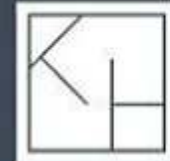




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#01864819

2018 MARKET DATA REPORT

3rd Qtr July 1st - September 30th

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	17	27	965	2836	1648	\$740,000	\$1,323,000	\$956,147	\$907,233	\$623	\$540	15.5%
Central Torrance	16	19	1086	3130	2039	\$735,000	\$1,195,000	\$922,039	\$851,423	\$493	\$497	-0.8%
Southeast Torrance W	12	10	1106	2586	1906	\$764,000	\$1,265,000	\$976,500	\$937,200	\$535	\$546	-2.0%
Hollywood Riviera	18	34	1503	3680	2220	\$850,000	\$2,495,000	\$1,533,501	\$1,491,794	\$698	\$697	0.1%
South Torrance	19	21	978	3207	1761	\$785,000	\$1,850,000	\$1,059,261	\$1,117,095	\$636	\$553	15.0%
Southwood	17	12	1165	2325	1621	\$812,000	\$1,318,700	\$988,306	\$892,733	\$622	\$594	4.6%
West Torrance	15	20	1106	2853	1734	\$778,800	\$1,450,000	\$1,040,253	\$1,019,090	\$621	\$586	5.9%
North Torrance West	37	38	808	2182	1469	\$605,000	\$880,000	\$725,824	\$709,005	\$511	\$502	1.7%
North Torrance East	23	18	1008	2076	1385	\$575,000	\$832,000	\$710,935	\$658,796	\$529	\$498	6.2%
Old Torrance	14	11	786	2616	1605	\$501,000	\$1,000,000	\$757,047	\$737,173	\$526	\$514	2.2%
Southeast Torrance E	0	0	0	0	0	\$0	\$0	\$0	\$0	\$0	\$0	

Totals / Ranges / Averages	206	238	786	3,680	1713	\$501,000	\$2,495,000	\$928,441	\$941,712	\$564	\$545	
% CHANGE 2017 vs 2018	-13.4%						-1.4%		3.5%			

Median Sales Price							\$845,000	\$851,000	\$553	\$532		
% CHANGE 2017 vs 2018							-0.7%		4.0%			

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.