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#01864819

## 2018 MARKET DATA REPORT

*January 1st - March 31st 1st Quarter*

### Sales of Single Family Residences, Torrance

AREA	UNITS SOLD		2018 SQ FT RANGE		2018 AVG SQ FT	2018 PRICE RANGE		2018 AVG PRICE	2017 AVG PRICE	2018 AVG \$/ASF	2017 AVG \$/ASF	AVG \$/SF %CHG
	2018	2017										
Walteria	6	9	1144	2429	1585	\$810,000	\$1,052,000	\$892,583	\$844,833	\$590	\$553	6.7%
Central Torrance	8	7	1144	3102	1752	\$735,000	\$1,065,000	\$844,000	\$788,278	\$516	\$515	0.3%
Southeast Torrance W	7	6	1382	3087	2251	\$855,000	\$1,350,000	\$1,072,571	\$872,817	\$492	\$517	-4.8%
Hollywood Riviera	18	28	940	10200	2588	\$815,000	\$22,650,000	\$2,619,910	\$1,492,892	\$819	\$730	12.1%
South Torrance	14	16	999	3340	1812	\$800,000	\$1,585,000	\$997,441	\$893,656	\$579	\$598	-3.3%
Southwood	7	10	1175	2648	1909	\$855,000	\$1,259,000	\$1,038,270	\$864,100	\$560	\$601	-6.7%
West Torrance	16	16	1106	3060	1567	\$650,000	\$1,160,000	\$906,938	\$888,969	\$611	\$574	6.5%
North Torrance West	19	28	855	1899	1471	\$600,000	\$926,000	\$706,211	\$618,947	\$495	\$475	4.3%
North Torrance East	11	15	1150	2337	1609	\$540,000	\$830,000	\$704,000	\$657,933	\$454	\$452	0.5%
Old Torrance	4	6	963	1653	1248	\$630,000	\$840,000	\$735,000	\$638,833	\$602	\$560	7.6%
Southeast Torrance E	0	0	0	0	0	\$0	\$0	\$0	\$0	\$0	\$0	

Totals / Ranges / Averages	121	147	855	10,200	1791	\$540,000	\$22,650,000	\$1,115,173	\$907,397	\$581	\$562	
% CHANGE 2017 vs 2018	-17.7%							22.9%		3.4%		

Median Sales Price								\$855,000	\$814,500	\$551	\$516	
% CHANGE 2017 vs 2018								5.0%		6.8%		

Note: This representation is based in whole or in part on data supplied by the Multiple Listing Service. Neither the Board nor its MLS guarantee or is in any way responsible for its accuracy. Data maintained by the Board or its MLS may not reflect all real estate activities in the market.