



LEARN, PLAN, & INVEST IN REAL ESTATE

Included areas:

Carson, El Segundo, Gardena, Harbor City, Hawthorne, Hermosa Beach, Inglewood, Lawndale, Lomita, Long Beach, Manhattan Beach, Redondo Beach, San Pedro, Torrance, Wilmington

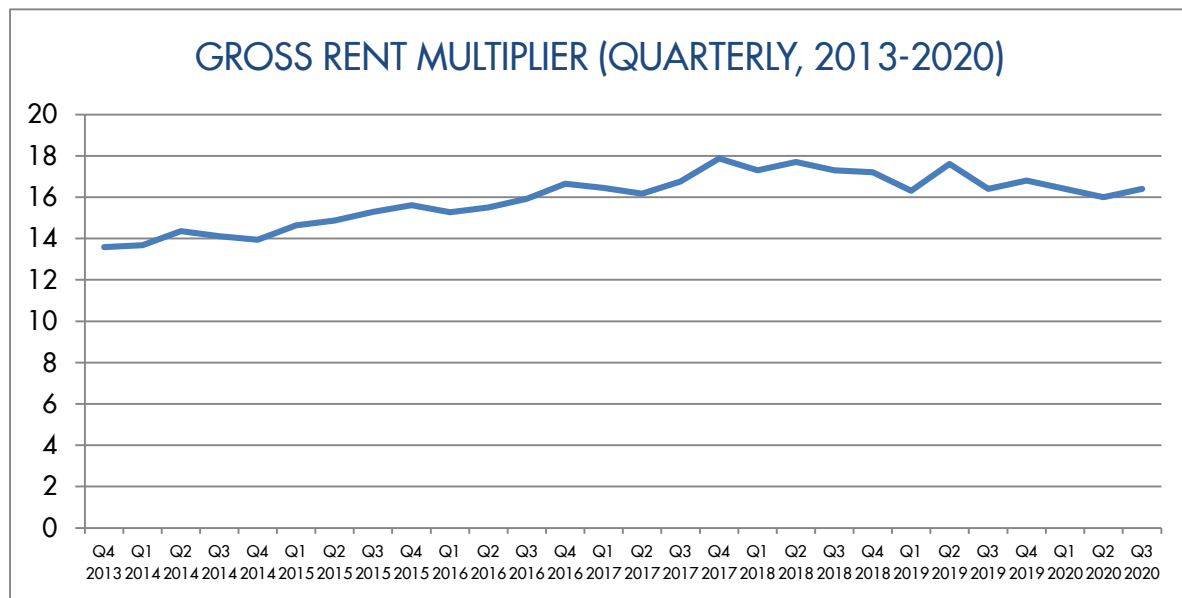
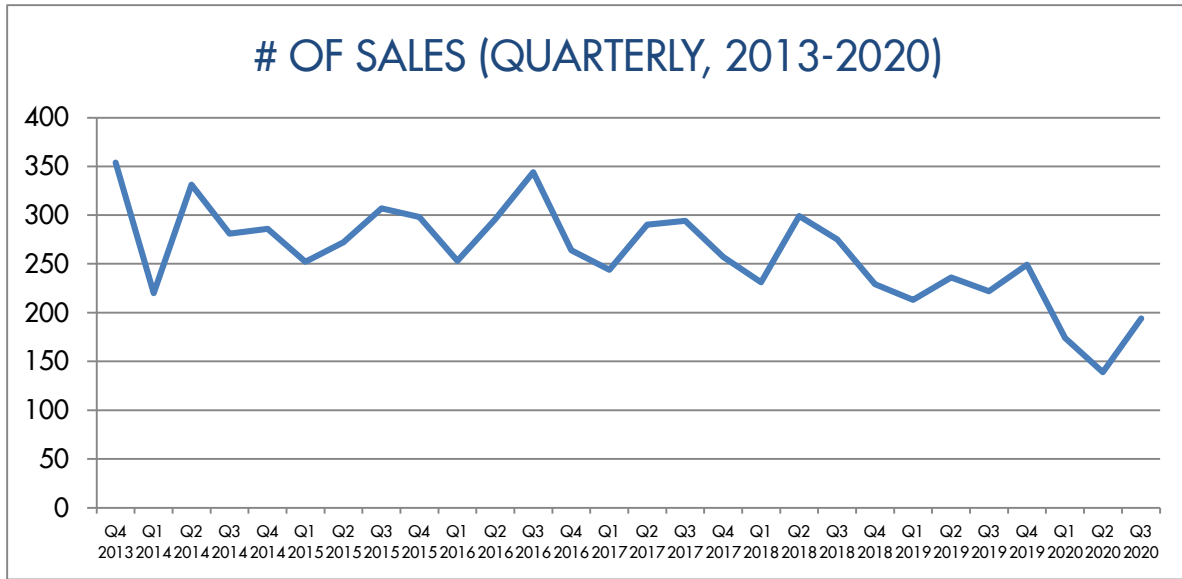
SOUTH BAY MARKET TREND SUMMARY

Source: CRMLS residential income closed sales from Q3, 2013 through Q3, 2020.

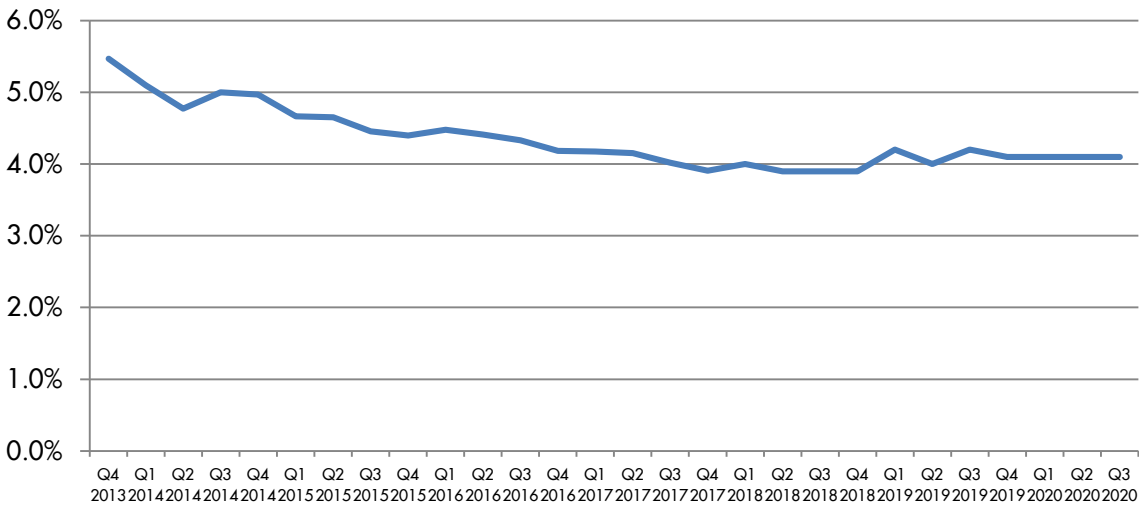
* Gross Rent Multiplier estimated from reported actual rents, market rents used for vacancies

** Cap Rates estimated using reported actual rents, market rents for vacancies.

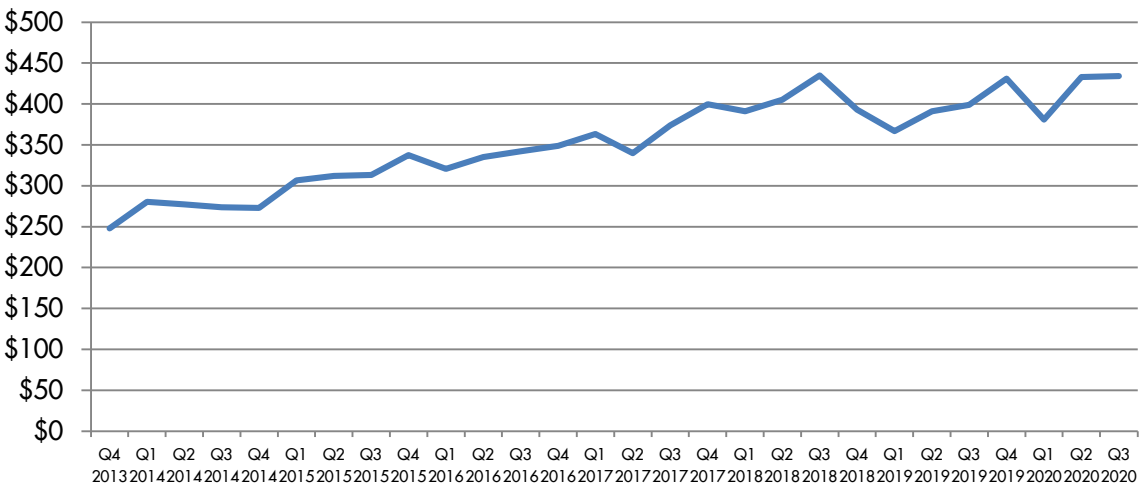
Investment Metrics Quarterly, 2013-2020



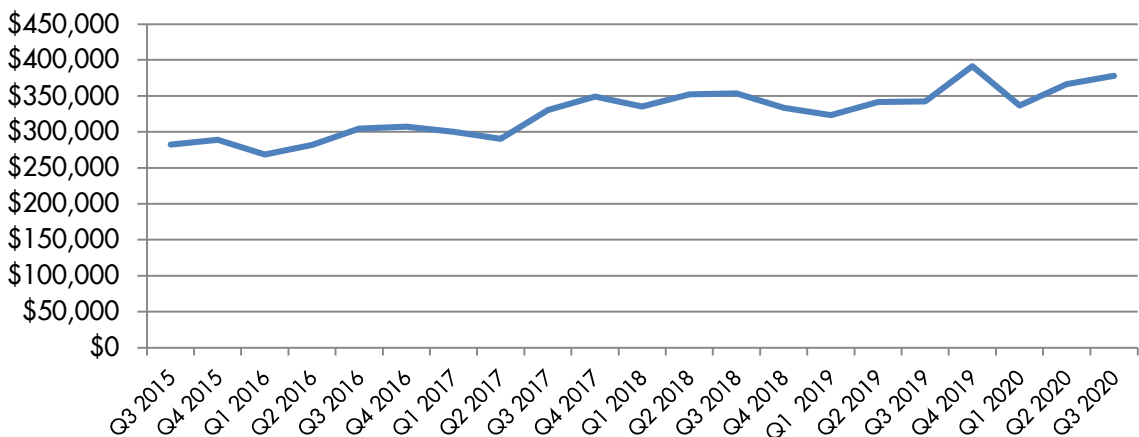
CAP RATE -% (QUARTERLY, 2013-2020)



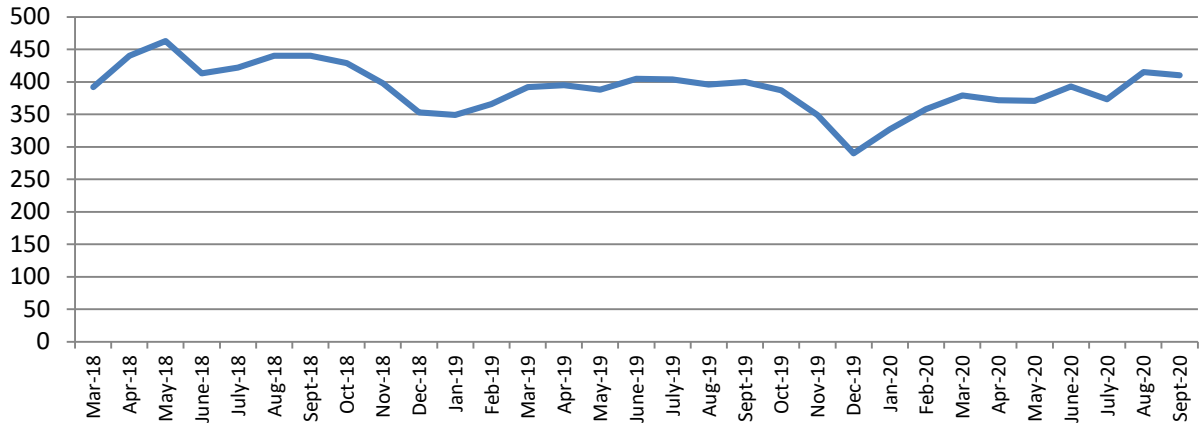
PRICE PER SQUARE FOOT - \$ (QUARTERLY, 2013-2020)



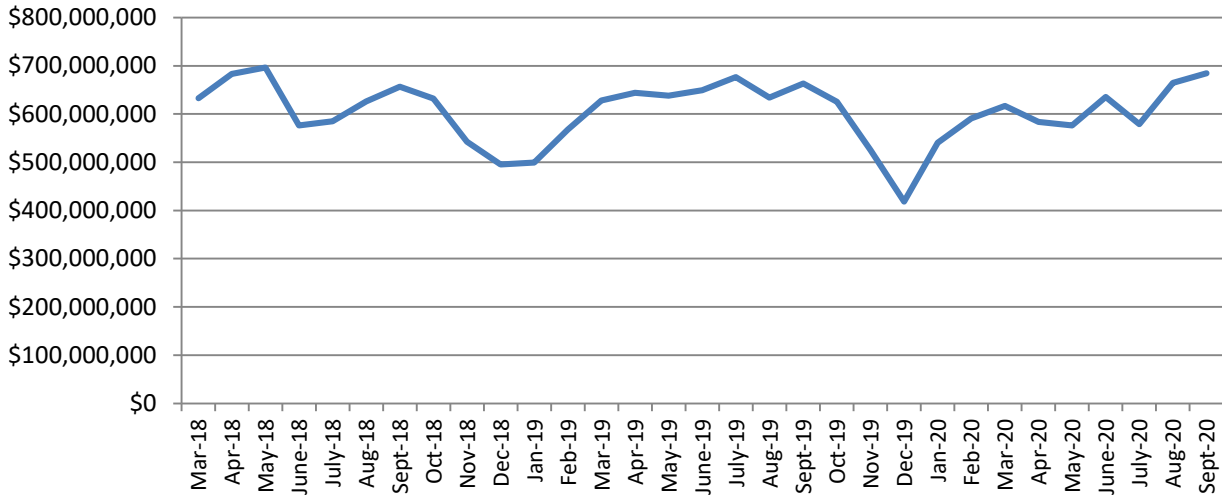
PRICE PER UNIT - \$ (QUARTERLY, 2015-2020)



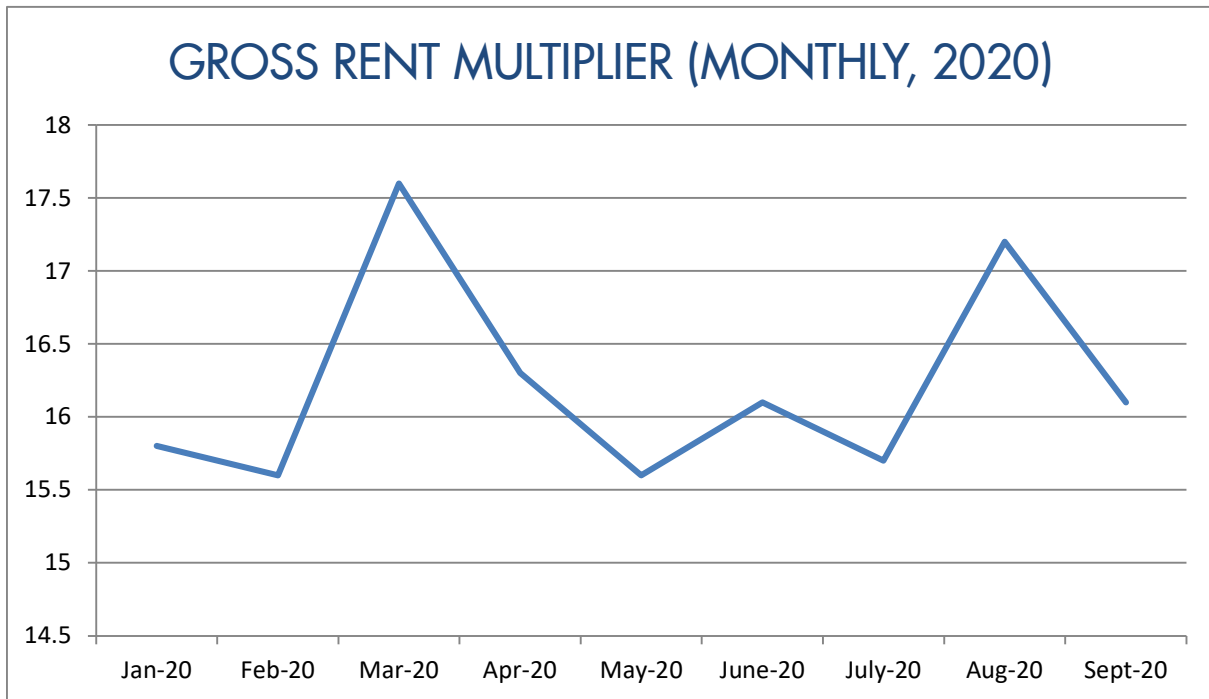
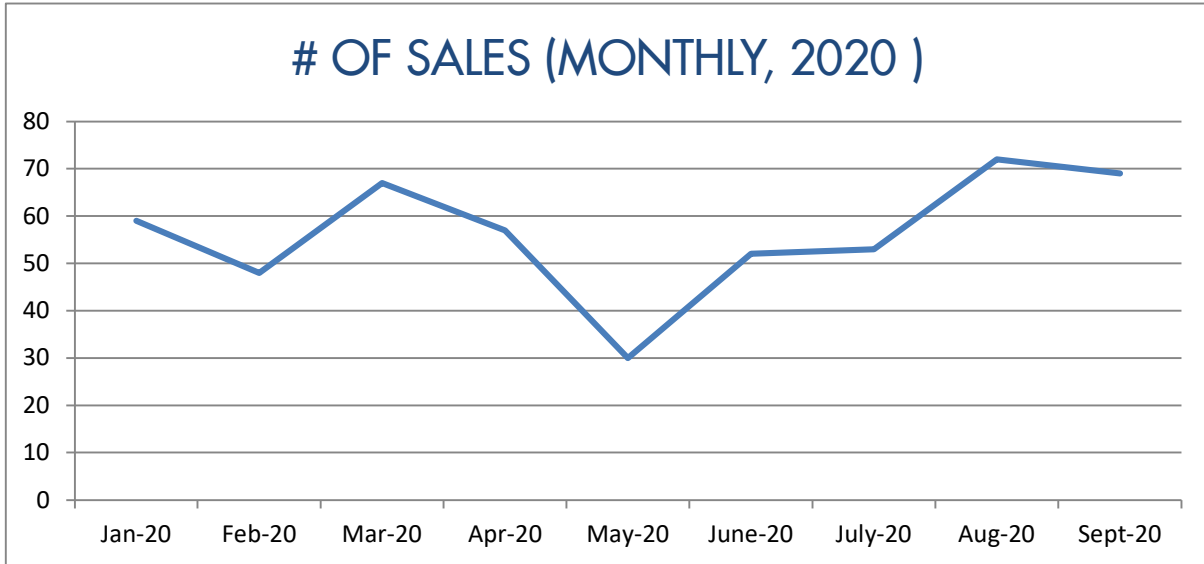
MONTHLY INVENTORY (# OF ACTIVE LISTINGS)



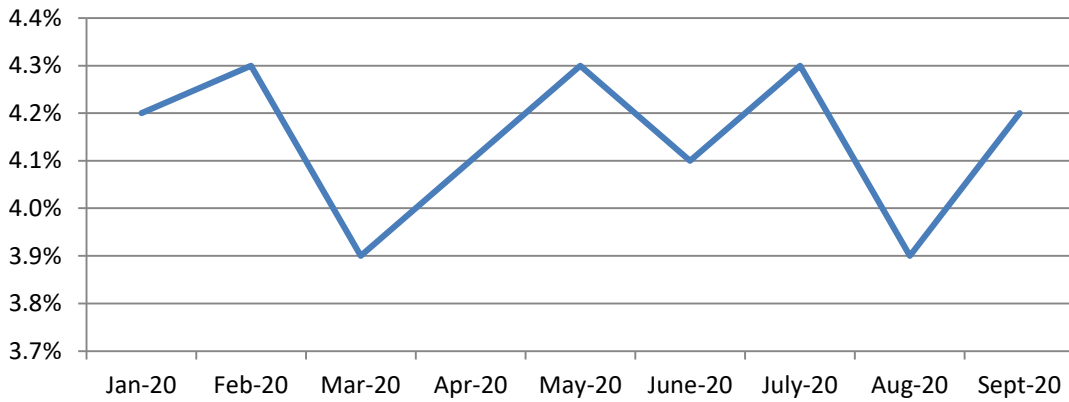
MONTHLY INVENTORY (\$ VOLUME)



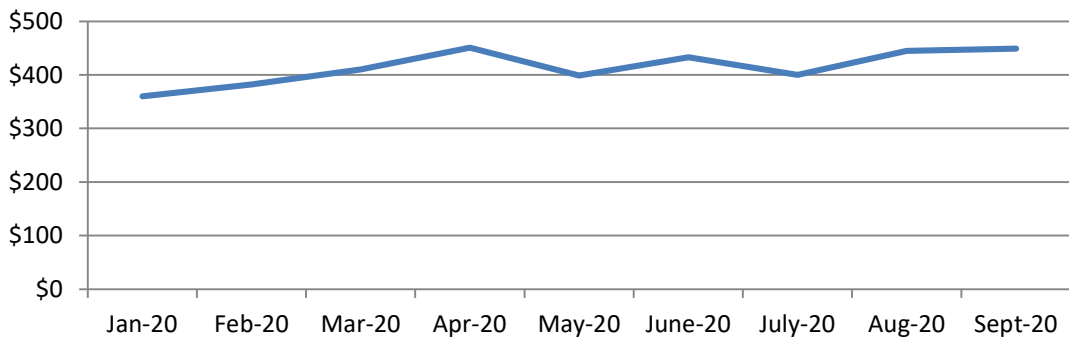
Investment Metrics Monthly, 2020



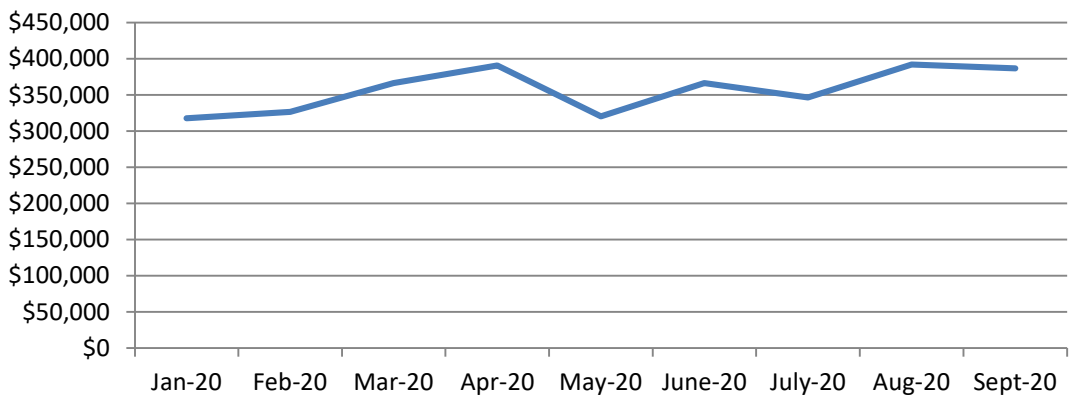
CAP RATE -% (MONTHLY, 2020)



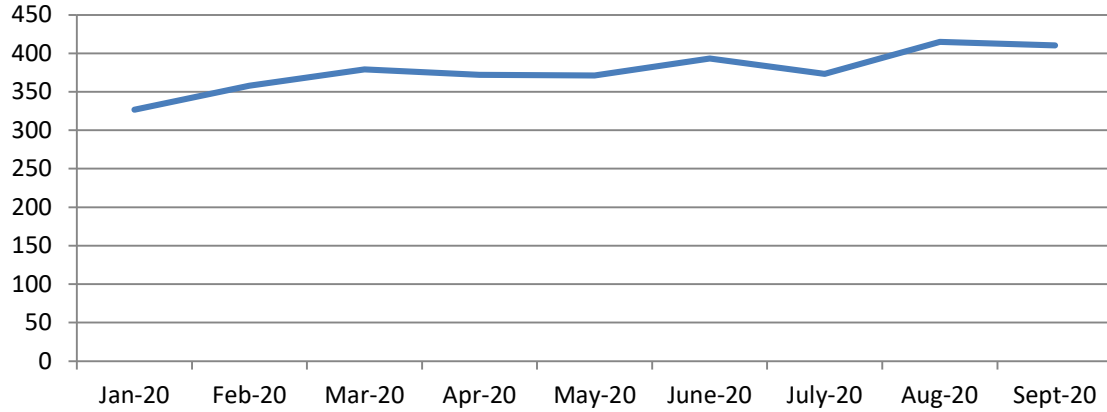
PRICE PER SQUARE FOOT - \$ (MONTHLY, 2020)



PRICE PER UNIT - \$ (MONTHLY, 2020)



MONTHLY INVENTORY (# OF ACTIVE LISTINGS) - 2020



MONTHLY INVENTORY (\$ VOLUME) - 2020

