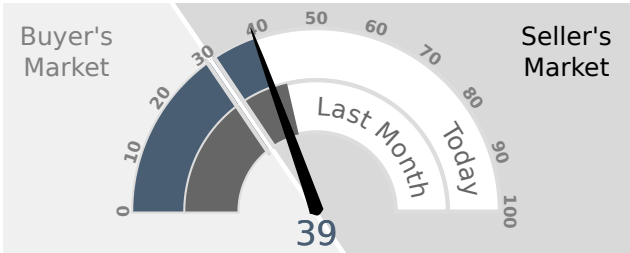


SANTA MARGARITA, CA 93453
Single-Family Homes

This week the median list price for Santa Margarita, CA 93453 is \$875,000 with the market action index hovering around 39. This is less than last month's market action index of 43. Inventory has increased to 9.

MARKET ACTION INDEX

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



Slight Seller's Advantage

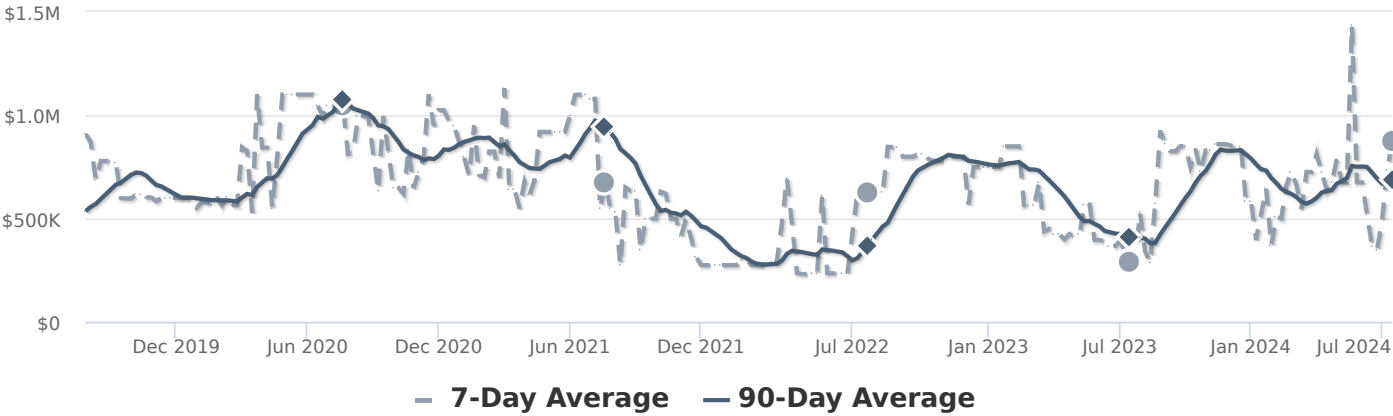
The market has been cooling off a bit in recent weeks, as more homes are available and demand is less. We'll be looking for a persistent downward trend. If we see a persistent trend, especially if the MAI falls from the Seller's Market zone to the Buyer's Market zone, expect downward pressure on prices. There is already some evidence prices moving lower.

REAL-TIME MARKET PROFILE

Median List Price	\$875,000
Median Price of New Listings	\$1,127,500
Per Square Foot	\$375
Average Days on Market	123
Median Days on Market	84
Price Decreased	22%
Price Increased	0%
Relisted	11%
Inventory	9
Median Rent	\$2,700
Market Action	39

Slight Seller's Advantage

MEDIAN LIST PRICE



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
\$2,722,500	2,101	N/A	4	3	39	0	0	94
\$1,552,500	3,500	N/A	4	3.8	23	1	1	7
\$762,450	2,344	10 - 20 acres	3	2.3	30	1	0	77
\$275,000	1,056	2.5 - 5 acres	2	2	55	0	0	168

Sat Jul 27 2024

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· Torrance · West Hollywood · Westchester · Westlake Village