

TELES



Micro Market Report

Single Family Homes

PROPERTIES

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MICRO MARKET UPDATES - JUNE 2009

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WHAT IS A MICRO MARKET?

As the economy and real estate markets continue to change, the nuances between different areas and different neighborhoods are becoming **increasingly magnified**.

One neighborhood may show a **sales increase**, while another neighborhood just blocks away may be experiencing a dramatic drop in sales from the previous year.

While the **media publishes its statistics based on** national, state, and county trends, this distorts the public's perception of what could actually be happening in their own neighborhood. We at Teles Properties have observed that **our local micro markets are often behaving quite differently**.

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WHY SHOULD YOU CARE?

Our observations reveal that:

Neighboring markets may be performing very differently from each other and national averages.

In a tough lending environment, knowing specific market trends in the neighborhood you are considering is crucial for a successful transaction.

What is actually happening in your market is often different from what you might think or feel.

Don't mistake feelings for facts.

Whether you are considering a purchase or sale in the high end of the market or the entry level of the market, having **all of the facts** will help you make an informed decision.

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BEL AIR - HOLMBY HILLS

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$12,648,750
Average Selling Price:	\$2,108,125
Average List Price:	\$2,249,150
Average Sales Price / Average List Price:	93.70%
Median Price:	\$1,459,375
Average Days on Market:	154
Number of Listings Sold:	6

DOM Number of Units	
1 - 30 Days:	2
31 - 60 Days:	1
61 - 90 Days:	0
91 - 120 Days:	0
Over 120 Days:	3

Total Sold Dollar Volume:	\$26,691,109
Average Selling Price:	\$2,426,464
Average List Price:	\$2,699,172
Average Sales Price / Average List Price:	89.90%
Median Price:	\$2,400,000
Average Days on Market:	47
Number of Listings Sold:	11

DOM Number of Units	
1 - 30 Days:	6
31 - 60 Days:	2
61 - 90 Days:	1
91 - 120 Days:	0
Over 120 Days:	2

*information obtained from The MLS. MLS statistics are subject to change due to individual real estate company reporting disciplines.

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BEVERLY CENTER - MIRACLE MILE

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$13,883,314
Average Selling Price:	\$925,554
Average List Price:	\$974,790
Average Sales Price / Average List Price:	94.90%
Median Price:	\$950,000
Average Days on Market:	64
Number of Listings Sold:	15

DOM Number of Units	
1 - 30 Days:	6
31 - 60 Days:	3
61 - 90 Days:	3
91 - 120 Days:	1
Over 120 Days:	2

Total Sold Dollar Volume:	\$14,222,250
Average Selling Price:	\$948,150
Average List Price:	\$1,014,326
Average Sales Price / Average List Price:	93.50%
Median Price:	\$897,750
Average Days on Market:	48
Number of Listings Sold:	15

DOM Number of Units	
1 - 30 Days:	6
31 - 60 Days:	4
61 - 90 Days:	2
91 - 120 Days:	3
Over 120 Days:	0

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BEVERLY HILLS

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$45,529,000
Average Selling Price:	\$3,502,230
Average List Price:	\$4,022,153
Average Sales Price / Average List Price:	87.10%
Median Price:	\$3,425,000
Average Days on Market:	88
Number of Listings Sold:	13

DOM Number of Units

1 - 30 Days:	4
31 - 60 Days:	0
61 - 90 Days:	3
91 - 120 Days:	3
Over 120 Days:	3

Total Sold Dollar Volume:	\$84,081,475
Average Selling Price:	\$4,204,073
Average List Price:	\$4,362,700
Average Sales Price / Average List Price:	96.40%
Median Price:	\$3,300,000
Average Days on Market:	88
Number of Listings Sold:	20

DOM Number of Units

1 - 30 Days:	9
31 - 60 Days:	2
61 - 90 Days:	1
91 - 120 Days:	1
Over 120 Days:	7

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BEVERLY HILLS P.O.

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$19,312,001
Average Selling Price:	\$1,379,428
Average List Price:	\$1,957,721
Average Sales Price / Average List Price:	70.50%
Median Price:	\$1,155,000
Average Days on Market:	62
Number of Listings Sold:	14

DOM Number of Units	
1 - 30 Days:	6
31 - 60 Days:	2
61 - 90 Days:	2
91 - 120 Days:	1
Over 120 Days:	3

Total Sold Dollar Volume:	\$32,303,800
Average Selling Price:	\$2,691,983
Average List Price:	\$2,788,083
Average Sales Price / Average List Price:	96.60%
Median Price:	\$2,478,500
Average Days on Market:	49
Number of Listings Sold:	12

DOM Number of Units	
1 - 30 Days:	5
31 - 60 Days:	4
61 - 90 Days:	2
91 - 120 Days:	0
Over 120 Days:	1

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BEVERLYWOOD

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$10,297,000
Average Selling Price:	\$936,090
Average List Price:	\$972,909
Average Sales Price / Average List Price:	96.20%
Median Price:	\$872,000
Average Days on Market:	54
Number of Listings Sold:	11

DOM Number of Units	
1 - 30 Days:	5
31 - 60 Days:	1
61 - 90 Days:	2
91 - 120 Days:	0
Over 120 Days:	2

Total Sold Dollar Volume:	\$11,747,460
Average Selling Price:	\$978,955
Average List Price:	\$997,925
Average Sales Price / Average List Price:	98.10%
Median Price:	\$971,000
Average Days on Market:	38
Number of Listings Sold:	12

DOM Number of Units	
1 - 30 Days:	6
31 - 60 Days:	3
61 - 90 Days:	2
91 - 120 Days:	1
Over 120 Days:	0

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BRENTWOOD

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$65,308,481
Average Selling Price:	\$2,418,832
Average List Price:	\$2,660,962
Average Sales Price / Average List Price:	90.90%
Median Price:	\$1,900,000
Average Days on Market:	95
Number of Listings Sold:	27

DOM Number of Units	
1 - 30 Days:	8
31 - 60 Days:	6
61 - 90 Days:	5
91 - 120 Days:	1
Over 120 Days:	7

Total Sold Dollar Volume:	\$62,254,780
Average Selling Price:	\$3,662,045
Average List Price:	\$3,954,327
Average Sales Price / Average List Price:	92.60%
Median Price:	\$1,912,500
Average Days on Market:	42
Number of Listings Sold:	17

DOM Number of Units	
1 - 30 Days:	9
31 - 60 Days:	4
61 - 90 Days:	2
91 - 120 Days:	2
Over 120 Days:	0

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CHEVIOT HILLS - RANCHO PARK

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$13,550,000
Average Selling Price:	\$1,935,714
Average List Price:	\$2,048,714
Average Sales Price / Average List Price:	94.50%
Median Price:	\$1,800,000
Average Days on Market:	70
Number of Listings Sold:	7

DOM Number of Units	
1 - 30 Days:	3
31 - 60 Days:	0
61 - 90 Days:	2
91 - 120 Days:	1
Over 120 Days:	1

Total Sold Dollar Volume:	\$11,643,000
Average Selling Price:	\$1,663,285
Average List Price:	\$1,776,000
Average Sales Price / Average List Price:	93.70%
Median Price:	\$1,510,000
Average Days on Market:	41
Number of Listings Sold:	7

DOM Number of Units	
1 - 30 Days:	3
31 - 60 Days:	3
61 - 90 Days:	1
91 - 120 Days:	0
Over 120 Days:	0

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CULVER CITY

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$8,234,000	Total Sold Dollar Volume:	\$8,371,000
Average Selling Price:	\$633,384	Average Selling Price:	\$697,583
Average List Price:	\$640,600	Average List Price:	\$715,508
Average Sales Price / Average List Price:	98.90%	Average Sales Price / Average List Price:	97.50%
Median Price:	\$610,000	Median Price:	\$687,500
Average Days on Market:	46	Average Days on Market:	40
Number of Listings Sold:	13	Number of Listings Sold:	12
 DOM Number of Units		 DOM Number of Units	
1 - 30 Days:	8	1 - 30 Days:	8
31 - 60 Days:	2	31 - 60 Days:	0
61 - 90 Days:	1	61 - 90 Days:	2
91 - 120 Days:	1	91 - 120 Days:	1
Over 120 Days:	1	Over 120 Days:	1

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HANCOCK PARK - WILSHIRE

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$14,612,700
Average Selling Price:	\$1,124,053
Average List Price:	\$1,243,453
Average Sales Price / Average List Price:	90.40%
Median Price:	\$850,000
Average Days on Market:	59
Number of Listings Sold:	13

DOM Number of Units	
1 - 30 Days:	7
31 - 60 Days:	1
61 - 90 Days:	2
91 - 120 Days:	0
Over 120 Days:	3

Total Sold Dollar Volume:	\$38,039,600
Average Selling Price:	\$2,002,084
Average List Price:	\$2,076,678
Average Sales Price / Average List Price:	96.40%
Median Price:	\$1,275,600
Average Days on Market:	50
Number of Listings Sold:	19

DOM Number of Units	
1 - 30 Days:	7
31 - 60 Days:	3
61 - 90 Days:	2
91 - 120 Days:	5
Over 120 Days:	1

*information obtained from The MLS. MLS statistics are subject to change due to individual real estate company reporting disciplines.

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HOLLYWOOD

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$0	Total Sold Dollar Volume:	\$2,778,075
Average Selling Price:	\$0	Average Selling Price:	\$463,012
Average List Price:	\$0	Average List Price:	\$471,933
Average Sales Price / Average List Price:	0%	Average Sales Price / Average List Price:	98.10%
Median Price:	\$0	Median Price:	\$447,788
Average Days on Market:	0	Average Days on Market:	78
Number of Listings Sold:	0	Number of Listings Sold:	6
DOM Number of Units		DOM Number of Units	
1 - 30 Days:	0	1 - 30 Days:	2
31 - 60 Days:	0	31 - 60 Days:	1
61 - 90 Days:	0	61 - 90 Days:	1
91 - 120 Days:	0	91 - 120 Days:	1
Over 120 Days:	0	Over 120 Days:	1

*information obtained from The MLS. MLS statistics are subject to change due to individual real estate company reporting disciplines.

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HOLLYWOOD HILLS EAST

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$11,156,000	Total Sold Dollar Volume:	\$4,560,000
Average Selling Price:	\$1,115,600	Average Selling Price:	\$1,520,000
Average List Price:	\$1,156,990	Average List Price:	\$1,494,333
Average Sales Price / Average List Price:	96.40%	Average Sales Price / Average List Price:	101.70%
Median Price:	\$889,500	Median Price:	\$1,100,000
Average Days on Market:	42	Average Days on Market:	21
Number of Listings Sold:	10	Number of Listings Sold:	3
DOM Number of Units		DOM Number of Units	
1 - 30 Days:	6	1 - 30 Days:	2
31 - 60 Days:	1	31 - 60 Days:	1
61 - 90 Days:	1	61 - 90 Days:	0
91 - 120 Days:	2	91 - 120 Days:	0
Over 120 Days:	0	Over 120 Days:	0

*information obtained from The MLS. MLS statistics are subject to change due to individual real estate company reporting disciplines.

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LOS FELIZ

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$21,824,500
Average Selling Price:	\$1,212,472
Average List Price:	\$1,324,322
Average Sales Price / Average List Price:	91.60%
Median Price:	\$877,500
Average Days on Market:	85
Number of Listings Sold:	18

DOM Number of Units	
1 - 30 Days:	7
31 - 60 Days:	1
61 - 90 Days:	3
91 - 120 Days:	2
Over 120 Days:	4

Total Sold Dollar Volume:	\$19,124,000
Average Selling Price:	\$1,195,250
Average List Price:	\$1,259,150
Average Sales Price / Average List Price:	94.90%
Median Price:	\$870,000
Average Days on Market:	76
Number of Listings Sold:	16

DOM Number of Units	
1 - 30 Days:	8
31 - 60 Days:	1
61 - 90 Days:	2
91 - 120 Days:	2
Over 120 Days:	3

*information obtained from The MLS. MLS statistics are subject to change due to individual real estate company reporting disciplines.

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MALIBU

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$8,765,000
Average Selling Price:	\$1,460,833
Average List Price:	\$1,702,166
Average Sales Price / Average List Price:	85.80%
Median Price:	\$807,500
Average Days on Market:	180
Number of Listings Sold:	6

DOM Number of Units	
1 - 30 Days:	0
31 - 60 Days:	1
61 - 90 Days:	0
91 - 120 Days:	1
Over 120 Days:	4

Total Sold Dollar Volume:	\$7,321,699
Average Selling Price:	\$1,220,283
Average List Price:	\$1,295,666
Average Sales Price / Average List Price:	94.20%
Median Price:	\$945,850
Average Days on Market:	170
Number of Listings Sold:	6

DOM Number of Units	
1 - 30 Days:	0
31 - 60 Days:	2
61 - 90 Days:	2
91 - 120 Days:	0
Over 120 Days:	2

*information obtained from The MLS. MLS statistics are subject to change due to individual real estate company reporting disciplines.

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MALIBU BEACH

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$26,550,000
Average Selling Price:	\$8,850,000
Average List Price:	\$9,313,333
Average Sales Price / Average List Price:	95.00%
Median Price:	\$10,600,000
Average Days on Market:	425
Number of Listings Sold:	3

DOM Number of Units	
1 - 30 Days:	0
31 - 60 Days:	0
61 - 90 Days:	0
91 - 120 Days:	0
Over 120 Days:	3

Total Sold Dollar Volume:	\$35,670,000
Average Selling Price:	\$5,095,714
Average List Price:	\$5,504,857
Average Sales Price / Average List Price:	92.60%
Median Price:	\$4,950,000
Average Days on Market:	59
Number of Listings Sold:	7

DOM Number of Units	
1 - 30 Days:	2
31 - 60 Days:	1
61 - 90 Days:	4
91 - 120 Days:	0
Over 120 Days:	0

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MARINA DEL REY

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$0	Total Sold Dollar Volume:	\$3,890,000
Average Selling Price:	\$0	Average Selling Price:	\$1,945,000
Average List Price:	\$0	Average List Price:	\$1,992,500
Average Sales Price / Average List Price:	0%	Average Sales Price / Average List Price:	97.60%
Median Price:	\$0	Median Price:	\$1,945,000
Average Days on Market:	0	Average Days on Market:	68
Number of Listings Sold:	0	Number of Listings Sold:	2
DOM Number of Units		DOM Number of Units	
1 - 30 Days:	0	1 - 30 Days:	0
31 - 60 Days:	0	31 - 60 Days:	1
61 - 90 Days:	0	61 - 90 Days:	1
91 - 120 Days:	0	91 - 120 Days:	0
Over 120 Days:	0	Over 120 Days:	0

*information obtained from The MLS. MLS statistics are subject to change due to individual real estate company reporting disciplines.

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MID LOS ANGELES

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$7,800,897
Average Selling Price:	\$339,169
Average List Price:	\$342,006
Average Sales Price / Average List Price:	99.20%
Median Price:	\$287,000
Average Days on Market:	54
Number of Listings Sold:	23

DOM Number of Units

1 - 30 Days:	8
31 - 60 Days:	7
61 - 90 Days:	4
91 - 120 Days:	1
Over 120 Days:	3

Total Sold Dollar Volume:	\$4,045,000
Average Selling Price:	\$577,857
Average List Price:	\$604,457
Average Sales Price / Average List Price:	95.60%
Median Price:	\$402,000
Average Days on Market:	48
Number of Listings Sold:	7

DOM Number of Units

1 - 30 Days:	5
31 - 60 Days:	1
61 - 90 Days:	0
91 - 120 Days:	0
Over 120 Days:	1

*information obtained from The MLS. MLS statistics are subject to change due to individual real estate company reporting disciplines.

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MID WILSHIRE

June 2009

vs

June 2008

Total Sold Dollar Volume:	1,856,000	Total Sold Dollar Volume:	\$1,794,000
Average Selling Price:	\$464,000	Average Selling Price:	\$448,500
Average List Price:	\$487,950	Average List Price:	\$471,200
Average Sales Price / Average List Price:	95.10%	Average Sales Price / Average List Price:	95.20%
Median Price:	\$490,000	Median Price:	\$442,500
Average Days on Market:	33	Average Days on Market:	82
Number of Listings Sold:	4	Number of Listings Sold:	4
DOM Number of Units		DOM Number of Units	
1 - 30 Days:	1	1 - 30 Days:	1
31 - 60 Days:	3	31 - 60 Days:	1
61 - 90 Days:	0	61 - 90 Days:	1
91 - 120 Days:	0	91 - 120 Days:	0
Over 120 Days:	0	Over 120 Days:	1

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NORTH HOLLYWOOD

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$4,639,550	Total Sold Dollar Volume:	\$3,186,000
Average Selling Price:	\$356,888	Average Selling Price:	\$398,250
Average List Price:	\$363,426	Average List Price:	\$398,437
Average Sales Price / Average List Price:	98.20%	Average Sales Price / Average List Price:	100.00%
Median Price:	\$312,000	Median Price:	\$397,500
Average Days on Market:	43	Average Days on Market:	46
Number of Listings Sold:	13	Number of Listings Sold:	8
DOM Number of Units		DOM Number of Units	
1 - 30 Days:	7	1 - 30 Days:	4
31 - 60 Days:	2	31 - 60 Days:	2
61 - 90 Days:	2	61 - 90 Days:	1
91 - 120 Days:	1	91 - 120 Days:	0
Over 120 Days:	1	Over 120 Days:	1

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PACIFIC PALISADES

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$32,950,235
Average Selling Price:	\$2,353,588
Average List Price:	\$2,513,285
Average Sales Price / Average List Price:	93.60%
Median Price:	\$2,116,230
Average Days on Market:	110
Number of Listings Sold:	14

DOM Number of Units	
1 - 30 Days:	1
31 - 60 Days:	2
61 - 90 Days:	3
91 - 120 Days:	4
Over 120 Days:	4

Total Sold Dollar Volume:	\$37,859,000
Average Selling Price:	\$1,892,950
Average List Price:	\$1,979,562
Average Sales Price / Average List Price:	95.60%
Median Price:	\$1,630,000
Average Days on Market:	100
Number of Listings Sold:	20

DOM Number of Units	
1 - 30 Days:	5
31 - 60 Days:	3
61 - 90 Days:	6
91 - 120 Days:	2
Over 120 Days:	4

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PALMS - MAR VISTA

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$28,811,650	Total Sold Dollar Volume:	\$21,167,438
Average Selling Price:	\$778,693	Average Selling Price:	\$920,323
Average List Price:	\$796,967	Average List Price:	\$971,382
Average Sales Price / Average List Price:	97.70%	Average Sales Price / Average List Price:	94.70%
Median Price:	\$690,000	Median Price:	\$870,000
Average Days on Market:	41	Average Days on Market:	44
Number of Listings Sold:	37	Number of Listings Sold:	23
DOM Number of Units		DOM Number of Units	
1 - 30 Days:	23	1 - 30 Days:	13
31 - 60 Days:	5	31 - 60 Days:	3
61 - 90 Days:	3	61 - 90 Days:	3
91 - 120 Days:	4	91 - 120 Days:	3
Over 120 Days:	2	Over 120 Days:	1

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PLAYA DEL REY

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$1,375,000
Average Selling Price:	\$1,375,000
Average List Price:	\$1,425,000
Average Sales Price / Average List Price:	96.50%
Median Price:	\$1,375,000
Average Days on Market:	104
Number of Listings Sold:	1

DOM Number of Units	
1 - 30 Days:	0
31 - 60 Days:	0
61 - 90 Days:	0
91 - 120 Days:	1
Over 120 Days:	0

Total Sold Dollar Volume:	\$755,000
Average Selling Price:	\$755,000
Average List Price:	\$749,900
Average Sales Price / Average List Price:	100.70%
Median Price:	\$755,000
Average Days on Market:	22
Number of Listings Sold:	1

DOM Number of Units	
1 - 30 Days:	1
31 - 60 Days:	0
61 - 90 Days:	0
91 - 120 Days:	0
Over 120 Days:	0

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PLAYA VISTA

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$0	Total Sold Dollar Volume:	\$1,799,000
Average Selling Price:	\$0	Average Selling Price:	\$1,779,000
Average List Price:	\$0	Average List Price:	\$1,799,000
Average Sales Price / Average List Price:	0%	Average Sales Price / Average List Price:	100.00%
Median Price:	\$0	Median Price:	\$1,799,000
Average Days on Market:	0	Average Days on Market:	64
Number of Listings Sold:	0	Number of Listings Sold:	1
DOM Number of Units		DOM Number of Units	
1 - 30 Days:	0	1 - 30 Days:	0
31 - 60 Days:	0	31 - 60 Days:	0
61 - 90 Days:	0	61 - 90 Days:	1
91 - 120 Days:	0	91 - 120 Days:	0
Over 120 Days:	0	Over 120 Days:	0

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SANTA MONICA

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$34,384,500
Average Selling Price:	\$1,719,225
Average List Price:	\$1,854,525
Average Sales Price / Average List Price:	92.70%
Median Price:	\$1,455,000
Average Days on Market:	65
Number of Listings Sold:	20

DOM Number of Units	
1 - 30 Days:	6
31 - 60 Days:	7
61 - 90 Days:	0
91 - 120 Days:	3
Over 120 Days:	4

Total Sold Dollar Volume:	\$41,941,000
Average Selling Price:	\$1,906,409
Average List Price:	\$1,995,409
Average Sales Price / Average List Price:	95.50%
Median Price:	\$1,403,000
Average Days on Market:	68
Number of Listings Sold:	22

DOM Number of Units	
1 - 30 Days:	10
31 - 60 Days:	4
61 - 90 Days:	1
91 - 120 Days:	3
Over 120 Days:	4

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SHERMAN OAKS

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$20,435,900
Average Selling Price:	\$928,904
Average List Price:	\$970,839
Average Sales Price / Average List Price:	95.70%
Median Price:	\$823,500
Average Days on Market:	53
Number of Listings Sold:	22

DOM Number of Units	
1 - 30 Days:	11
31 - 60 Days:	4
61 - 90 Days:	3
91 - 120 Days:	1
Over 120 Days:	3

Total Sold Dollar Volume:	\$32,822,500
Average Selling Price:	\$1,025,703
Average List Price:	\$1,072,884
Average Sales Price / Average List Price:	95.60%
Median Price:	\$902,000
Average Days on Market:	69
Number of Listings Sold:	32

DOM Number of Units	
1 - 30 Days:	10
31 - 60 Days:	8
61 - 90 Days:	6
91 - 120 Days:	3
Over 120 Days:	5

*information obtained from The MLS. MLS statistics are subject to change due to individual real estate company reporting disciplines.

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SILVER LAKE - ECHO PARK

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$12,068,500
Average Selling Price:	\$670,472
Average List Price:	\$692,205
Average Sales Price / Average List Price:	96.90%
Median Price:	\$685,000
Average Days on Market:	116
Number of Listings Sold:	18

DOM Number of Units

1 - 30 Days:	6
31 - 60 Days:	4
61 - 90 Days:	1
91 - 120 Days:	1
Over 120 Days:	6

Total Sold Dollar Volume:	\$13,483,000
Average Selling Price:	\$586,217
Average List Price:	\$606,286
Average Sales Price / Average List Price:	96.70%
Median Price:	\$630,000
Average Days on Market:	75
Number of Listings Sold:	23

DOM Number of Units

1 - 30 Days:	8
31 - 60 Days:	6
61 - 90 Days:	2
91 - 120 Days:	2
Over 120 Days:	5

*information obtained from The MLS. MLS statistics are subject to change due to individual real estate company reporting disciplines.

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STUDIO CITY

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$13,445,250
Average Selling Price:	\$1,222,295
Average List Price:	\$1,368,931
Average Sales Price / Average List Price:	89.30%
Median Price:	\$1,010,000
Average Days on Market:	75
Number of Listings Sold:	11

DOM Number of Units	
1 - 30 Days:	2
31 - 60 Days:	3
61 - 90 Days:	3
91 - 120 Days:	0
Over 120 Days:	3

Total Sold Dollar Volume:	\$20,735,000
Average Selling Price:	\$1,151,944
Average List Price:	\$1,218,909
Average Sales Price / Average List Price:	94.50%
Median Price:	\$1,206,000
Average Days on Market:	88
Number of Listings Sold:	18

DOM Number of Units	
1 - 30 Days:	5
31 - 60 Days:	2
61 - 90 Days:	4
91 - 120 Days:	2
Over 120 Days:	5

*information obtained from The MLS. MLS statistics are subject to change due to individual real estate company reporting disciplines.

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SUNSET STRIP - HOLLYWOOD HILLS WEST

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$33,311,736
Average Selling Price:	\$1,110,391
Average List Price:	\$1,338,522
Average Sales Price / Average List Price:	83.00%
Median Price:	\$1,060,500
Average Days on Market:	111
Number of Listings Sold:	30

DOM Number of Units	
1 - 30 Days:	6
31 - 60 Days:	5
61 - 90 Days:	3
91 - 120 Days:	7
Over 120 Days:	9

Total Sold Dollar Volume:	\$37,429,500
Average Selling Price:	\$2,079,416
Average List Price:	\$2,171,938
Average Sales Price / Average List Price:	95.70%
Median Price:	\$1,580,000
Average Days on Market:	84
Number of Listings Sold:	18

DOM Number of Units	
1 - 30 Days:	4
31 - 60 Days:	5
61 - 90 Days:	4
91 - 120 Days:	0
Over 120 Days:	5

*information obtained from The MLS. MLS statistics are subject to change due to individual real estate company reporting disciplines.

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VENICE

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$11,296,225
Average Selling Price:	\$868,940
Average List Price:	\$895,461
Average Sales Price / Average List Price:	97.00%
Median Price:	\$861,475
Average Days on Market:	57
Number of Listings Sold:	13

DOM Number of Units	
1 - 30 Days:	5
31 - 60 Days:	2
61 - 90 Days:	4
91 - 120 Days:	1
Over 120 Days:	1

Total Sold Dollar Volume:	\$14,603,000
Average Selling Price:	\$1,622,555
Average List Price:	\$1,677,333
Average Sales Price / Average List Price:	96.70%
Median Price:	\$1,325,000
Average Days on Market:	73
Number of Listings Sold:	9

DOM Number of Units	
1 - 30 Days:	2
31 - 60 Days:	3
61 - 90 Days:	2
91 - 120 Days:	0
Over 120 Days:	2

*information obtained from The MLS. MLS statistics are subject to change due to individual real estate company reporting disciplines.

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WEST HOLLYWOOD

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$7,787,212	Total Sold Dollar Volume:	\$4,875,000
Average Selling Price:	\$973,401	Average Selling Price:	\$1,218,750
Average List Price:	\$1,012,975	Average List Price:	\$1,279,000
Average Sales Price / Average List Price:	96.10%	Average Sales Price / Average List Price:	95.30%
Median Price:	\$915,500	Median Price:	\$1,100,000
Average Days on Market:	103	Average Days on Market:	80
Number of Listings Sold:	8	Number of Listings Sold:	4
DOM Number of Units		DOM Number of Units	
1 - 30 Days:	2	1 - 30 Days:	1
31 - 60 Days:	2	31 - 60 Days:	1
61 - 90 Days:	1	61 - 90 Days:	0
91 - 120 Days:	0	91 - 120 Days:	1
Over 120 Days:	3	Over 120 Days:	2

*information obtained from The MLS. MLS statistics are subject to change due to individual real estate company reporting disciplines.

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WEST LOS ANGELES

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$4,939,000	Total Sold Dollar Volume:	\$2,989,000
Average Selling Price:	\$705,571	Average Selling Price:	747,250
Average List Price:	\$735,714	Average List Price:	\$780,975
Average Sales Price / Average List Price:	95.90%	Average Sales Price / Average List Price:	95.70%
Median Price:	\$705,000	Median Price:	\$762,500
Average Days on Market:	68	Average Days on Market:	67
Number of Listings Sold:	7	Number of Listings Sold:	4
DOM Number of Units		DOM Number of Units	
1 - 30 Days:	2	1 - 30 Days:	1
31 - 60 Days:	3	31 - 60 Days:	1
61 - 90 Days:	1	61 - 90 Days:	1
91 - 120 Days:	0	91 - 120 Days:	0
Over 120 Days:	1	Over 120 Days:	1

*information obtained from The MLS. MLS statistics are subject to change due to individual real estate company reporting disciplines.

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WESTCHESTER

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$14,405,500	Total Sold Dollar Volume:	\$16,741,410
Average Selling Price:	\$800,305	Average Selling Price:	\$760,973
Average List Price:	\$825,600	Average List Price:	\$784,781
Average Sales Price / Average List Price:	96.90%	Average Sales Price / Average List Price:	97.00%
Median Price:	\$707,000	Median Price:	\$761,105
Average Days on Market:	66	Average Days on Market:	49
Number of Listings Sold:	18	Number of Listings Sold:	22
DOM Number of Units		DOM Number of Units	
1 - 30 Days:	8	1 - 30 Days:	10
31 - 60 Days:	3	31 - 60 Days:	7
61 - 90 Days:	2	61 - 90 Days:	2
91 - 120 Days:	1	91 - 120 Days:	2
Over 120 Days:	4	Over 120 Days:	1

*information obtained from The MLS. MLS statistics are subject to change due to individual real estate company reporting disciplines.

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WESTWOOD - CENTURY CITY

June 2009

vs

June 2008

Total Sold Dollar Volume:	\$10,965,000
Average Selling Price:	\$1,218,333
Average List Price:	\$1,298,877
Average Sales Price / Average List Price:	93.80%
Median Price:	\$1,150,000
Average Days on Market:	52
Number of Listings Sold:	9

DOM Number of Units	
1 - 30 Days:	3
31 - 60 Days:	2
61 - 90 Days:	1
91 - 120 Days:	1
Over 120 Days:	1

Total Sold Dollar Volume:	\$25,196,750
Average Selling Price:	\$1,679,783
Average List Price:	\$1,693,566
Average Sales Price / Average List Price:	99.20%
Median Price:	\$1,349,000
Average Days on Market:	24
Number of Listings Sold:	15

DOM Number of Units	
1 - 30 Days:	12
31 - 60 Days:	2
61 - 90 Days:	0
91 - 120 Days:	0
Over 120 Days:	1

*information obtained from The MLS. MLS statistics are subject to change due to individual real estate company reporting disciplines.

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