

Beverly Hills 90212

ZIP code · CA · California > Los Angeles County > Beverly Hills

BALANCED MARKET

\$3.3M

MEDIAN SALE PRICE

+16.2%

1-YR CHANGE

76

SALES (12 MO)

\$2.8M

MEDIAN VALUE (AVM)

Market temperature

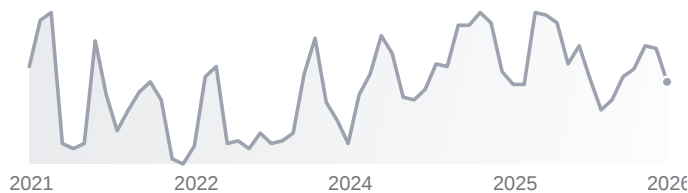
Balanced market · 45 / 100



MARKET TRENDS (5 YEARS)

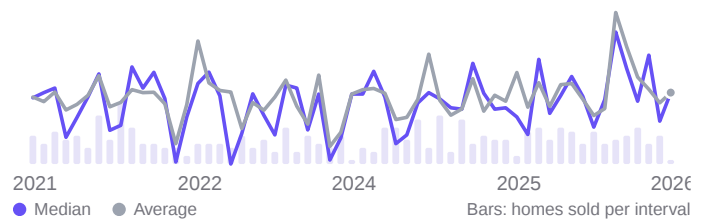
Market temperature (0-100)

45 / 100



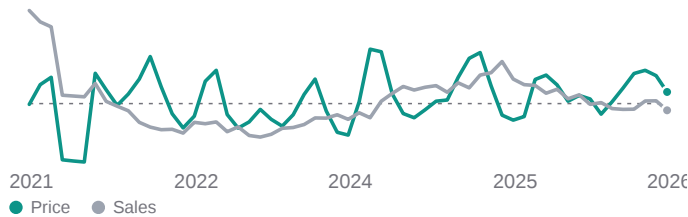
Sale prices

Median \$3.2M · Average \$3.2M



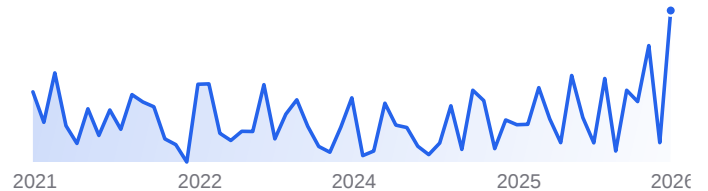
Growth (year over year)

Price +16.2% · Sales -9.5%



Price per square foot

\$1791/ft²



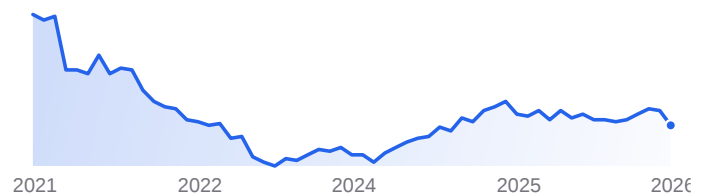
Sale premium vs estimated value

+0.0%



Annual turnover (share of homes sold)

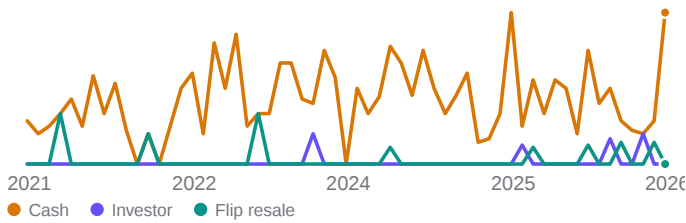
2.9%



BUYERS & OUTCOMES

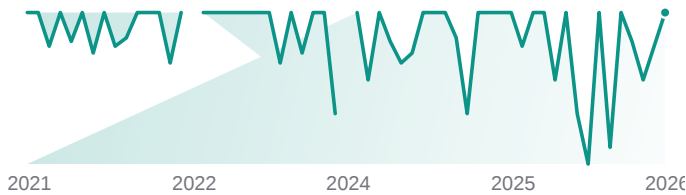
Buyer mix

Cash 100% · Investor 0% · Flip resale 0%



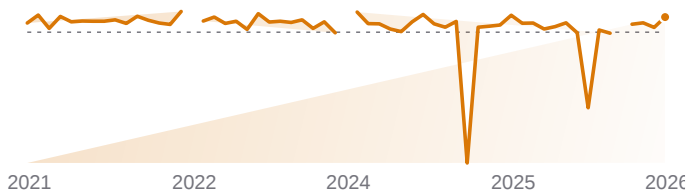
Sellers who sold at a gain

100%

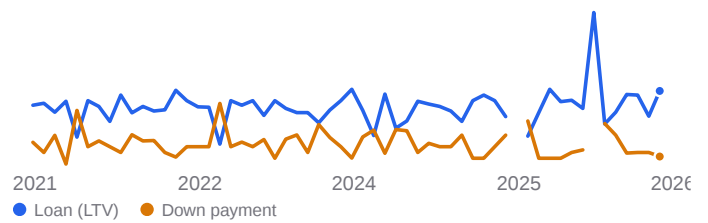


Median annualized return at resale

+5.9%

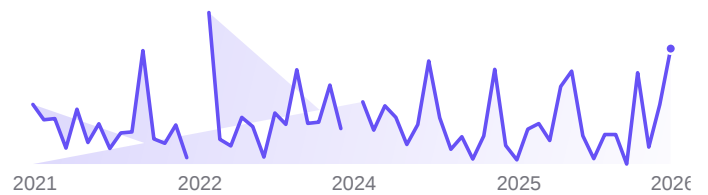


Financing (share of purchase price) Loan (LTV) 79% · Down payment 21%



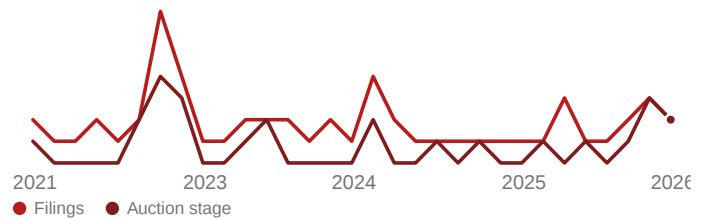
Typical hold before selling

25.4 yrs



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	2,584
Median value (AVM)	\$2.8M
Median size	2,830 ft²
Median bedrooms	4
Median year built	1940
Single family	42%
Condos	33%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	72%
Underwater (LTV 125% or more)	1.7%
Owner occupied	45%
Company owned	77%
Median loan-to-value	30%

Typical ownership tenure

22.8 yrs

COMMUNITY

Population	11,299
Density	12,164 / mi²
Median household income	\$127K
Average household income	\$170K
Crime index (US avg 100)	150
Air pollution index (US avg 100)	114
Earthquake index (US avg 100)	455
Homes occupied	89%
Bachelor's or higher	39%
Poverty rate	7.7%
Unemployment	1.6%
Average temp	63°F
Annual precip	15 in
Sunshine	73%

Market metrics are derived from recorded arms-length deeds through July 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.