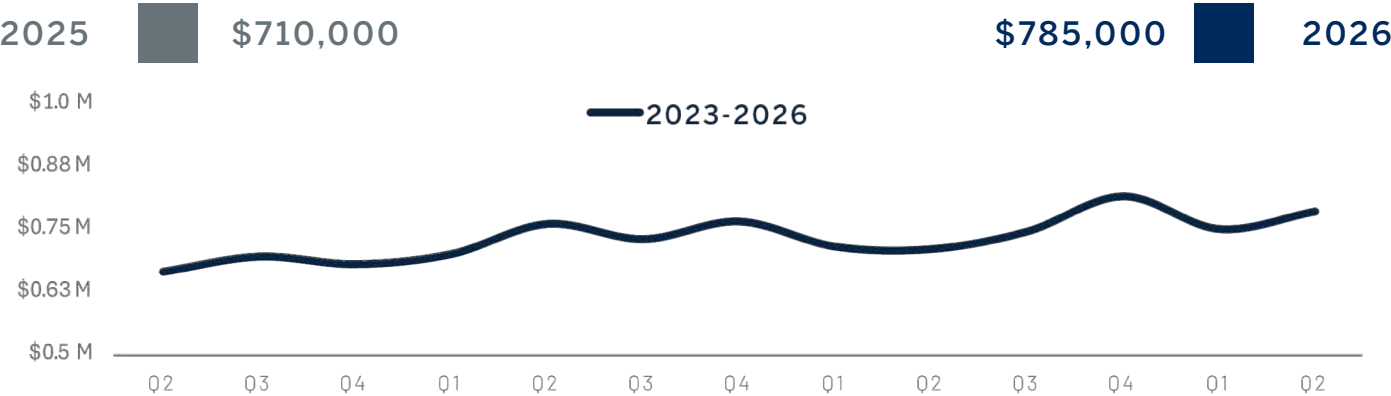


Inglewood

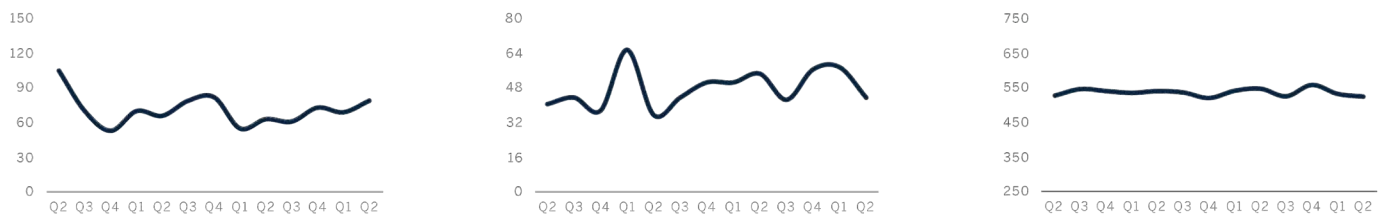
Q2 At A Glance

\$785,000
MEDIAN SALES PRICE
43
AVERAGE DAYS ON MARKET

79
TOTAL UNITS SOLD
\$523
AVERAGE PRICE PER SQ. FT.



MEDIAN SALE PRICE **+10.6%**
OVER THE PAST 2 YEARS VS THIS TIME LAST YEAR



63 **79** **54** **43** **\$546** **\$523**
UNITS SOLD +25.4% AVERAGE DAYS ON MARKET -20.4% AVERAGE PRICE PER SQ. FT. -4.2%



Lawndale

\$790,000

MEDIAN SALES PRICE

42

AVERAGE DAYS ON MARKET

27

TOTAL UNITS SOLD

\$617

AVERAGE PRICE PER SQ. FT.

Q2

At A Glance

2025



\$720,000

\$790,000



2026

\$1.0 M

\$0.8 M

\$0.75 M

\$0.63 M

\$0.5 M

— 2023-2026

Q2

Q3

Q4

Q1

Q2

Q3

Q4

Q1

Q2

Q3

Q4

Q1

Q2

MEDIAN SALE PRICE

+9.7%

OVER THE PAST 2 YEARS

VS THIS TIME LAST YEAR

50

40

30

20

10

0

Q2 Q3 Q4 Q1 Q2 Q3 Q4 Q1 Q2 Q3 Q4 Q1 Q2

80

64

48

32

16

0

Q2 Q3 Q4 Q1 Q2 Q3 Q4 Q1 Q2 Q3 Q4 Q1 Q2

750

700

650

600

550

500

Q2 Q3 Q4 Q1 Q2 Q3 Q4 Q1 Q2 Q3 Q4 Q1 Q2

17

UNITS
SOLD

27

+58.8%

14

AVERAGE DAYS
ON MARKET

42

+200.0%

\$652

AVERAGE PRICE
PER SQ. FT.

\$617

-5.4%



Lomita

Q2 At A Glance

\$975,000
MEDIAN SALES PRICE

18
AVERAGE DAYS ON MARKET

25
TOTAL UNITS SOLD

\$594
AVERAGE PRICE PER SQ. FT.

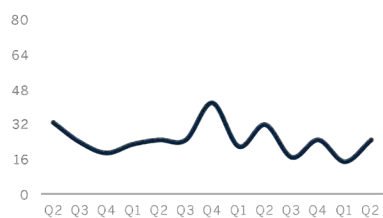


MEDIAN SALE PRICE

OVER THE PAST 2 YEARS

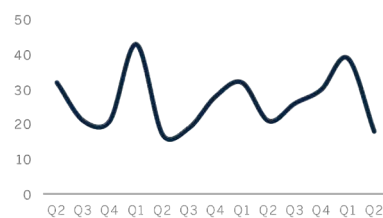
+12.7%

VS THIS TIME LAST YEAR



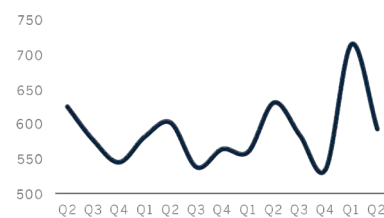
32
UNITS SOLD

25
-21.9%



21
AVERAGE DAYS ON MARKET

18
-14.3%



\$632
AVERAGE PRICE PER SQ. FT.

\$594
-6.0%



Long Beach

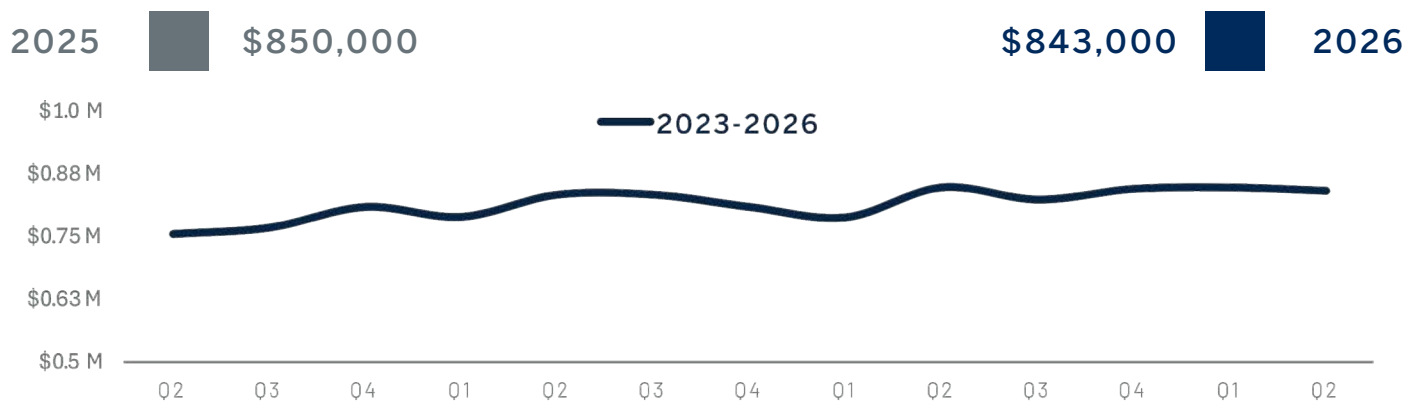
\$843,000
MEDIAN SALES PRICE

37
AVERAGE DAYS ON MARKET

588
TOTAL UNITS SOLD

\$691
AVERAGE PRICE PER SQ. FT.

Q2
At A Glance

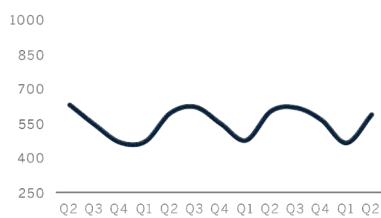


MEDIAN SALE PRICE

OVER THE PAST 2 YEARS

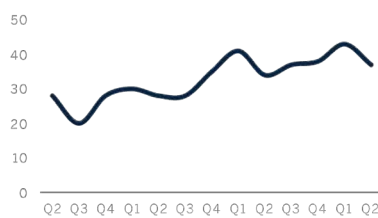
-0.8%

VS THIS TIME LAST YEAR



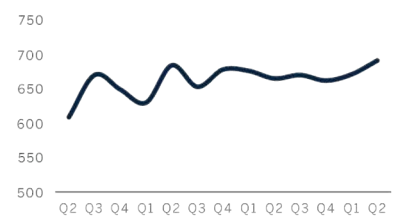
603
UNITS
SOLD

588
-2.5%



34
AVERAGE DAYS
ON MARKET

37
+8.8%



\$665
AVERAGE PRICE
PER SQ. FT.

\$691
+3.9%

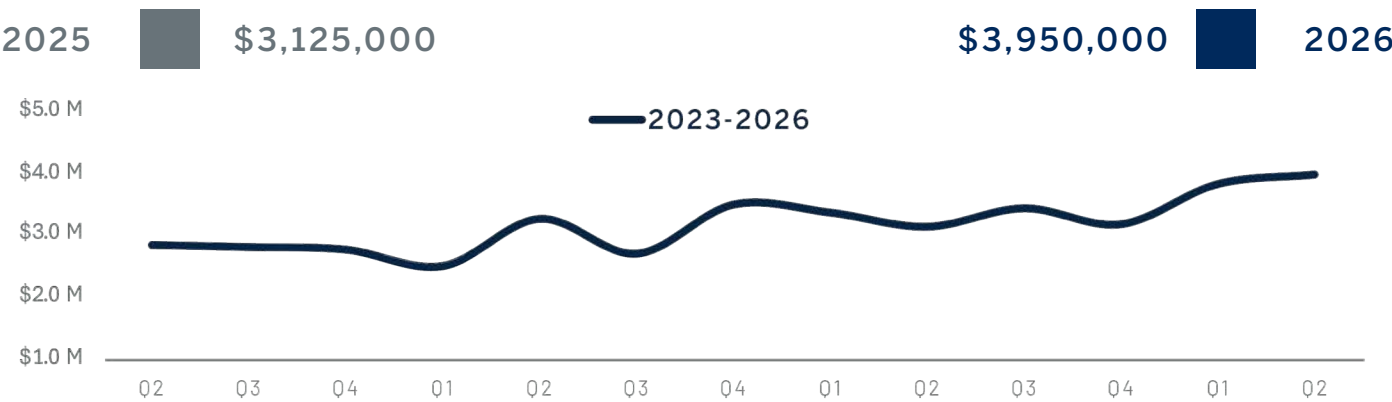


Manhattan Beach

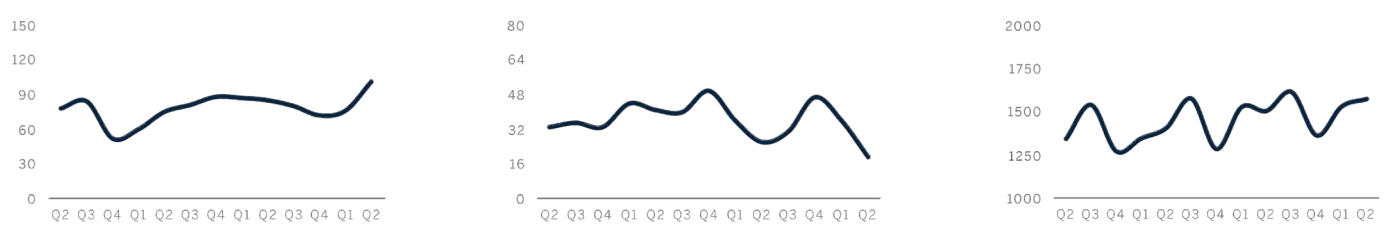
Q2 At A Glance

\$3,950,000
MEDIAN SALES PRICE
19
AVERAGE DAYS ON MARKET

101
TOTAL UNITS SOLD
\$1,574
AVERAGE PRICE PER SQ. FT.



MEDIAN SALE PRICE **+26.4%**
OVER THE PAST 2 YEARS VS THIS TIME LAST YEAR



85 **101** **26** **19** **\$1,506** **\$1,574**
UNITS SOLD +18.8% AVERAGE DAYS ON MARKET -26.9% AVERAGE PRICE PER SQ. FT. +4.5%



\$1,315,000

MEDIAN SALES PRICE

46

AVERAGE DAYS ON MARKET

57

TOTAL UNITS SOLD

\$946

AVERAGE PRICE PER SQ. FT.

Q2

At A Glance

2025



\$1,330,000

\$1,315,000



2026

\$2.0 M

\$1.5 M

\$1.0 M

\$0.5 M

— 2023-2026

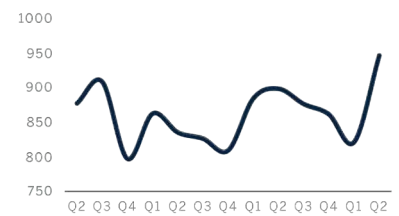
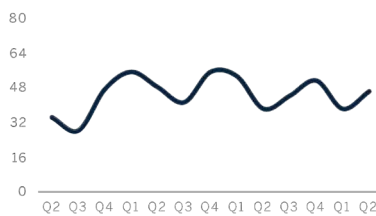
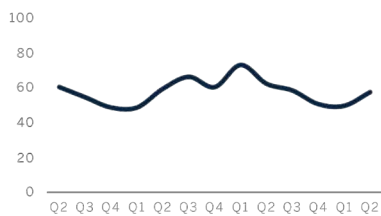
Q2 Q3 Q4 Q1 Q2 Q3 Q4 Q1 Q2 Q3 Q4 Q1 Q2

MEDIAN SALE PRICE

-1.1%

OVER THE PAST 2 YEARS

VS THIS TIME LAST YEAR



62

UNITS
SOLD

57

-8.1%

38

AVERAGE DAYS
ON MARKET

46

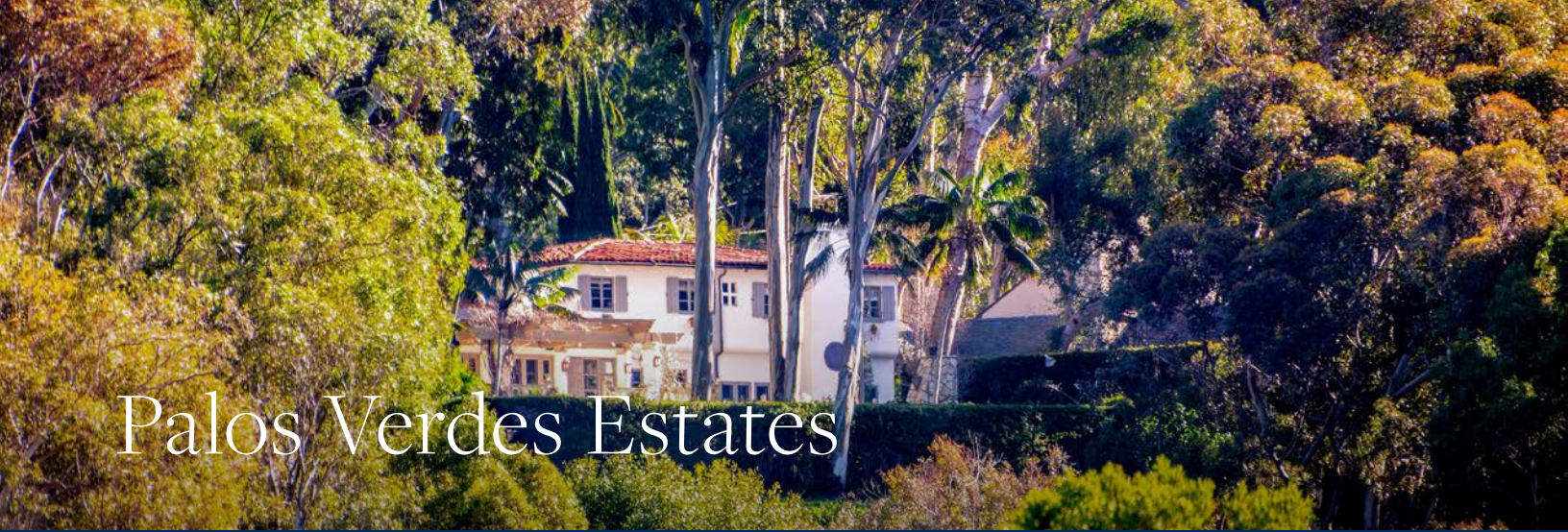
+21.1%

\$898

AVERAGE PRICE
PER SQ. FT.

\$946

+5.3%



Palos Verdes Estates

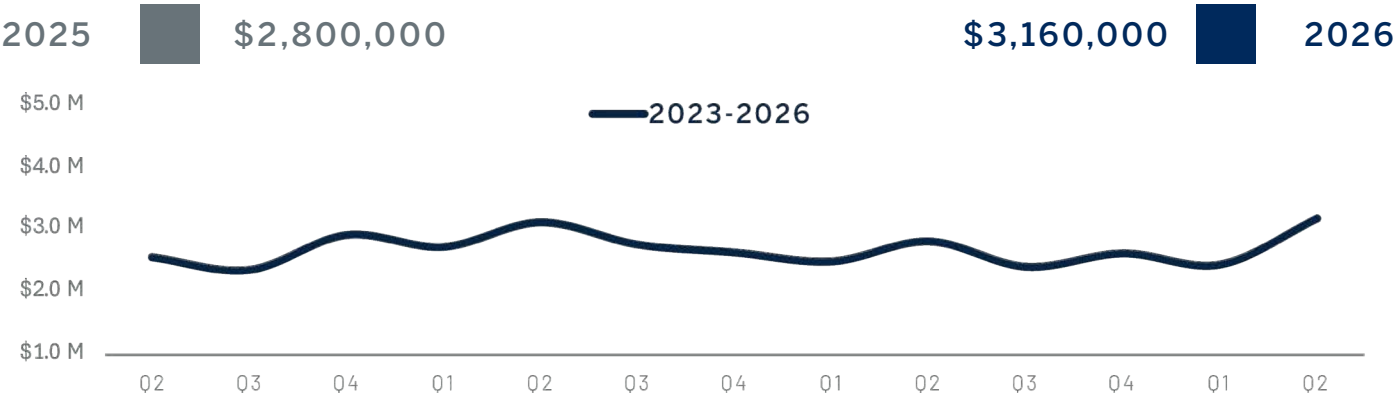
Q2 At A Glance

\$3,160,000
MEDIAN SALES PRICE

45
AVERAGE DAYS ON MARKET

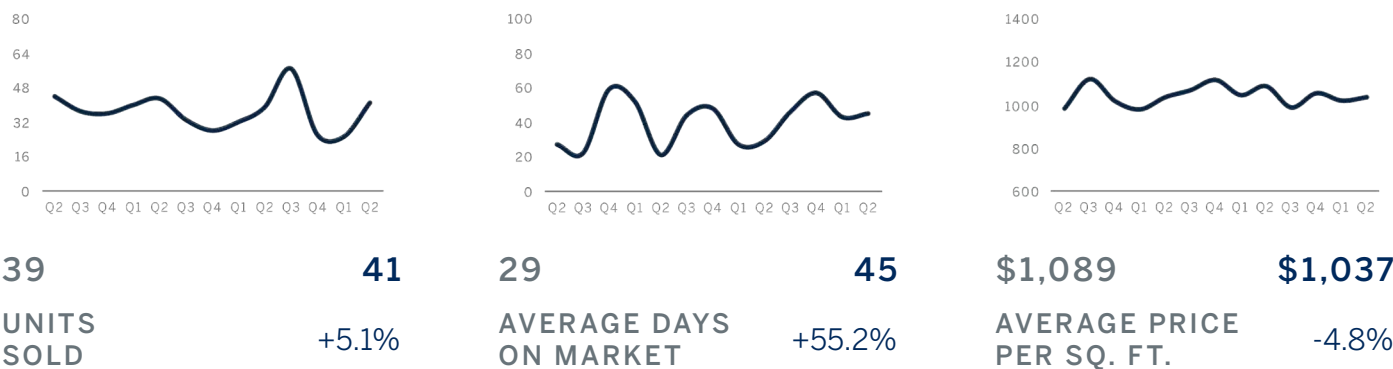
41
TOTAL UNITS SOLD

\$1,037
AVERAGE PRICE PER SQ. FT.



MEDIAN SALE PRICE **+12.9%**

OVER THE PAST 2 YEARS VS THIS TIME LAST YEAR





Palos Verdes Peninsula

\$2,245,000

MEDIAN SALES PRICE

22

AVERAGE DAYS ON MARKET

9

TOTAL UNITS SOLD

\$1,011

AVERAGE PRICE PER SQ. FT.

Q2

At A Glance

2025

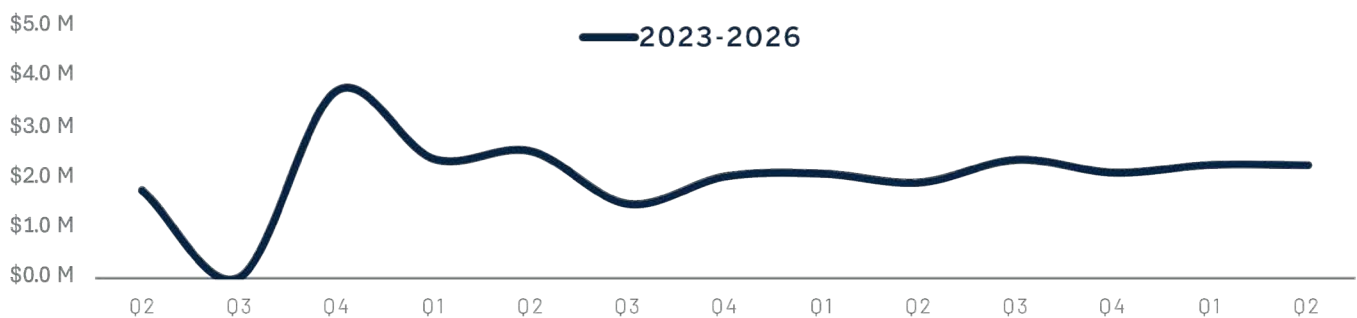


\$1,899,000

\$2,245,000



2026

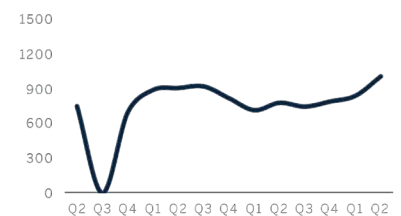
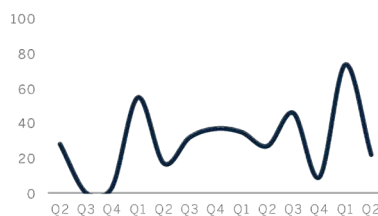
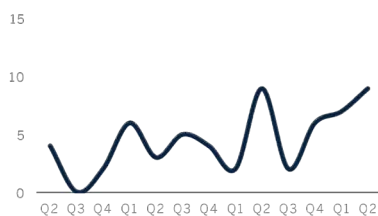


MEDIAN SALE PRICE

+18.2%

OVER THE PAST 2 YEARS

VS THIS TIME LAST YEAR



9

UNITS
SOLD

9

No
Change

27

AVERAGE DAYS
ON MARKET

22

-18.5%

\$782

AVERAGE PRICE
PER SQ. FT.

\$1,011

+29.3%

Playa Del Rey

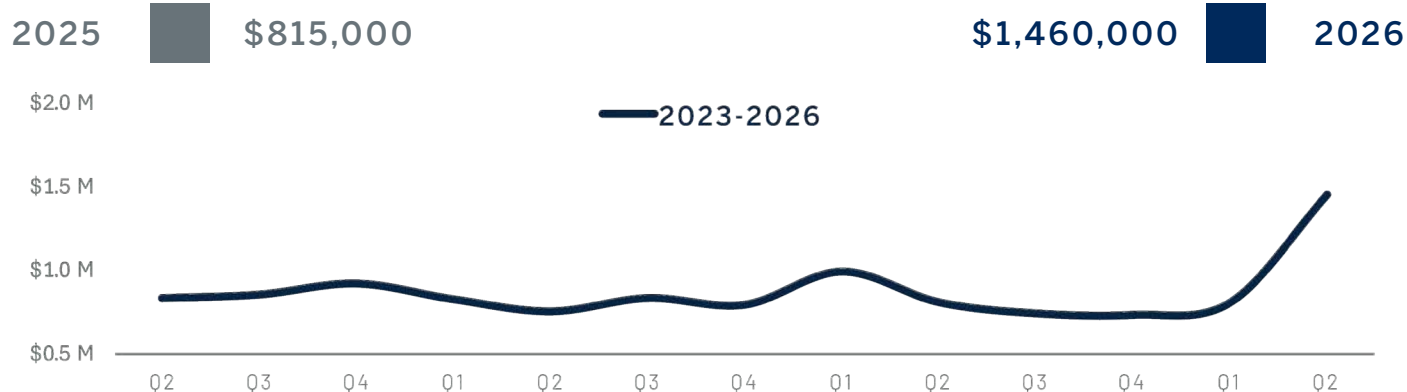
Q2 At A Glance

\$1,460,000
MEDIAN SALES PRICE

44
AVERAGE DAYS ON MARKET

33
TOTAL UNITS SOLD

\$743
AVERAGE PRICE PER SQ. FT.

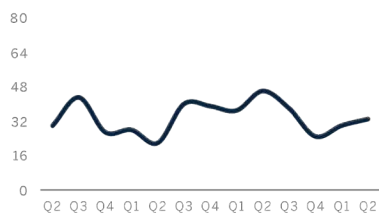


MEDIAN SALE PRICE

OVER THE PAST 2 YEARS

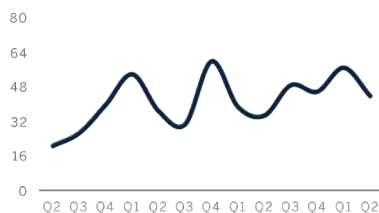
+79.1%

VS THIS TIME LAST YEAR



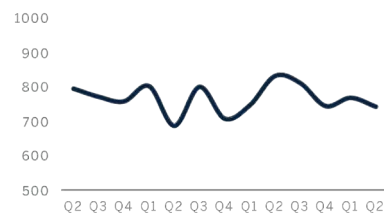
46
UNITS SOLD

33
-28.3%



35
AVERAGE DAYS
ON MARKET

44
+25.7%



\$830
AVERAGE PRICE
PER SQ. FT.

\$743
-10.5%



Playa Vista

\$1,460,000

MEDIAN SALES PRICE

38

AVERAGE DAYS ON MARKET

17

TOTAL UNITS SOLD

\$975

AVERAGE PRICE PER SQ. FT.

Q2

At A Glance

2025



\$1,100,000

\$1,460,000



2026

\$2.0 M

\$1.5 M

\$1.0 M

\$0.5 M

— 2023-2026

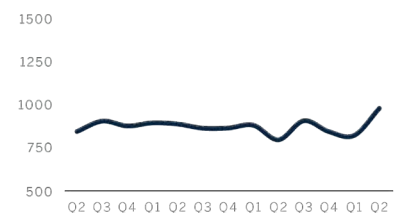
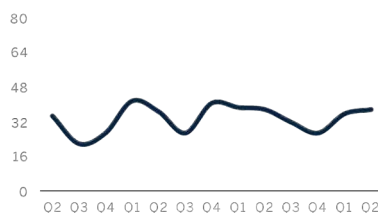
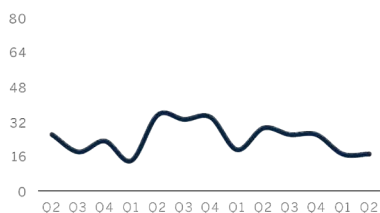
Q2 Q3 Q4 Q1 Q2 Q3 Q4 Q1 Q2 Q3 Q4 Q1 Q2

MEDIAN SALE PRICE

+32.7%

OVER THE PAST 2 YEARS

VS THIS TIME LAST YEAR



29

UNITS
SOLD

17

-41.4%

38

AVERAGE DAYS
ON MARKET

38

No
Change

\$793

AVERAGE PRICE
PER SQ. FT.

\$975

+23.0%



Rancho Palos Verdes

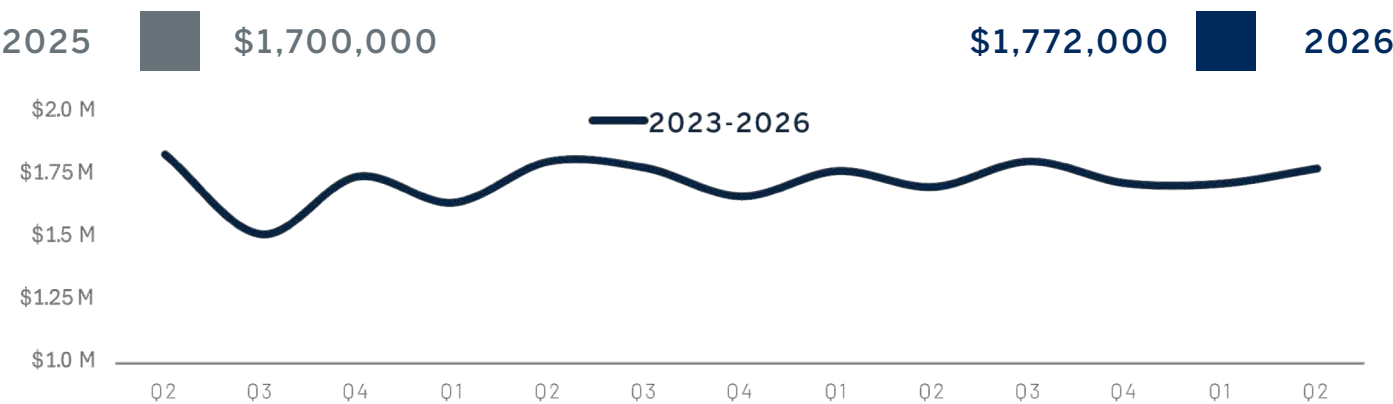
Q2 At A Glance

\$1,772,000
MEDIAN SALES PRICE

36
AVERAGE DAYS ON MARKET

102
TOTAL UNITS SOLD

\$766
AVERAGE PRICE PER SQ. FT.

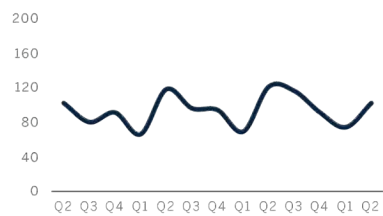


MEDIAN SALE PRICE

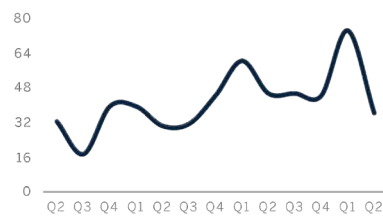
OVER THE PAST 2 YEARS

+4.2%

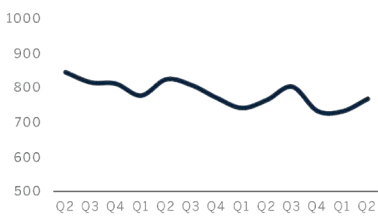
VS THIS TIME LAST YEAR



121 **102**
UNITS SOLD **-15.7%**



45 **36**
AVERAGE DAYS ON MARKET **-20.0%**



\$763 **\$766**
AVERAGE PRICE PER SQ. FT. **+0.4%**



Redondo Beach

\$1,570,000

MEDIAN SALES PRICE

35

AVERAGE DAYS ON MARKET

185

TOTAL UNITS SOLD

\$901

AVERAGE PRICE PER SQ. FT.

Q2

At A Glance

2025



\$1,638,000

\$1,570,000



2026

\$2.0 M

\$1.75 M

\$1.5 M

\$1.25 M

\$1.0 M

— 2023-2026

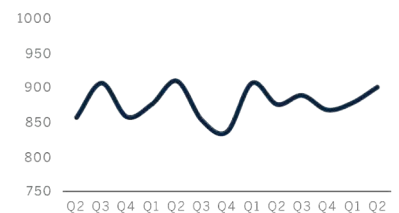
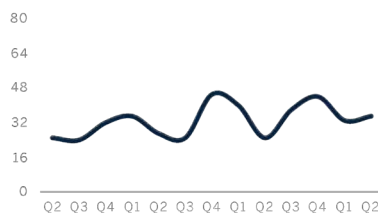
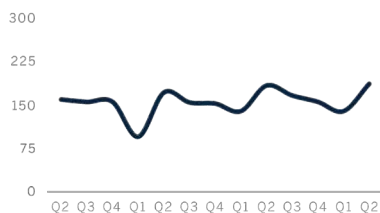
Q2 Q3 Q4 Q1 Q2 Q3 Q4 Q1 Q2 Q3 Q4 Q1 Q2

MEDIAN SALE PRICE

-4.2%

OVER THE PAST 2 YEARS

VS THIS TIME LAST YEAR



182

UNITS
SOLD

185

+1.6%

25

AVERAGE DAYS
ON MARKET

35

+40.0%

\$876

AVERAGE PRICE
PER SQ. FT.

\$901

+2.9%



Rolling Hills

Q2 At A Glance

\$5,225,000

MEDIAN SALES PRICE

71

AVERAGE DAYS ON MARKET

4

TOTAL UNITS SOLD

\$1,267

AVERAGE PRICE PER SQ. FT.

2025



\$3,730,000

\$5,225,000



2026

\$8.0 M
\$6.0 M
\$4.0 M
\$2.0 M
\$0.0 M

— 2023-2026

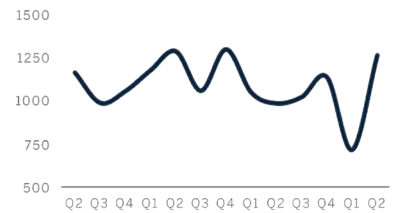
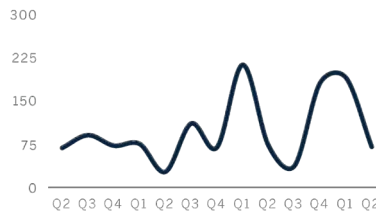
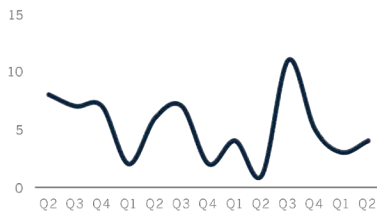
Q2 Q3 Q4 Q1 Q2 Q3 Q4 Q1 Q2 Q3 Q4 Q1 Q2

MEDIAN SALE PRICE

+40.1%

OVER THE PAST 2 YEARS

VS THIS TIME LAST YEAR



1

UNITS
SOLD

4

+300.0%

73

AVERAGE DAYS
ON MARKET

71

-2.7%

\$987

AVERAGE PRICE
PER SQ. FT.

\$1,267

+28.4%



Rolling Hills Estates

\$1,800,000

MEDIAN SALES PRICE

24

AVERAGE DAYS ON MARKET

26

TOTAL UNITS SOLD

\$889

AVERAGE PRICE PER SQ. FT.

Q2

At A Glance

2025

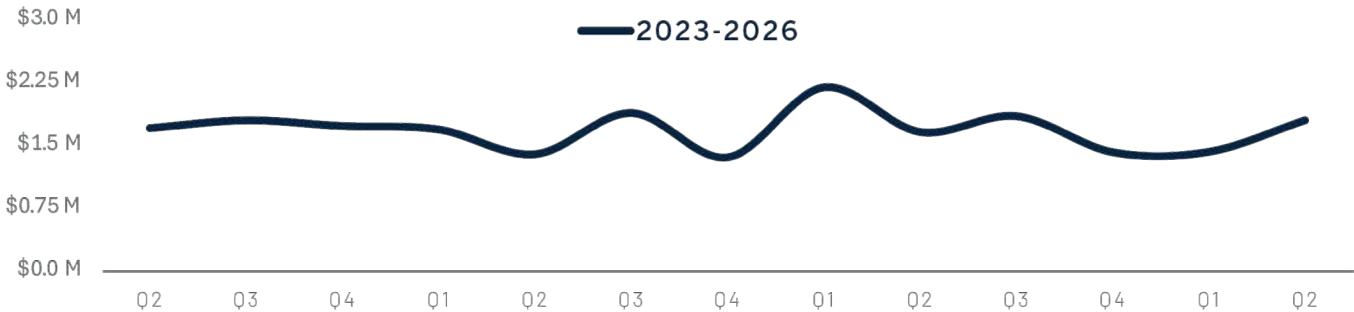


\$1,658,000

\$1,800,000



2026

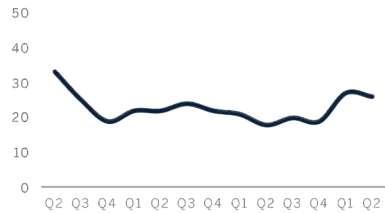


MEDIAN SALE PRICE

+8.6%

OVER THE PAST 2 YEARS

VS THIS TIME LAST YEAR

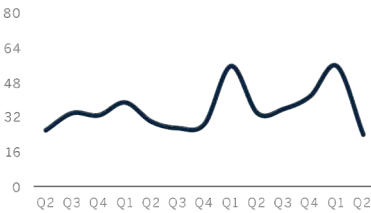


18

UNITS
SOLD

26

+44.4%

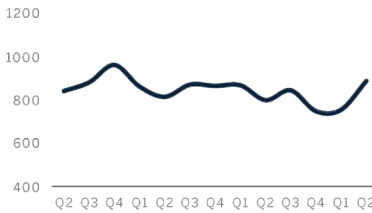


34

AVERAGE DAYS
ON MARKET

24

-29.4%



\$799

AVERAGE PRICE
PER SQ. FT.

\$889

+11.3%



San Pedro

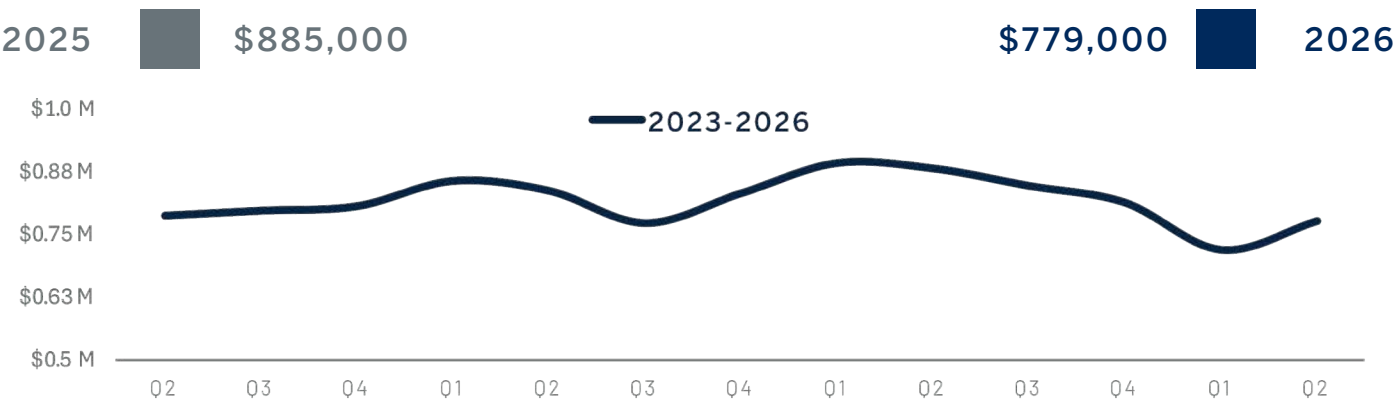
Q2 At A Glance

\$779,000
MEDIAN SALES PRICE

30
AVERAGE DAYS ON MARKET

127
TOTAL UNITS SOLD

\$542
AVERAGE PRICE PER SQ. FT.

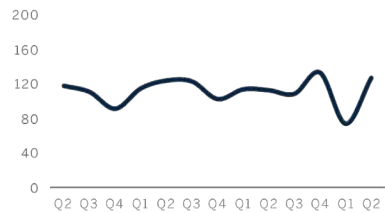


MEDIAN SALE PRICE

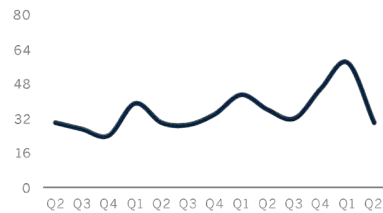
OVER THE PAST 2 YEARS

-12.0%

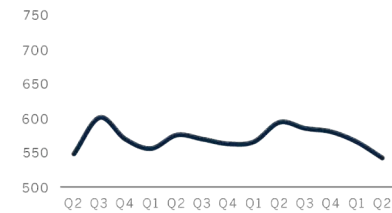
VS THIS TIME LAST YEAR



113 **127**
UNITS SOLD **+12.4%**



36 **30**
AVERAGE DAYS ON MARKET **-16.7%**



\$595 **\$542**
AVERAGE PRICE PER SQ. FT. **-8.9%**



Torrance

\$1,125,000

MEDIAN SALES PRICE

23

AVERAGE DAYS ON MARKET

281

TOTAL UNITS SOLD

\$736

AVERAGE PRICE PER SQ. FT.

Q2

At A Glance

2025

\$1,170,000

\$1,125,000

2026

\$1.5 M

\$1.25 M

\$1.0 M

\$0.75 M

\$0.5 M

— 2023-2026

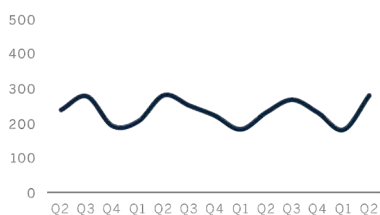
Q2 Q3 Q4 Q1 Q2 Q3 Q4 Q1 Q2 Q3 Q4 Q1 Q2

MEDIAN SALE PRICE

-3.8%

OVER THE PAST 2 YEARS

VS THIS TIME LAST YEAR

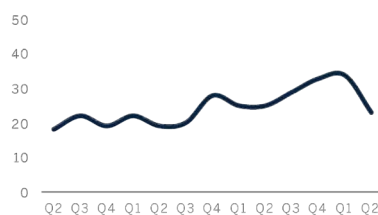


233

UNITS
SOLD

281

+20.6%

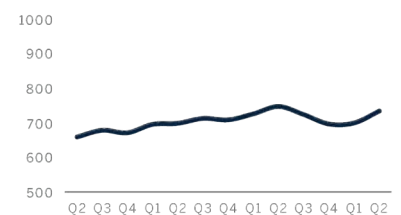


25

AVERAGE DAYS
ON MARKET

23

-8.0%



\$749

AVERAGE PRICE
PER SQ. FT.

\$736

-1.7%



Venice

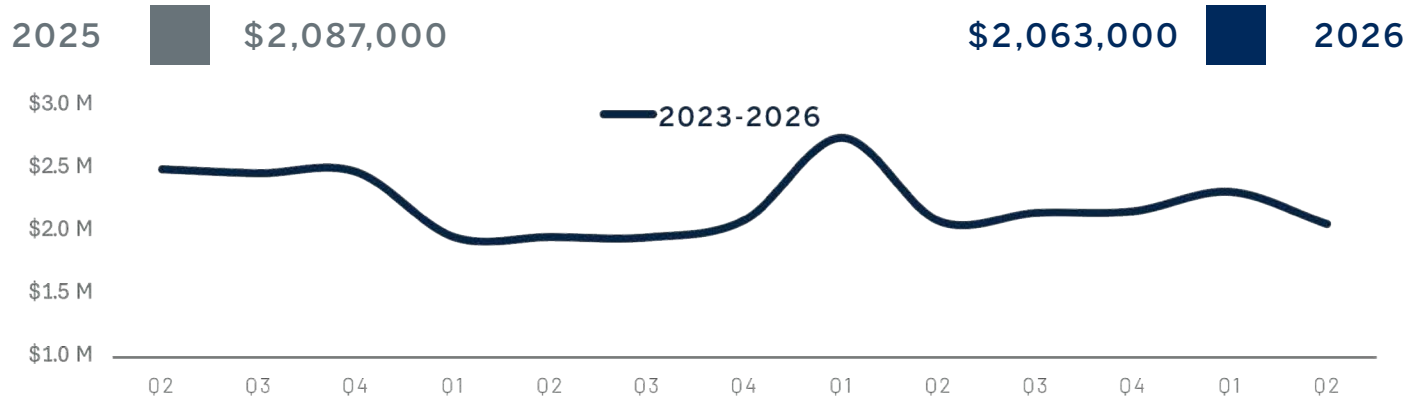
Q2 At A Glance

\$2,063,000
MEDIAN SALES PRICE

36
AVERAGE DAYS ON MARKET

68
TOTAL UNITS SOLD

\$1,216
AVERAGE PRICE PER SQ. FT.

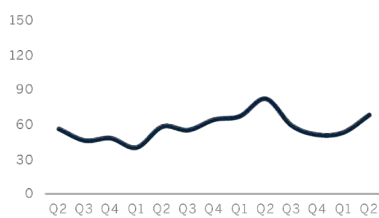


MEDIAN SALE PRICE

OVER THE PAST 2 YEARS

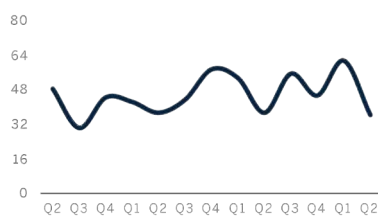
-1.1%

VS THIS TIME LAST YEAR



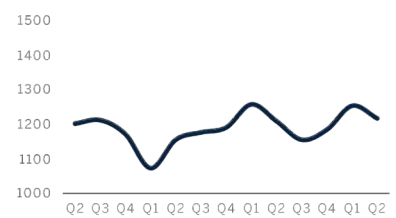
82
UNITS SOLD

68
-17.1%



37
AVERAGE DAYS ON MARKET

36
-2.7%



\$1,208
AVERAGE PRICE PER SQ. FT.

\$1,216
+0.7%



Westchester

\$1,725,000

MEDIAN SALES PRICE

32

AVERAGE DAYS ON MARKET

81

TOTAL UNITS SOLD

\$932

AVERAGE PRICE PER SQ. FT.

Q2

At A Glance

2025



\$1,686,000

\$1,725,000



2026

\$2.0 M

\$1.75 M

\$1.5 M

\$1.25 M

\$1.0 M

— 2023-2026

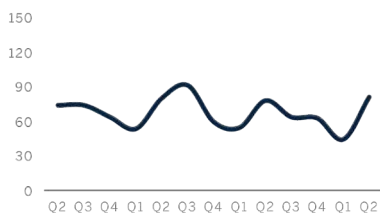
Q2 Q3 Q4 Q1 Q2 Q3 Q4 Q1 Q2 Q3 Q4 Q1 Q2

MEDIAN SALE PRICE

+2.3%

OVER THE PAST 2 YEARS

VS THIS TIME LAST YEAR

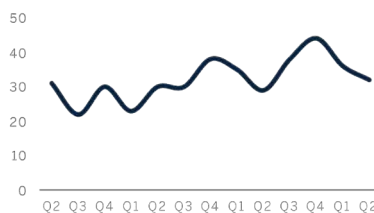


78

UNITS
SOLD

81

+3.8%

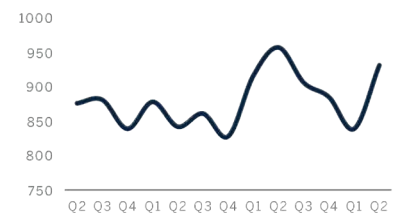


29

AVERAGE DAYS
ON MARKET

32

+10.3%



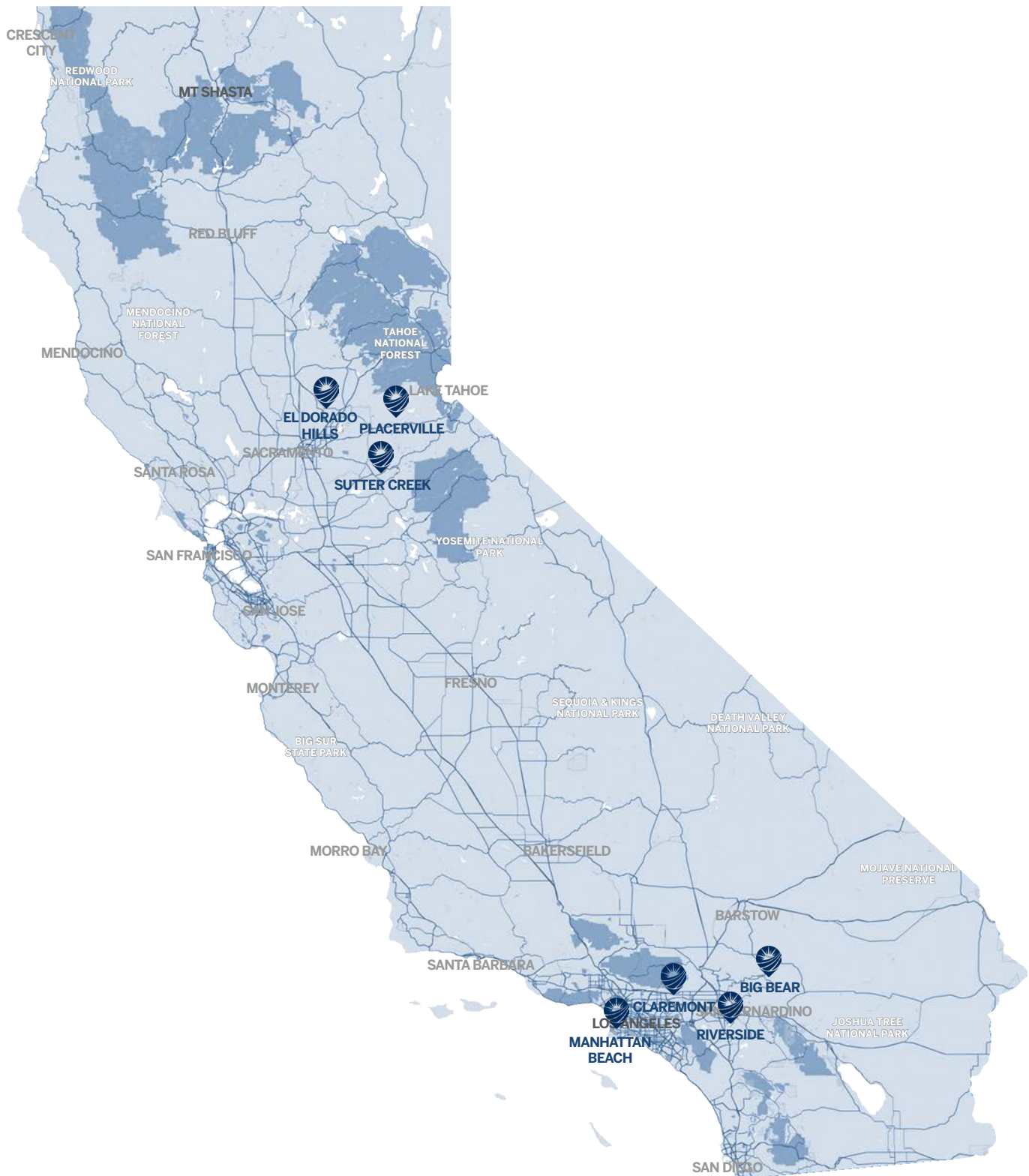
\$958

AVERAGE PRICE
PER SQ. FT.

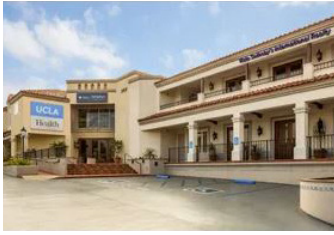
\$932

-2.7%

Come Visit One of Our Local Offices



Coastal Los Angeles



2501 SEPULVEDA, 2ND FL
MANHATTAN BEACH



1144 HIGHLAND AVE
MANHATTAN BEACH



916 MANHATTAN AVE
MANHATTAN BEACH



200 PIER AVE
HERMOSA BEACH



1801 S CATALINA AVE
REDONDO BEACH



16 MALAGA COVE PLAZA
PALOS VERDES ESTATES



35 PENINSULA CENTER
ROLLING HILLS ESTATES



5536 E. 2ND ST
LONG BEACH

Inland Empire, Southern California Foothills, & Mountain Resorts



6780 MAGNOLIA AVE
RIVERSIDE



500 W. FOOTHILL BLVD.
CLAREMONT



27201 HIGHWAY 189
BLUE JAY



596 PINE KNOT AVE
BIG BEAR LAKE

Northern California Foothills



1004 WHITE ROCK RD #400
EL DORADO HILLS



4357 TOWN CENTER BLVD, ST 220
EL DORADO HILLS



54 MAIN STREET
SUTTER CREEK



516 MAIN STREET
PLACERVILLE

16

OFFICES:

VISTASIR.COM | 310.546.7611



MANHATTAN BEACH | HERMOSA BEACH | REDONDO BEACH | PALOS VERDES PENINSULA | LONG BEACH | RIVERSIDE
BLUE JAY | CLAREMONT | BIG BEAR | EL DORADO HILLS | SUTTER CREEK | PLACERVILLE



Sotheby's
INTERNATIONAL REALTY

©2026 VISTA SOTHEBY'S INTERNATIONAL REALTY. ALL RIGHTS RESERVED. THE SOTHEBY'S INTERNATIONAL REALTY® AND THE SOTHEBY'S INTERNATIONAL REALTY LOGO ARE SERVICE MARKS LICENSED TO SOTHEBY'S INTERNATIONAL REALTY AFFILIATES LLC AND USED WITH PERMISSION. VISTA SOTHEBY'S INTERNATIONAL REALTY FULLY SUPPORTS THE PRINCIPLES OF THE FAIR HOUSING ACT AND THE EQUAL OPPORTUNITY ACT. EACH FRANCHISE IS INDEPENDENTLY OWNED AND OPERATED. ANY SERVICES OR PRODUCTS PROVIDED BY INDEPENDENTLY OWNED AND OPERATED FRANCHISEES ARE NOT PROVIDED BY, AFFILIATED WITH OR RELATED TO SOTHEBY'S INTERNATIONAL REALTY AFFILIATES LLC NOR ANY OF ITS AFFILIATED COMPANIES. INFORMATION HEREIN IS DEEMED RELIABLE BUT NOT GUARANTEED.