













City of South Pasadena | Market Report - May 2023













Single Family Homes Market Overview

	THIS MONTH	LAST MONTH	% CHANGE	3-YEAR TREND
NEW LISTINGS	17	7	142.86%	
INVENTORY	22	14	57.14%	
PENDING SALES	7	9	-22.22%	
CLOSED SALES	9	7	28.57%	
MEDIAN DAYS ON MARKET	10	8	25.00%	
MONTHS' SUPPLY OF INVENTORY	2.7	1.7	58.82%	
MEDIAN PRICE PER SQ FT	\$1,096.00	\$888.00	23.42%	
AVG. PRICE PER SQ FT	\$1,073.00	\$881.00	21.79%	
MEDIAN SALES PRICE	\$1,776,000.00	\$1,600,000.00	11.00%	
AVERAGE SALES PRICE	\$1,902,111.00	\$1,846,411.00	3.02%	
% OF ORIGINAL PRICE	109.70%	91.90%	19.37%	
% OF LAST LIST PRICE	109.70%	98.80%	11.03%	

*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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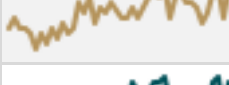

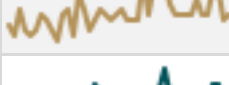
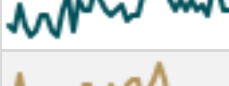


Condominium/Townhouse Market Overview

	THIS MONTH	LAST MONTH	% CHANGE	3-YEAR TREND
NEW LISTINGS	5	10	-50.00%	
INVENTORY	5	9	-44.44%	
PENDING SALES	7	5	40.00%	
CLOSED SALES	8	2	300.00%	
MEDIAN DAYS ON MARKET	9	3	200.00%	
MONTHS' SUPPLY OF INVENTORY	1.3	2.4	-45.83%	
MEDIAN PRICE PER SQ FT	\$715.00	\$803.00	-10.96%	
AVG. PRICE PER SQ FT	\$742.00	\$803.00	-7.60%	
MEDIAN SALES PRICE	\$911,750.00	\$680,500.00	33.98%	
AVERAGE SALES PRICE	\$987,188.00	\$680,500.00	45.07%	
% OF ORIGINAL PRICE	105.30%	103.40%	1.84%	
% OF LAST LIST PRICE	105.30%	103.40%	1.84%	

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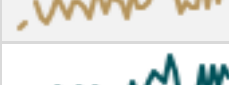




Single Family Homes Market Overview

	THIS YEAR	LAST YEAR	% CHANGE	3-YEAR TREND
NEW LISTINGS	17	13	30.77%	
INVENTORY	22	26	-15.38%	
PENDING SALES	7	6	16.67%	
CLOSED SALES	9	9	0.00%	
MEDIAN DAYS ON MARKET	10	17	-41.18%	
MONTHS' SUPPLY OF INVENTORY	2.7	2.5	8.00%	
MEDIAN PRICE PER SQ FT	\$1,096.00	\$1,108.00	-1.08%	
AVG. PRICE PER SQ FT	\$1,073.00	\$1,107.00	-3.07%	
MEDIAN SALES PRICE	\$1,776,000.00	\$2,600,000.00	-31.69%	
AVERAGE SALES PRICE	\$1,902,111.00	\$2,806,891.00	-32.23%	
% OF ORIGINAL PRICE	109.70%	115.10%	-4.69%	
% OF LAST LIST PRICE	109.70%	115.10%	-4.69%	

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Condominium/Townhouse Market Overview

	THIS YEAR	LAST YEAR	% CHANGE	3-YEAR TREND
NEW LISTINGS	5	9	-44.44%	
INVENTORY	5	9	-44.44%	
PENDING SALES	7	6	16.67%	
CLOSED SALES	8	7	14.29%	
MEDIAN DAYS ON MARKET	9	9	0.00%	
MONTHS' SUPPLY OF INVENTORY	1.3	1.8	-27.78%	
MEDIAN PRICE PER SQ FT	\$715.00	\$706.00	1.27%	
AVG. PRICE PER SQ FT	\$742.00	\$710.00	4.51%	
MEDIAN SALES PRICE	\$911,750.00	\$1,200,000.00	-24.02%	
AVERAGE SALES PRICE	\$987,188.00	\$1,118,214.00	-11.72%	
% OF ORIGINAL PRICE	105.30%	109.90%	-4.19%	
% OF LAST LIST PRICE	105.30%	111.10%	-5.22%	

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