

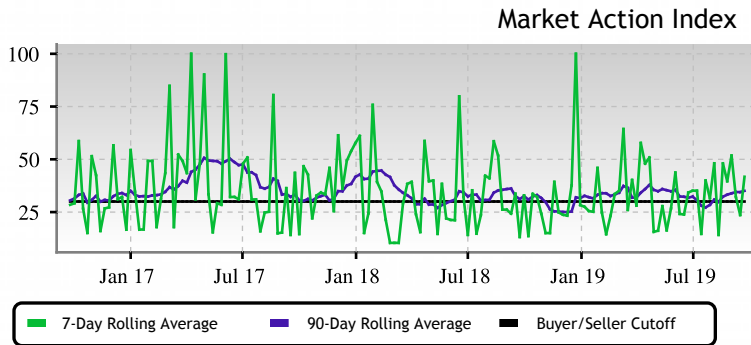
This Week

The median list price in PLAYA DEL REY, CA this week is \$1,899,000.

Inventory has been lightening lately and the Market Action Index has been trending up. These are mildly positive indications for the market.

Supply and Demand

- Home sales continue to outstrip supply and the Market Action Index has been moving higher for several weeks. This is a Seller's market so watch for upward pricing pressure in the near future if the trend continues.



The Market Action Index answers the question "How's the Market?" by measuring the current rate of sale versus the amount of the inventory. Index above 30 implies Seller's Market conditions. Below 30, conditions favor the buyer.

Quartiles

Characteristics per Quartile

Investigate the market in quartiles - where each quartile is 25% of homes ordered by price.

Quartile	Median Price	Sq. Ft.	Lot Size	Beds	Baths	Age	Inventory	New	Absorbed	DOM	
Top/First	\$ 6,487,000	4219	4,501 - 6,500 sqft	4.0	4.5	15	5	0	0	224	Most expensive 25% of properties
Upper/Second	\$ 2,195,000	3114	4,501 - 6,500 sqft	4.0	3.5	37	5	0	0	92	Upper-middle 25% of properties
Lower/Third	\$ 1,850,000	2952	4,501 - 6,500 sqft	3.0	2.5	49	5	1	1	62	Lower-middle 25% of properties
Bottom/Fourth	\$ 1,499,500	1822	4,501 - 6,500 sqft	3.0	1.5	64	6	0	2	65	Least expensive 25% of properties

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Real-Time Market Profile

		Trend
Median List Price	\$ 1,899,000	↔↔
Asking Price Per Square Foot	\$ 779	↔↔
Average Days on Market (DOM)	109	↔↔
Percent of Properties with Price Decrease	48 %	
Percent Relisted (reset DOM)	19 %	
Percent Flip (price increased)	0 %	
Median House Size (sq ft)	3000	
Median Lot Size	4,501 - 6,500 sqft	
Median Number of Bedrooms	4.0	
Median Number of Bathrooms	2.5	
Market Action Index	Seller's Advantage 35.1	↑↑

- ↔↔ No change
 ↑↑ Strong upward trend
 ↓↓ Strong downward trend
 ↑ Slight upward trend
 ↓ Slight downward trend

Price

- The market seems to have paused around this plateau. The Market Action Index is a good leading indicator for the durability of this trend.

