

Serving Southwest Los Angeles, Pacific Palisades, Malibu



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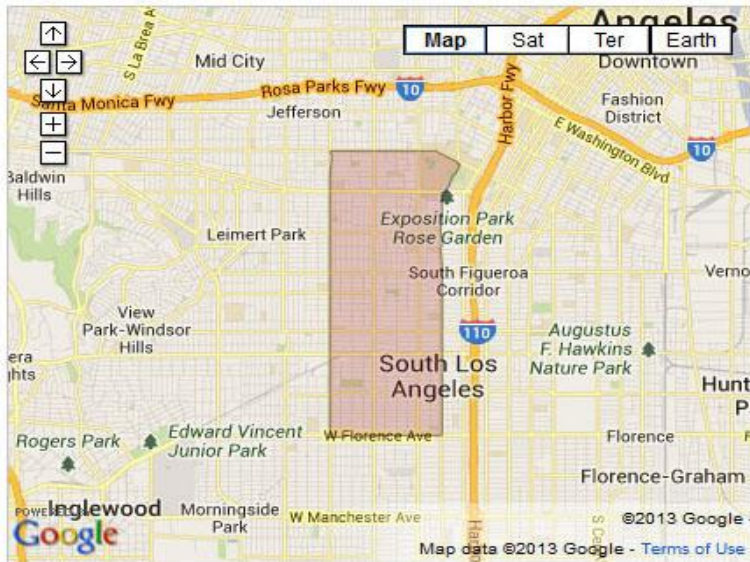
Los Angeles | Pacific Palisades | Malibu

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Los Angeles Southwest Real Estate - Area (34) LASW

Encompassing Zip Codes: 90008, 90016, 90037, 90043, 90056, 90062, 90302



The Los Angeles Southwest area consists of the area bounded on the west by Western Ave., on the north by Jefferson Blvd., on the east by the Harbor Freeway, and on the south by Florence Ave. It abuts the areas of Mid Los Angeles, Downtown Los Angeles, Metropolitan Southwest, and Park Hills Heights. The median home sale price in the area for January through May 2011 was \$220,000, with 154 homes being sold during that time period. In May 2011, home sale prices ranged from \$118,000 to \$420,000. Sales volume for the same time period was \$7,059,870, with total sales volume from January through May 2011 being \$39,087,110, compared to \$58,452,173 for the same time period in 2010.

The Los Angeles Southwest area is a portion of the city of Los Angeles. In the city of Los Angeles, most commonly known by just its 2 initials, "L.A.", the average household contains 2.81 people, and 33.9% of households have children under the age of 18. The median age of the population is 34.1 years.

The City of Los Angeles covers an area of 468.67 square miles, and, with an estimated population of almost 3.7 million (3,694,820, according to the 2010 U.S. census) people, L.A. is the second most populated city in the United States, second only to New York City. A starting point for a residential real estate search in Los Angeles area could be any of six major areas: Santa Monica and the beaches, the Westside and Beverly Hills; Hollywood; Downtown; the San Fernando Valley; and Pasadena.

Begin your search with TheMLS.com's complete and up-to-date database of listings and roster of member REALTORS® and real estate firms in the Combined L.A./Westside (CLAW) MLS. Start with TheMLS.com Guest Search for your Los Angeles real estate search. We offer the most complete and up-to-date searchable database of L.A. listings.

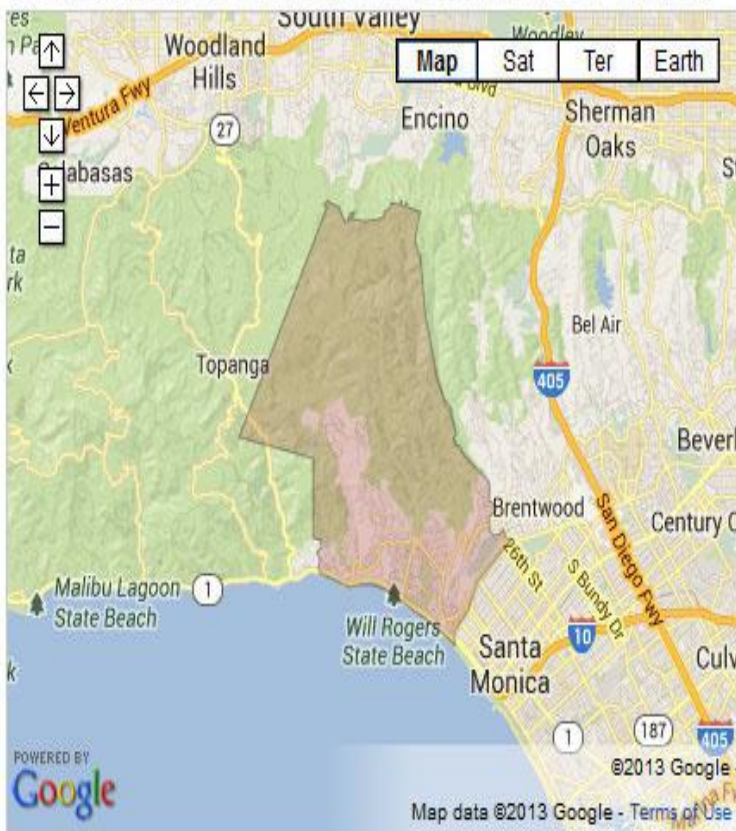
The area is served by the Los Angeles Unified School District. The majority of the county is served by the Los Angeles Unified School District, which is the nation's second largest district, with a K-12 enrollment of more than 670,000. Geographically, it encompasses 710 square miles, an area that includes the City of Los Angeles and all or parts of 28 other cities, as well as some unincorporated areas of the county. The district operates 1,333 schools and centers. For additional information about the district, visit the [Lauds web site](#).

Southwest Los Angeles, California
90008, 90016, 90037, 90043, 90056, 90062, 90302

Southwest Los Angeles

Pacific Palisades Real Estate - Area (15) PP

Encompassing Zip Codes: 90272, 90402 (Santa Monica P.O. - Canyon)



Flanked by the Santa Monica mountain range and bordered by the Pacific Ocean, this paradise is the ideal location for the discriminating home buyer. For the period from January through May 2011, the median price of the 92 homes sold was \$1,703,750 and dollar sales volume totaled a whopping \$196,901,025. Over the same period in 2010, the median price was \$1,866,250 and the total dollar sales volume was \$224,835,292.

The average list price during the month of May 2011 for a home in what is commonly known as "the Palisades" was \$1,993,408, and the average selling price was just slightly lower at \$1,928,129. In contrast, the median sold price for the same month of May 2011 was \$1,627,500. Pacific Palisades lies between the beach communities of Malibu and Santa Monica.

Homeowners in Pacific Palisades enjoy a small town atmosphere that is prevalent in the community. Very family-oriented, this city is known for several popular family events. The Pacific Palisades area is known for the

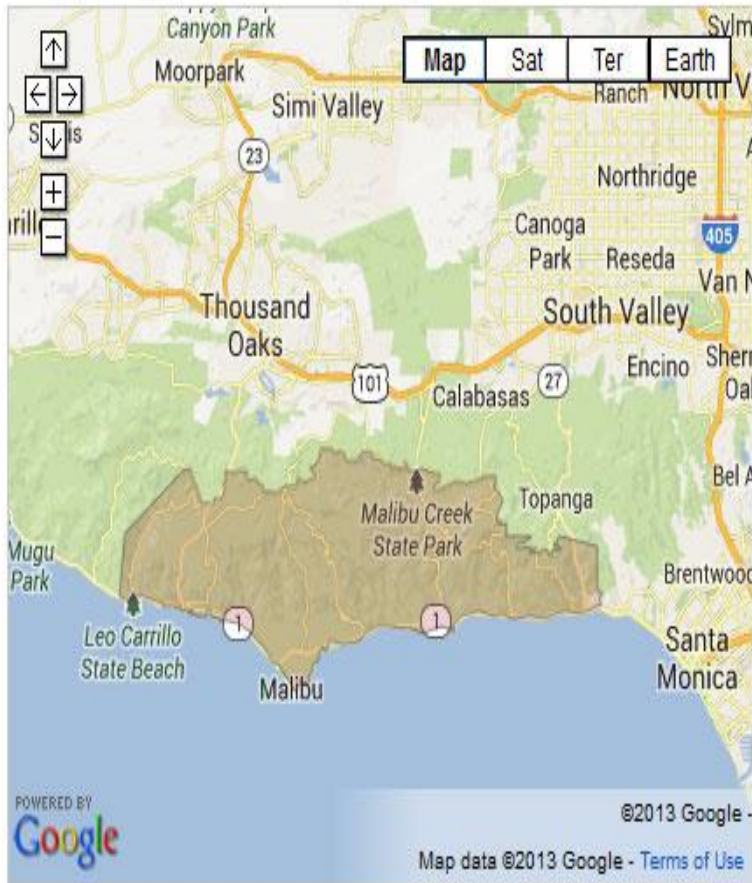
quality of its public and private schools. A sample of schools to be found in the area is listed below according to zip code:

Pacific Palisades -- 90272

Pacific Palisades

Malibu Real Estate - Area (33) M

Encompassing Zip Codes: 90265, 90290, 91301, 91302



Malibu is perhaps the premier beach community in the United States. Malibu beachfront property is glamorous and highly desired. Malibu is an exclusive community minutes from the bustling city of Los Angeles via the famous and breathtaking Pacific Coast Highway. Malibu is comprised of 22 miles of beaches and 45,000 acres of canyons. This makes Malibu a nature lover's paradise. Homes in the Malibu housing market range upwards into the millions of dollars. In 2011, over the period from January through May, the median sale price for a home was \$2,737,500, with the average list price for May 2011 being \$3,072,125 and the average sold price for the same month being quite a bit lower at \$2,691,250.

Malibu is served by the Santa Monica-Malibu Unified School District. The district operates 22 facilities including 11 elementary schools, 4 middle schools and 3 high schools. For more information, visit the Santa Monica-Malibu Unified School District web page at www.smmusd.org.

Malibu -- 90265

Malibu



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