



MARKET REPORT

Eastside Costa Mesa Market Report - 30 day snapshot - Lucas Real Estat

Dear Devin,

This Market Report contains detailed information about properties currently for sale or that have recently sold in Eastside Costa Mesa. This data will help track and assess values and trends in Eastside Costa Mesa. The report is based on current information from the regional Multiple Listing Service. If you need clarification on any of the figures or if you wish to take additional steps toward your property sale or purchase, please let us know. We are happy to help.

Sincerely,
Devin Lucas

Here's what's going on in Eastside Costa Mesa in the past 30 days...



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**COLDWELL BANKER
REALTY**

MARKET SNAPSHOT

Eastside Costa Mesa Market Report - 30 day snapshot - Lucas Real Estat

As of 12/03/2023

FOR SALE

Avg. Days on Market: 85 Days
Listings Currently for Sale: 32
Newest Listing: 11/25/2023
Shortest/Longest: 7 Days / 390 Days

PENDING

Avg. Days on Market: 45 Days
Pending Listings: 3
Shortest/Longest: 10 Days / 66 Days

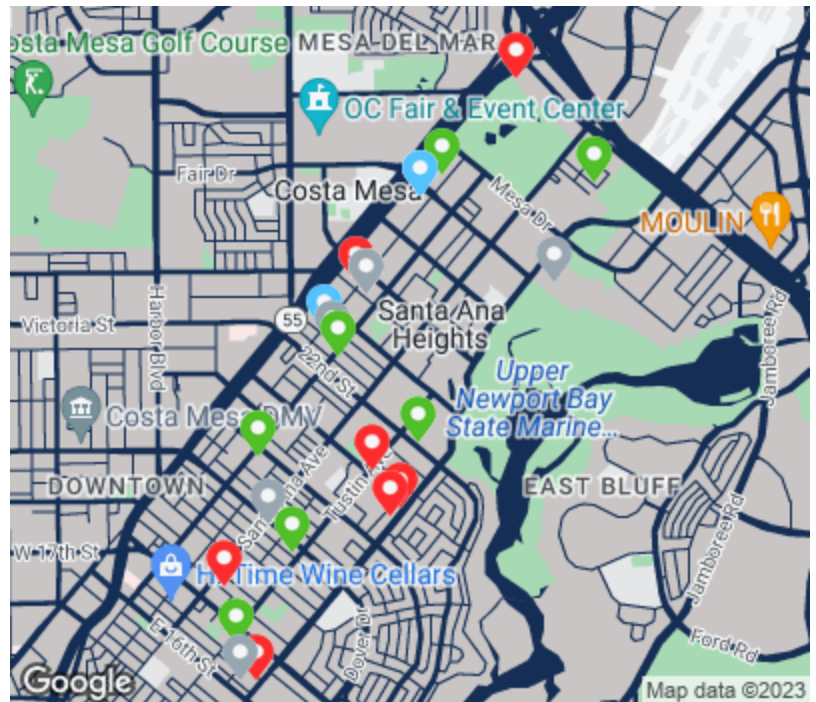
OFF-MARKET

Avg. Days on Market: 43 Days
Off Market Listings: 10
Shortest/Longest: 1 Days / 137 Days

RECENT SALES DATA

Avg. Days to Sell: 22 Days
Total Sales: 15
30-day Sales: 15
Last Sale: 12/01/2023
Shortest/Longest: 1 Days / 78 Days
Months of Supply: 2.13**

**Estimated time to sell current listing inventory.
6 months is considered a balanced market



Click on data points to access interactive map.

● FOR SALE ● PENDING ● OFF-MARKET ● RECENT SALES DATA

● FOR SALE

	LIST PRICE	DOM
AVERAGE	\$2,429,622	85
HIGH	\$7,895,000	390
LOW	\$850,000	7

Includes the following property statuses: **Active, Active Under Contract**

● PENDING

	LIST PRICE	DOM
AVERAGE	\$1,788,333	45
HIGH	\$2,195,000	66
LOW	\$1,575,000	10

Includes the following property statuses: **Pending**

● OFF-MARKET

	LIST PRICE	DOM
AVERAGE	\$2,453,760	43
HIGH	\$3,999,900	137
LOW	\$1,200,000	1

Includes the following property statuses: **Off Market**

● RECENT SALES DATA

	LIST PRICE	SALE PRICE	\$ DIFF	% DIFF	DOM
AVERAGE	\$2,097,386	\$2,097,200	\$-186	-0.01% ↓	22
HIGH	\$5,000,000	\$4,700,000	\$-300,000	-6.38% ↓	78
LOW	\$949,000	\$925,000	\$-24,000	-2.59% ↓	1

Includes following property statuses: **Closed**

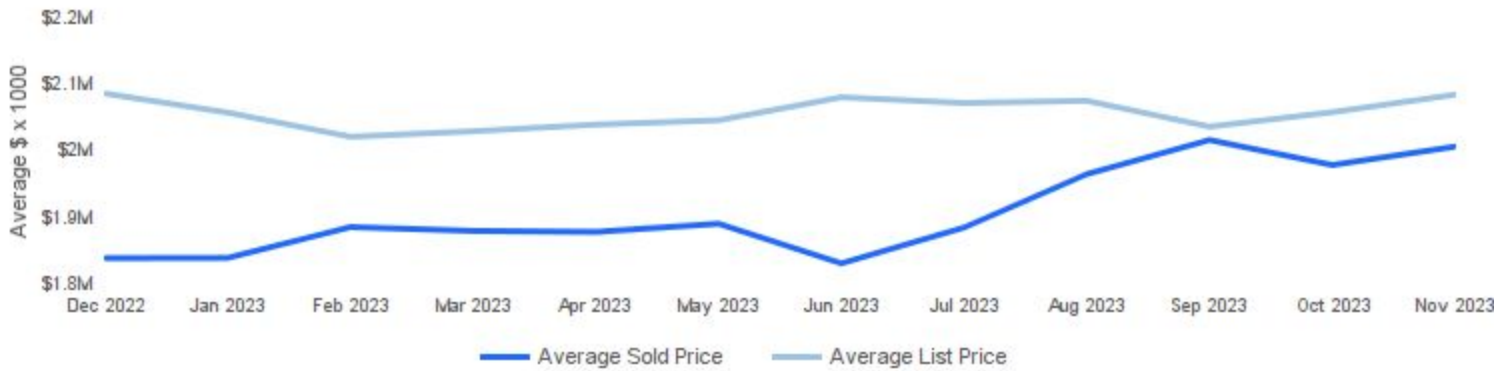
For an estimated value of your property, please click here:

MARKET SNAPSHOT

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As of 12/03/2023

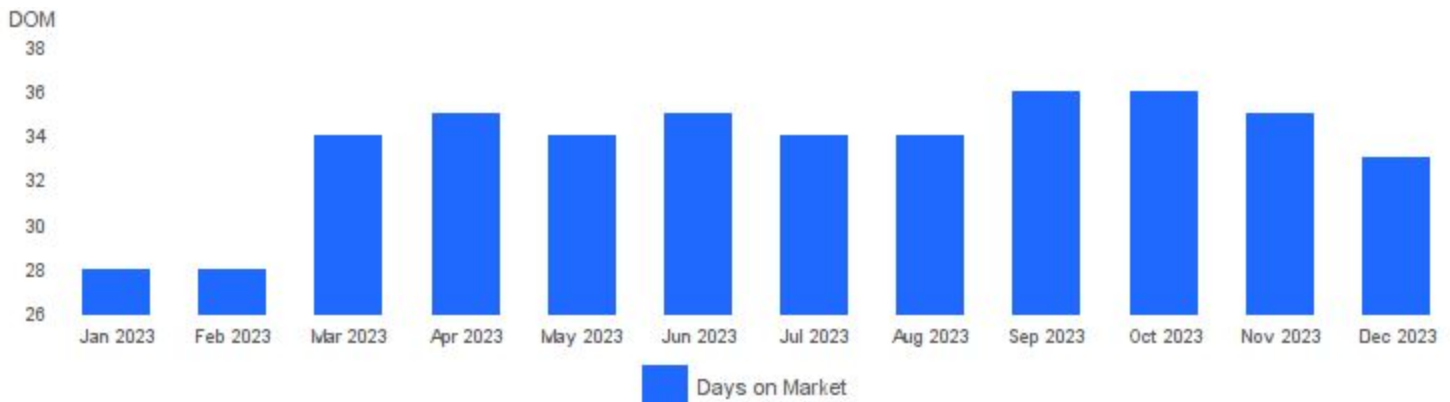
MARKET PRICE TREND



PROPERTIES ON THE MARKET



DAYS ON MARKET



Properties on the market | Number of properties listed for sale
Average Sales Price | Average sales price for all properties sold.
Average List Price | Average sales price for all properties listed for sale.
Days on Market | Average days on market for all properties sold.

MARKET SUMMARY

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As of 12/03/2023

● FOR SALE

Status	MLS ID	Address	City	Bed	Bath(F/P)*	DOM
Active	OC23205625		Newport Beach	4	3/1	29
Active	OC23201399		Costa Mesa	7	2/4	35
Active	NP23094027		Costa Mesa	3	3/1	198
Active	NP23155136		Newport Beach	5	3/1	126
Active	OC23197902		Costa Mesa	4	4/0	23
Active	NP23119397		Costa Mesa	1	1/0	154
Active	NP23094033		Costa Mesa	5	4/0	198
Active	PW23216796		Costa Mesa	11	-/0	12
Active	NP23186454		Costa Mesa	4	2/1	58
Active	NP23216317		Costa Mesa	4	3/0	8
Active	NP23190870		Costa Mesa	4	3/1	48
Active	NP23182724		Costa Mesa	5	-/0	55
Active	OC23179914		Newport Beach	3	2/0	72
Active	NP23199324		Costa Mesa	4	4/0	37
Active	NP23199333		Costa Mesa	4	-/0	37
Active	NP23020687		Newport Beach	3	1/2	390
Active	LG23088939		Costa Mesa	4	4/0	198
Active	LG23090822		Costa Mesa	4	-/0	198
Active	OC23158493		Newport Beach	3	3/0	118
Active	OC23203247		Costa Mesa	4	2/1	32
Active	PW23160315		Costa Mesa	4	3/0	98
Active	23310297		Costa Mesa	4	4/0	52
Active	OC23205623		Costa Mesa	4	4/1	143
Active	OC23209317		Costa Mesa	7	5/2	25
Active	219102157DA		Costa Mesa	3	2/1	33
Active	OC23201358		Costa Mesa	3	2/1	31
Active	OC23191060		Costa Mesa	2	1/0	51
Active	OC23174719		Costa Mesa	2	2/0	74
Active Under Contract	PW23188152		Costa Mesa	4	3/0	39
Active Under Contract	OC23195594		Costa Mesa	4	2/0	38
Active Under Contract	OC23164302		Newport Beach	5	2/1	91
Active Under Contract	OC23210104		Costa Mesa	3	2/0	7
			AVERAGE	4	3/1	85
			HIGH	11	5/4	390
			LOW	1	1/1	7

● PENDING

Status	MLS ID	Address	City	Bed	Bath(F/P)*	DOM
Pending	<u>PW23198880</u>		Costa Mesa	4	-/0	10
Pending	<u>23310289</u>		Costa Mesa	4	3/1	66
Pending	<u>23310293</u>		Costa Mesa	4	3/1	59
			AVERAGE	4	3/1	45
			HIGH	4	3/1	66
			LOW	4	3/1	10

● RECENT SALES DATA

Status	MLS ID	Address	City	Bed	Bath(F/P)*	Sale Price	DOM
Closed	<u>OC23114811</u>	<u>2132 2140 Orange Avenue</u>	Costa Mesa	7	-/0	\$4,700,000	78
Closed	<u>OC23188823</u>	<u>463 E 19th Street</u>	Costa Mesa	6	5/0	\$3,300,000	34
Closed	<u>OC23193261</u>	<u>1741 Irvine Avenue</u>	Newport Beach	5	3/0	\$2,995,000	6
Closed	<u>OC23183411</u>	<u>320 Broadway</u>	Costa Mesa	3	2/0	\$2,500,000	8
Closed	<u>NP23179922</u>	<u>2436 Holiday Road</u>	Newport Beach	4	2/0	\$2,100,000	55
Closed	<u>OC23099815</u>	<u>1717 Irvine Avenue</u>	Newport Beach	3	2/0	\$2,140,000	36
Closed	<u>LG23179640</u>	<u>386 Woodland Place</u>	Costa Mesa	7	-/0	\$1,949,000	6
Closed	<u>NP23202888</u>	<u>1973 Rosemary Place</u>	Costa Mesa	4	2/0	\$1,750,000	1
Closed	<u>OC23186102</u>	<u>2671 Club Mesa Place</u>	Costa Mesa	3	1/1	\$1,699,000	12
Closed	<u>LG23192521</u>	<u>493 Ogle Street</u>	Costa Mesa	3	1/1	\$1,810,000	9
Closed	<u>OC23198852</u>	<u>310 22nd Street</u>	Costa Mesa	3	2/0	\$1,730,000	5
Closed	<u>NP23195878</u>	<u>322 Cabrillo Street</u>	Costa Mesa	4	2/0	\$1,450,000	8
Closed	<u>PW23193520</u>	<u>113 The Masters Circle</u>	Costa Mesa	2	2/0	\$1,485,000	5
Closed	<u>OC23173881</u>	<u>2371 Elden Avenue #B</u>	Costa Mesa	2	2/1	\$925,000	31
Closed	<u>PW23170662</u>	<u>133 Cecil Place #B</u>	Costa Mesa	3	2/1	\$925,000	34
			AVERAGE	4	2/1	\$2,097,200	22
			HIGH	7	5/1	\$4,700,000	78
			LOW	2	1/1	\$925,000	1

● OFF-MARKET

Status	MLS ID	Address	City	Bed	Bath(F/P)*	DOM
Off Market	<u>OC23199689</u>	<u>172 E Wilson Street</u>	Costa Mesa	8	-/0	33
Off Market	<u>OC23134024</u>	<u>185 Cecil Place</u>	Costa Mesa	8	-/0	28
Off Market	<u>NP23179584</u>	<u>305 E 19th Street</u>	Costa Mesa	4	3/0	43
Off Market	<u>LG23165822</u>	<u>468 E 16th Place</u>	Costa Mesa	5	2/1	67
Off Market	<u>OC23178210</u>	<u>2521 Sierra Vista</u>	Newport Beach	4	3/0	50
Off Market	<u>OC23096720</u>	<u>219 Albert Place</u>	Costa Mesa	3	3/0	137
Off Market	<u>OC23199385</u>	<u>172 E Wilson Street #A</u>	Costa Mesa	4	4/1	34
Off Market	<u>OC23199622</u>	<u>172 E Wilson Street #B</u>	Costa Mesa	4	4/1	32
Off Market	<u>PW23188933</u>	<u>2095 Westminster Avenue</u>	Costa Mesa	4	-/0	1
Off Market	<u>OC23210992</u>	<u>2414 University Drive</u>	Newport Beach	3	2/0	1
			AVERAGE	5	3/1	43
			HIGH	8	4/1	137
			LOW	3	2/1	1

* Baths: F = Full, P = Partial

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