

Lake Hughes 93532

ZIP code · CA · California > Los Angeles County > Lake Hughes

BALANCED MARKET

\$366K

MEDIAN SALE PRICE

+0.7%

1-YR CHANGE

58

SALES (12 MO)

\$421K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 55 / 100



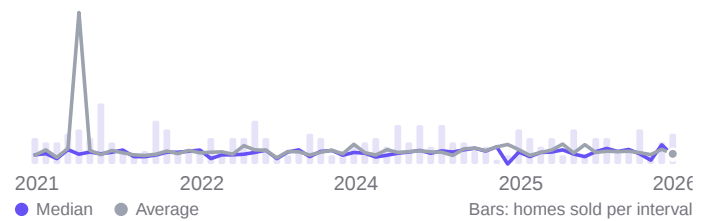
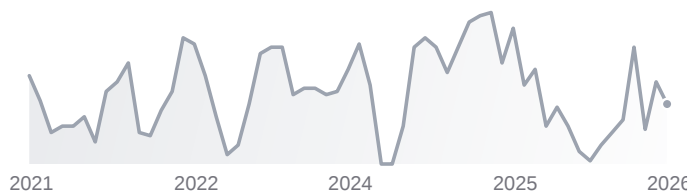
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

55 / 100

Sale prices

Median \$325K · Average \$360K

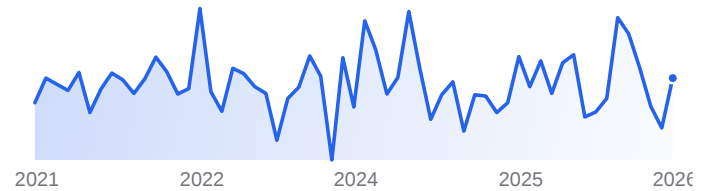
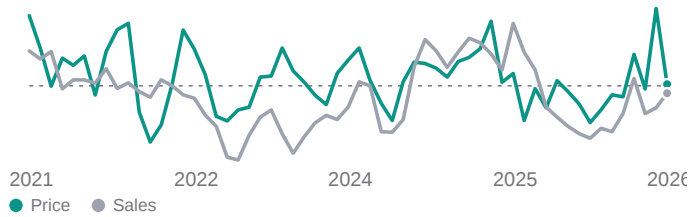


Growth (year over year)

Price +0.7% · Sales -3.3%

Price per square foot

\$309/ft²

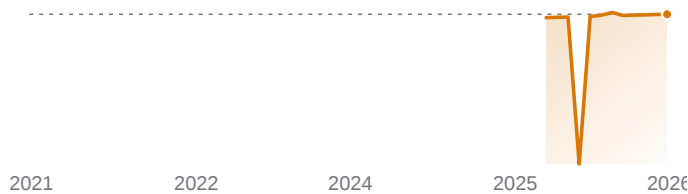


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

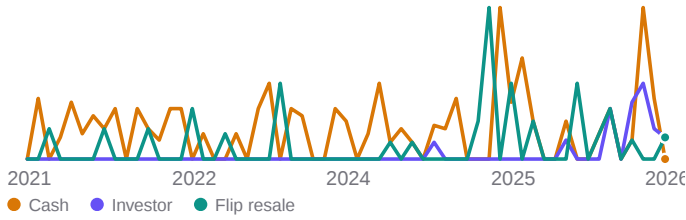
5.1%



BUYERS & OUTCOMES

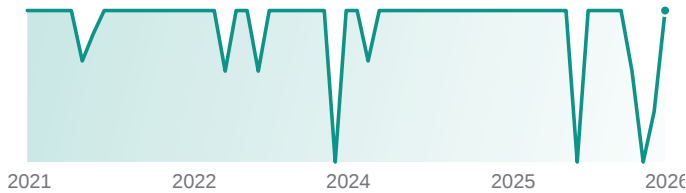
Buyer mix

Cash 0% · Investor 14% · Flip resale 14%



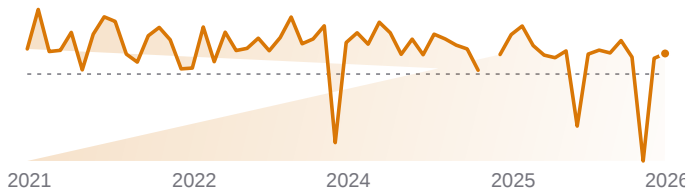
Sellers who sold at a gain

100%

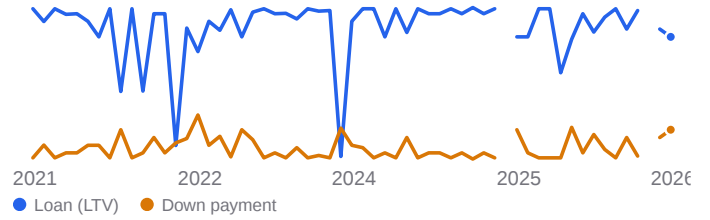


Median annualized return at resale

+4.0%

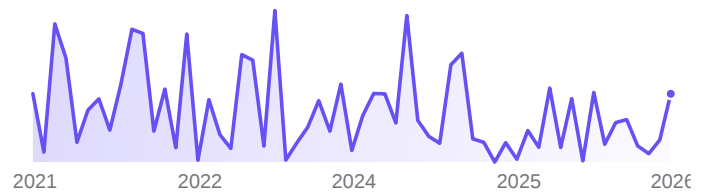


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



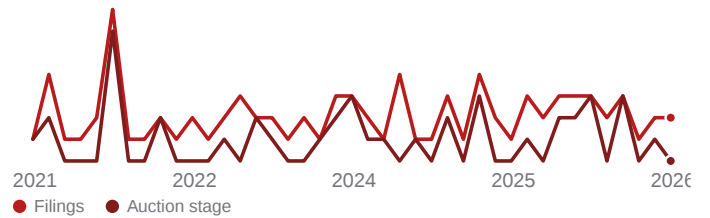
Typical hold before selling

10.0 yrs



Preforeclosure filings

Filings 2 · Auction stage 0



HOUSING STOCK

Homes	1,137
Median value (AVM)	\$421K
Median size	1,340 ft²
Median bedrooms	3
Median year built	1983
Single family	93%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	53%
Underwater (LTV 125% or more)	1.3%
Owner occupied	63%
Company owned	27%
Median loan-to-value	46%
Typical ownership tenure	13.6 yrs

COMMUNITY

Population	3,670
Density	22 / mi²
Median household income	\$96K
Average household income	\$111K
Crime index (US avg 100)	125
Air pollution index (US avg 100)	100
Earthquake index (US avg 100)	546
Homes occupied	91%
Bachelor's or higher	17%
Poverty rate	5.0%
Unemployment	1.8%
Average temp	61°F
Annual precip	21 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.