



**Hello!**

The sales figures for the Year End 2017 are in and the market is still looking good. The price of homes on the Peninsula increased by 3.4% last year and the number of homes sold increasing by 29%. The average price per square foot is up 5% from last year.

New year, new laws. The items effecting real estate in California are covered in the article below.

Please check out the sidebar for an adventure in culinary experiences to start the new year.

**Cindy Chew**

## 4th Quarter & Year End 2017

Another great year in 2017, thanks to the recovery that all began back in 2012 after the end of the 2008 recession. Nine years is a good run for increased property values.

This past year we sold 29% more houses than 2016 and the average price went up 3.4% and the average price per sq. ft. increased by approximately 5%.

We are short on inventory of homes for sale that are priced at market value, especially under the \$2,000,000 price point.

It is too early to tell what effect the new tax law will play in prices and sales. If you are thinking of selling, you don't want to miss the boat. I would love to help make that happen for you in 2018.

### 4th Quarter 2017

RE/MAX ESTATE PROPERTIES 2017 MARKET DATA REPORT October 1st - December 31st 4th Quarter											
Sales of Single Family Residences, Palos Verdes Peninsula											
AREA	UNITS SOLD		2017 SQ FT RANGE		2017 AVG SQ FT	2017 PRICE RANGE		2017 AVG PRICE	2016 AVG PRICE	2017 AVG \$/SQ FT	2016 AVG \$/SQ FT
Luxury Brokerage	12	18	1038	4015	2438	\$1,180,000	\$2,480,000	\$1,596,190	\$2,090,450	\$650	\$678
Marine Village	7	8	1490	3800	2535	\$1,780,000	\$3,740,000	\$2,862,171	\$3,347,833	\$174	\$146
Marine Cove	3	4	2011	3628	2828	\$2,017,000	\$3,980,000	\$2,491,333	\$3,098,500	\$1,208	\$998
Marine	12	12	807	2681	2194	\$1,210,000	\$2,460,000	\$1,816,856	\$1,444,000	\$121	\$102
PV Green Ranch	13	11	1760	3030	2400	\$1,080,000	\$2,980,000	\$1,428,800	\$1,804,855	\$877	\$873
Redondo	6	5	2011	4000	4258	\$1,310,000	\$4,860,000	\$3,234,333	\$2,444,000	\$798	\$678
PV Loma Real	13	12	863	4126	2492	\$800,000	\$2,100,000	\$1,436,222	\$1,217,400	\$248	\$228
Marine	7	6	1740	3808	2740	\$1,780,000	\$3,480,000	\$2,630,700	\$3,370,000	\$127	\$103
PV Sea Ranch	4	3	1817	3407	2617	\$1,470,000	\$3,140,000	\$2,305,400	\$2,945,000	\$1,176	\$1,016
West Palos Verdes	6	6	1780	4000	2890	\$1,210,000	\$3,740,000	\$2,491,333	\$3,098,500	\$1,208	\$998
Country Club	7	9	1025	4300	2660	\$1,220,000	\$2,170,000	\$1,428,800	\$1,804,855	\$877	\$873
Country Club	6	10	1228	4000	2600	\$1,080,000	\$2,480,000	\$1,428,800	\$1,804,855	\$877	\$873
Los Verdes	12	10	1025	4000	2600	\$1,080,000	\$2,480,000	\$1,428,800	\$1,804,855	\$877	\$873
Green	6	11	1228	4000	2600	\$1,080,000	\$2,480,000	\$1,428,800	\$1,804,855	\$877	\$873
Green	6	5	1025	4000	2600	\$1,080,000	\$2,480,000	\$1,428,800	\$1,804,855	\$877	\$873
West Palos Verdes	6	10	1228	4000	2600	\$1,080,000	\$2,480,000	\$1,428,800	\$1,804,855	\$877	\$873
Redondo	11	12	1025	4000	2600	\$1,080,000	\$2,480,000	\$1,428,800	\$1,804,855	\$877	\$873
Redondo	11	12	1025	4000	2600	\$1,080,000	\$2,480,000	\$1,428,800	\$1,804,855	\$877	\$873
Totals / Average / Average			130		172	8,438	2480	\$1,780,000	\$3,740,000	\$1,596,190	\$2,090,450
% CHANGE 2016 to 2017			-23.7%						1.9%		4.3%
Median Sales Price			\$1,480,000					\$1,480,000	\$1,480,000	\$1,480,000	\$1,480,000
% CHANGE 2016 to 2017			-2.8%						0.0%		0.0%

[Click on link for larger image on my website.](#)

### Year End 2017

RE/MAX ESTATE PROPERTIES 2016 MARKET DATA REPORT January 1st - December 31st 4th Quarter YTD											
Sales of Single Family Residences, Palos Verdes Peninsula											
AREA	UNITS SOLD		2016 SQ FT RANGE		2016 AVG SQ FT	2016 PRICE RANGE		2016 AVG PRICE	2015 AVG PRICE	2016 AVG \$/SQ FT	2015 AVG \$/SQ FT
Luxury Brokerage	71	85	1332	3843	2585	\$800,000	\$4,420,000	\$2,023,190	\$2,464,443	\$698	\$681
Marine Village	27	32	1490	3800	2640	\$1,780,000	\$3,740,000	\$2,862,171	\$3,347,833	\$174	\$146
Marine Cove	3	4	2011	3628	2828	\$2,017,000	\$3,980,000	\$2,491,333	\$3,098,500	\$1,208	\$998
Marine	12	12	807	2681	2194	\$1,210,000	\$2,460,000	\$1,816,856	\$1,444,000	\$121	\$102
PV Green Ranch	13	11	1760	3030	2400	\$1,080,000	\$2,980,000	\$1,428,800	\$1,804,855	\$877	\$873
Redondo	6	5	2011	4000	4258	\$1,310,000	\$4,860,000	\$3,234,333	\$2,444,000	\$798	\$678
PV Loma Real	13	12	863	4126	2492	\$800,000	\$2,100,000	\$1,436,222	\$1,217,400	\$248	\$228
Marine	7	6	1740	3808	2740	\$1,780,000	\$3,480,000	\$2,630,700	\$3,370,000	\$127	\$103
PV Sea Ranch	4	3	1817	3407	2617	\$1,470,000	\$3,140,000	\$2,305,400	\$2,945,000	\$1,176	\$1,016
West Palos Verdes	6	6	1780	4000	2890	\$1,210,000	\$3,740,000	\$2,491,333	\$3,098,500	\$1,208	\$998
Country Club	7	9	1025	4300	2660	\$1,220,000	\$2,170,000	\$1,428,800	\$1,804,855	\$877	\$873
Country Club	6	10	1228	4000	2600	\$1,080,000	\$2,480,000	\$1,428,800	\$1,804,855	\$877	\$873
Los Verdes	12	10	1025	4000	2600	\$1,080,000	\$2,480,000	\$1,428,800	\$1,804,855	\$877	\$873
Green	6	11	1228	4000	2600	\$1,080,000	\$2,480,000	\$1,428,800	\$1,804,855	\$877	\$873
Green	6	5	1025	4000	2600	\$1,080,000	\$2,480,000	\$1,428,800	\$1,804,855	\$877	\$873
West Palos Verdes	6	10	1228	4000	2600	\$1,080,000	\$2,480,000	\$1,428,800	\$1,804,855	\$877	\$873
Redondo	11	12	1025	4000	2600	\$1,080,000	\$2,480,000	\$1,428,800	\$1,804,855	\$877	\$873
Redondo	11	12	1025	4000	2600	\$1,080,000	\$2,480,000	\$1,428,800	\$1,804,855	\$877	\$873
Totals / Average / Average			130		172	8,438	2480	\$1,780,000	\$3,740,000	\$1,596,190	\$2,090,450
% CHANGE 2015 to 2016			-23.7%						1.9%		4.3%
Median Sales Price			\$1,480,000					\$1,480,000	\$1,480,000	\$1,480,000	\$1,480,000
% CHANGE 2015 to 2016			-2.8%						0.0%		0.0%

[Click on link for larger image on my website.](#)

## California's Newest Laws for 2018\*

Starting January 1st, Californians' lives will be governed by hundreds of new laws. The laws specifically regarding real estate are as follows:

- Californians will pay a new \$75 fee to refinance a mortgage and make other real estate transactions, money to be spent on providing more low-income housing in the state.
- A landlord can face civil penalties for threatening to report a renter to federal immigration authorities.
- All landlords in the state must provide information about bedbugs - how to identify them and how to report them - to apartment renters and must follow new rules if an infestation is found.



[\\*To read all the 2018 new laws for CA, click on this link.](#)

### In This Issue

[4th Quarter & Year End 2017 Sales](#)

[CA Laws 2018 for RE](#)

[RB Restaurant Week](#)

[Redondo Beach Restaurant Week](#)

**Jan.12 - 26**



The Redondo Beach Chamber of Commerce presents Redondo Beach Restaurant Week taking place Friday, January 12 through Friday, January 26. The event will showcase Redondo Beach as a diverse dining destination where participating restaurants will offer specially priced prix-fixe menus for lunch and/or dinner.



A Michelin-starred chef, Basque pinxtos and handmade pasta are just some of the standouts for the 2018 event. Everyone is encouraged to enjoy the diversity of RB's foodie scene!



Participating restaurants include:

- \*A Basq Kitchen
- \*Bettolino Kitchen
- \*Suburbia
- \*BaleenKitchen
- \*Sea Level Restaurant & Lounge
- \*Ragin Cajun Cafe
- \*Hermosa Beach Fish Shop
- \*Pho Hue Oi
- \*Sacks on the Beach
- \*The Slip Bar & Eatery
- \*Polly's on the Pier
- \*Harbor Bar Bistro



Start 2018 by dining healthy with this year's Restaurant Week. With over a week's worth of special menus and events that are all listed as Blue Zone restaurants. [The Blue Zones Project](#) is working with restaurants throughout the Beach Cities to give customers more options to make healthier choices. Look for the [Blue Zones Restaurant decal](#) to find participating restaurant in your neighborhood.

