



# Local Market Update for December 2015

Provided by the North San Diego County Association of REALTORS®.

## Metro San Diego County

ZIP Codes: 92037, 92101, 92102, 92103, 92104, 92105, 92106, 92107, 92108, 92109, 92110, 92111, 92113, 92114, 92115, 92116, 92117, 92118, 92119, 92120, 92121, 92122, 92123, 92124, 92126, 92131, 92139

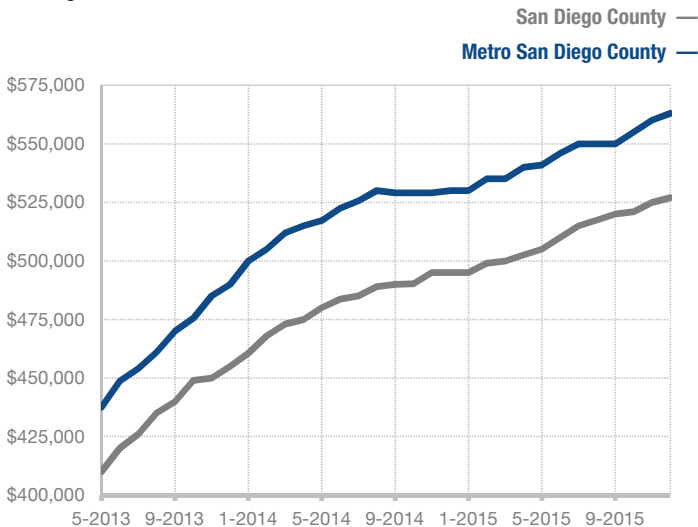
Detached Single-Family	December			Rolling 12 Months		
	2014	2015	Percent Change	Thru 12-2014	Thru 12-2015	Percent Change
<b>Key Metrics</b>						
New Listings	401	379	- 5.5%	8,941	8,621	- 3.6%
Pending Sales	361	375	+ 3.9%	5,943	6,247	+ 5.1%
Closed Sales	481	465	- 3.3%	5,904	6,072	+ 2.8%
Days on Market Until Sale	45	41	- 8.9%	41	36	- 12.2%
Median Sales Price*	\$540,000	\$577,000	+ 6.9%	\$530,000	\$563,000	+ 6.2%
Average Sales Price*	\$714,020	\$786,893	+ 10.2%	\$699,204	\$762,088	+ 9.0%
Percent of Original List Price Received*	94.6%	95.9%	+ 1.4%	96.0%	96.7%	+ 0.7%
Percent of List Price Received*	96.7%	97.4%	+ 0.7%	97.5%	98.0%	+ 0.5%
Inventory of Homes for Sale	1,177	932	- 20.8%	--	--	--
Months Supply of Inventory	2.4	1.8	- 25.0%	--	--	--

\* 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.

Attached Single-Family	December			Rolling 12 Months		
	2014	2015	Percent Change	Thru 12-2014	Thru 12-2015	Percent Change
<b>Key Metrics</b>						
New Listings	362	304	- 16.0%	7,573	7,572	- 0.0%
Pending Sales	294	326	+ 10.9%	4,921	5,588	+ 13.6%
Closed Sales	400	428	+ 7.0%	4,901	5,387	+ 9.9%
Days on Market Until Sale	54	38	- 29.6%	46	40	- 13.0%
Median Sales Price*	\$380,000	\$385,000	+ 1.3%	\$360,000	\$371,000	+ 3.1%
Average Sales Price*	\$465,618	\$484,947	+ 4.2%	\$446,600	\$466,610	+ 4.5%
Percent of Original List Price Received*	95.5%	96.5%	+ 1.0%	96.3%	96.7%	+ 0.4%
Percent of List Price Received*	97.3%	97.8%	+ 0.5%	97.6%	97.8%	+ 0.2%
Inventory of Homes for Sale	1,070	760	- 29.0%	--	--	--
Months Supply of Inventory	2.6	1.6	- 38.5%	--	--	--

\* 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 – Detached Single-Family**  
Rolling 12-Month Calculation



**Median Sales Price – Attached Single-Family**  
Rolling 12-Month Calculation

