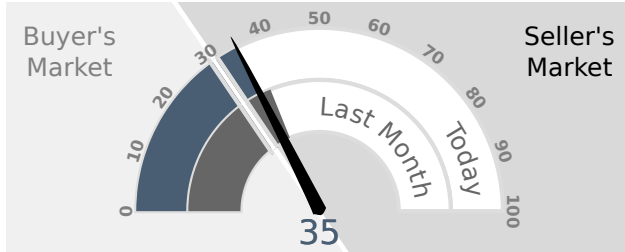


PISMO BEACH, CA
Single-Family Homes

This week the median list price for Pismo Beach, CA is \$1,698,000 with the market action index hovering around 35. This is less than last month's market action index of 38. Inventory has increased to 25.

MARKET ACTION INDEX

This answers "How's the Market?" by comparing rate of sales versus inventory.



Slight Seller's Advantage

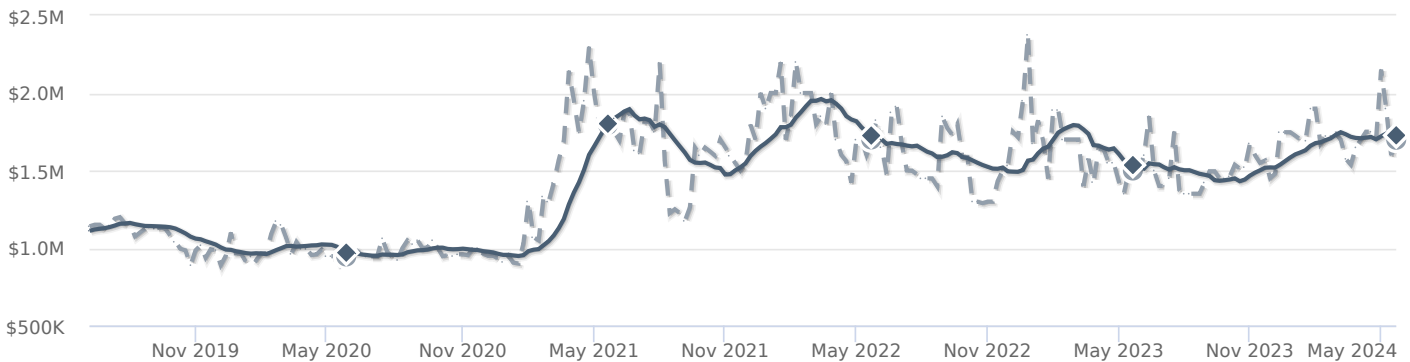
The market has started cooling and prices have been flat for several weeks. Since we're in the Seller's zone, watch for changes in MAI. If the MAI resumes its climb, prices will likely follow suit. If the MAI drops consistently or falls into the Buyer's zone, watch for downward pressure on prices.

REAL-TIME MARKET PROFILE

Median List Price	\$1,698,000
Median Price of New Listings	\$1,774,500
Per Square Foot	\$860
Average Days on Market	124
Median Days on Market	42
Price Decreased	36%
Price Increased	8%
Relisted	8%
Inventory	25
Median Rent	\$4,900
Market Action	35

Slight Seller's Advantage

MEDIAN LIST PRICE



— 7-Day Average — 90-Day Average

MARKET SEGMENTS

Each segment below represents approximately 25% of the market ordered by price.

Median Price	Sq. Ft.	Lot Size	Beds	Bath	Age	New	Absorbed	DOM
\$3,495,000	2,741	8,000 - 10,000 sqft	3	2.5	46	0	0	59
\$1,937,500	2,839	4,500 - 6,500 sqft	3	3.5	30	3	0	28
\$1,599,500	1,920	6,500 - 8,000 sqft	3	2.3	36	0	1	31
\$1,049,000	1,489	4,500 - 6,500 sqft	3	2	39	1	1	35

Wed May 29 2024