

Local Market Update – January 2026

A Research Tool Provided by California Regional Multiple Listing Service, Inc



LAGUNA BOARD
OF REALTORS®
1924 - 2024

Laguna Beach - 92651

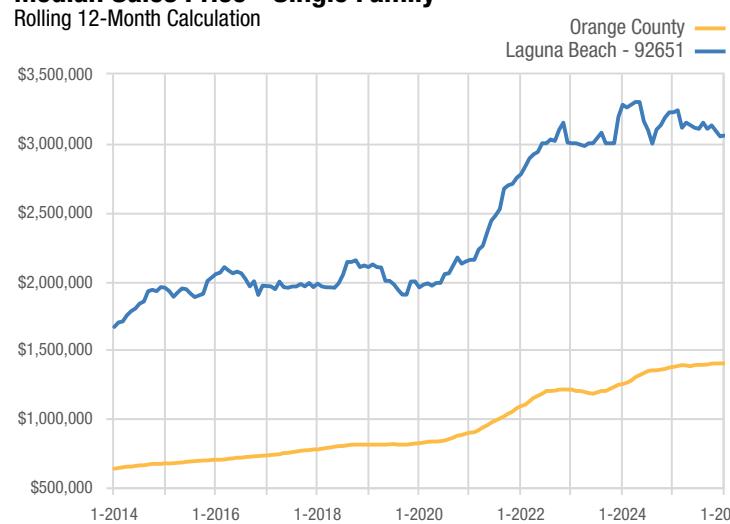
Single Family		January			Year to Date		
Key Metrics		2025	2026	% Change	Thru 1-2025	Thru 1-2026	% Change
New Listings		33	22	- 33.3%	33	22	- 33.3%
Pending Sales		7	9	+ 28.6%	7	9	+ 28.6%
Closed Sales		8	3	- 62.5%	8	3	- 62.5%
Days on Market Until Sale		91	50	- 45.1%	91	50	- 45.1%
Median Sales Price*		\$3,250,000	\$3,200,000	- 1.5%	\$3,250,000	\$3,200,000	- 1.5%
Average Sales Price*		\$3,717,500	\$3,309,717	- 11.0%	\$3,717,500	\$3,309,717	- 11.0%
Percent of List Price Received*		96.0%	97.6%	+ 1.7%	96.0%	97.6%	+ 1.7%
Inventory of Homes for Sale		92	72	- 21.7%	—	—	—
Months Supply of Inventory		9.4	5.8	- 38.3%	—	—	—

Townhouse/Condo		January			Year to Date		
Key Metrics		2025	2026	% Change	Thru 1-2025	Thru 1-2026	% Change
New Listings		3	4	+ 33.3%	3	4	+ 33.3%
Pending Sales		0	3	—	0	3	—
Closed Sales		1	1	0.0%	1	1	0.0%
Days on Market Until Sale		68	60	- 11.8%	68	60	- 11.8%
Median Sales Price*		\$1,150,000	\$1,225,000	+ 6.5%	\$1,150,000	\$1,225,000	+ 6.5%
Average Sales Price*		\$1,150,000	\$1,225,000	+ 6.5%	\$1,150,000	\$1,225,000	+ 6.5%
Percent of List Price Received*		100.0%	94.6%	- 5.4%	100.0%	94.6%	- 5.4%
Inventory of Homes for Sale		13	12	- 7.7%	—	—	—
Months Supply of Inventory		9.8	6.3	- 35.7%	—	—	—

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

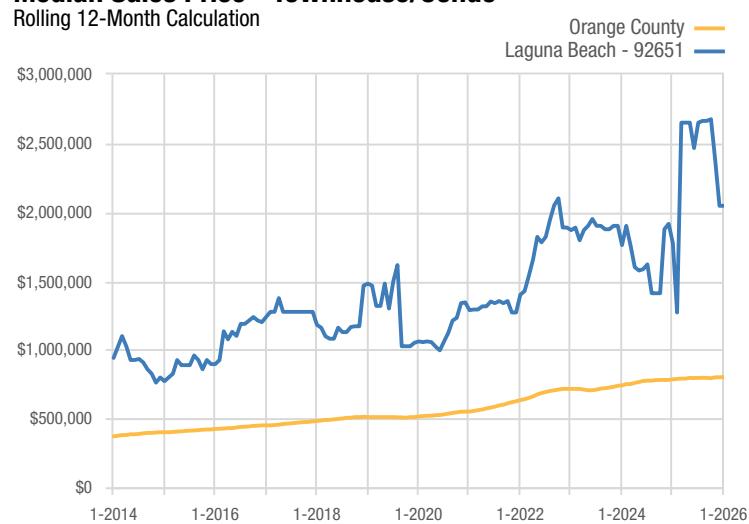
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Townhouse/Condo

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.