

Local Market Update for February 2016

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

North San Diego County
Association of REALTORS®



HOMEDEX

East San Diego County

ZIP Codes: 91901, 91905, 91906, 91916, 91917, 91931, 91934, 91935, 91941, 91942, 91945, 91948, 91962, 91963, 91977, 91978, 91980, 92004, 92019, 92020, 92021, 92036, 92040, 92066, 92070, 92071, 92086

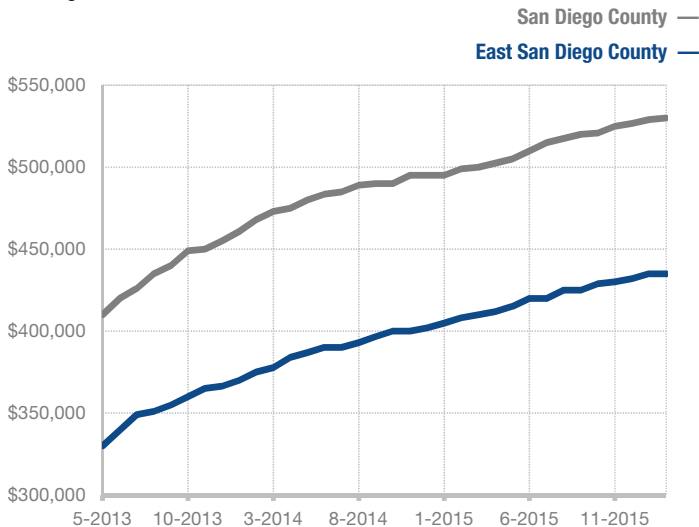
Detached Single-Family	February			Rolling 12 Months		
Key Metrics	2015	2016	Percent Change	Thru 2-2015	Thru 2-2016	Percent Change
New Listings	461	491	+ 6.5%	6,087	5,792	- 4.8%
Pending Sales	369	377	+ 2.2%	3,888	4,189	+ 7.7%
Closed Sales	273	227	- 16.8%	3,790	4,131	+ 9.0%
Days on Market Until Sale	53	43	- 18.9%	48	40	- 16.7%
Median Sales Price*	\$415,000	\$439,950	+ 6.0%	\$408,000	\$435,000	+ 6.6%
Average Sales Price*	\$437,924	\$449,817	+ 2.7%	\$428,253	\$459,407	+ 7.3%
Percent of Original List Price Received*	96.6%	96.0%	- 0.6%	96.0%	96.7%	+ 0.7%
Percent of List Price Received*	97.6%	97.6%	0.0%	97.8%	98.0%	+ 0.2%
Inventory of Homes for Sale	1,032	859	- 16.8%	--	--	--
Months Supply of Inventory	3.2	2.5	- 21.9%	--	--	--

* 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	February			Rolling 12 Months		
Key Metrics	2015	2016	Percent Change	Thru 2-2015	Thru 2-2016	Percent Change
New Listings	109	129	+ 18.3%	1,448	1,484	+ 2.5%
Pending Sales	109	109	0.0%	1,080	1,225	+ 13.4%
Closed Sales	62	75	+ 21.0%	1,049	1,207	+ 15.1%
Days on Market Until Sale	51	35	- 31.4%	42	32	- 23.8%
Median Sales Price*	\$226,500	\$255,000	+ 12.6%	\$225,000	\$246,000	+ 9.3%
Average Sales Price*	\$231,004	\$258,554	+ 11.9%	\$232,927	\$253,663	+ 8.9%
Percent of Original List Price Received*	95.9%	96.8%	+ 0.9%	97.4%	97.5%	+ 0.1%
Percent of List Price Received*	96.6%	97.8%	+ 1.2%	98.4%	98.4%	0.0%
Inventory of Homes for Sale	185	148	- 20.0%	--	--	--
Months Supply of Inventory	2.1	1.4	- 33.3%	--	--	--

* 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

