













City of South Pasadena | Market Report - April 2023

Single Family Homes Market Overview

	THIS MONTH	LAST MONTH	% CHANGE	3-YEAR TREND
NEW LISTINGS	7	8	-12.50%	
INVENTORY	14	17	-17.65%	
PENDING SALES	9	6	50.00%	
CLOSED SALES	7	4	75.00%	
MEDIAN DAYS ON MARKET	8	12	-33.33%	
MONTHS' SUPPLY OF INVENTORY	1.7	2.1	-19.05%	
MEDIAN PRICE PER SQ FT	\$888.00	\$1,121.00	-20.79%	
AVG. PRICE PER SQ FT	\$881.00	\$1,090.00	-19.17%	
MEDIAN SALES PRICE	\$1,600,000.00	\$2,310,000.00	-30.74%	
AVERAGE SALES PRICE	\$1,846,411.00	\$2,348,750.00	-21.39%	
% OF ORIGINAL PRICE	91.90%	105.10%	-12.56%	
% OF LAST LIST PRICE	98.80%	105.10%	-5.99%	

*Data current as of November 19, 2023. All data obtained from California Regional Multiple Listing Service, Inc. Information is deemed reliable, but not guaranteed.

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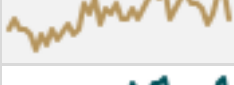


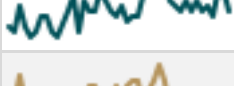
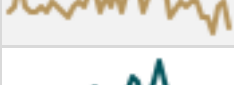

Condominium/Townhouse Market Overview

	THIS MONTH	LAST MONTH	% CHANGE	3-YEAR TREND
NEW LISTINGS	10	4	150.00%	
INVENTORY	9	6	50.00%	
PENDING SALES	5	2	150.00%	
CLOSED SALES	2	5	-60.00%	
MEDIAN DAYS ON MARKET	3	30	-90.00%	
MONTHS' SUPPLY OF INVENTORY	2.4	1.5	60.00%	
MEDIAN PRICE PER SQ FT	\$803.00	\$660.00	21.67%	
AVG. PRICE PER SQ FT	\$803.00	\$680.00	18.09%	
MEDIAN SALES PRICE	\$680,500.00	\$740,000.00	-8.04%	
AVERAGE SALES PRICE	\$680,500.00	\$768,400.00	-11.44%	
% OF ORIGINAL PRICE	103.40%	100.30%	3.09%	
% OF LAST LIST PRICE	103.40%	100.30%	3.09%	

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Single Family Homes Market Overview

	THIS YEAR	LAST YEAR	% CHANGE	3-YEAR TREND
NEW LISTINGS	7	13	-46.15%	
INVENTORY	14	22	-36.36%	
PENDING SALES	9	10	-10.00%	
CLOSED SALES	7	6	16.67%	
MEDIAN DAYS ON MARKET	8	13	-38.46%	
MONTHS' SUPPLY OF INVENTORY	1.7	2	-15.00%	
MEDIAN PRICE PER SQ FT	\$888.00	\$1,031.00	-13.87%	
AVG. PRICE PER SQ FT	\$881.00	\$1,054.00	-16.41%	
MEDIAN SALES PRICE	\$1,600,000.00	\$2,357,900.00	-32.14%	
AVERAGE SALES PRICE	\$1,846,411.00	\$2,227,720.00	-17.12%	
% OF ORIGINAL PRICE	91.90%	126.20%	-27.18%	
% OF LAST LIST PRICE	98.80%	126.20%	-21.71%	

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Condominium/Townhouse Market Overview

	THIS YEAR	LAST YEAR	% CHANGE	3-YEAR TREND
NEW LISTINGS	10	6	66.67%	
INVENTORY	9	6	50.00%	
PENDING SALES	5	9	-44.44%	
CLOSED SALES	2	7	-71.43%	
MEDIAN DAYS ON MARKET	3	9	-66.67%	
MONTHS' SUPPLY OF INVENTORY	2.4	1.1	118.18%	
MEDIAN PRICE PER SQ FT	\$803.00	\$741.00	8.37%	
AVG. PRICE PER SQ FT	\$803.00	\$749.00	7.21%	
MEDIAN SALES PRICE	\$680,500.00	\$950,000.00	-28.37%	
AVERAGE SALES PRICE	\$680,500.00	\$1,022,857.00	-33.47%	
% OF ORIGINAL PRICE	103.40%	105.70%	-2.18%	
% OF LAST LIST PRICE	103.40%	105.70%	-2.18%	

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