



Local Market Update for April 2016

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

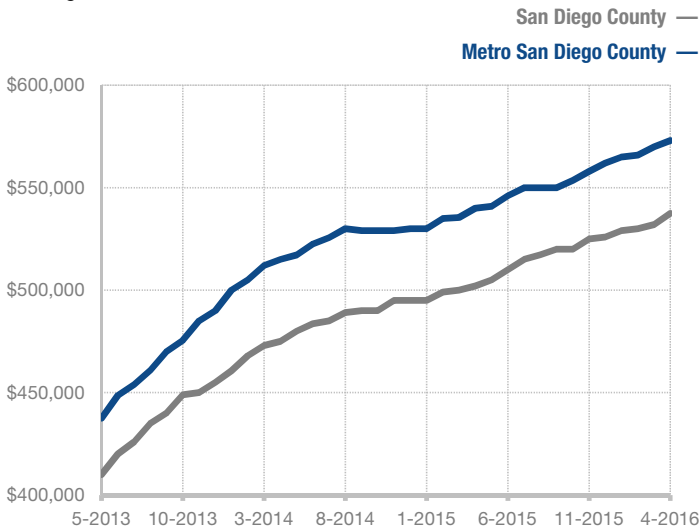
Detached Single-Family	April			Rolling 12 Months		
	2015	2016	Percent Change	Thru 4-2015	Thru 4-2016	Percent Change
Key Metrics						
New Listings	814	800	- 1.7%	8,954	8,587	- 4.1%
Pending Sales	573	600	+ 4.7%	6,000	6,189	+ 3.2%
Closed Sales	599	487	- 18.7%	5,956	6,042	+ 1.4%
Days on Market Until Sale	35	27	- 22.9%	39	34	- 12.8%
Median Sales Price*	\$549,000	\$610,000	+ 11.1%	\$540,000	\$573,000	+ 6.1%
Average Sales Price*	\$691,535	\$908,344	+ 31.4%	\$721,563	\$777,918	+ 7.8%
Percent of Original List Price Received*	97.4%	97.6%	+ 0.2%	96.1%	96.8%	+ 0.7%
Percent of List Price Received*	98.3%	98.3%	0.0%	97.5%	98.0%	+ 0.5%
Inventory of Homes for Sale	1,270	1,053	- 17.1%	--	--	--
Months Supply of Inventory	2.5	2.0	- 20.0%	--	--	--

* 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	April			Rolling 12 Months		
	2015	2016	Percent Change	Thru 4-2015	Thru 4-2016	Percent Change
Key Metrics						
New Listings	729	683	- 6.3%	7,524	7,597	+ 1.0%
Pending Sales	533	590	+ 10.7%	5,059	5,707	+ 12.8%
Closed Sales	486	480	- 1.2%	4,896	5,569	+ 13.7%
Days on Market Until Sale	41	25	- 39.0%	45	36	- 20.0%
Median Sales Price*	\$367,000	\$391,000	+ 6.5%	\$367,750	\$375,000	+ 2.0%
Average Sales Price*	\$452,632	\$470,513	+ 4.0%	\$456,303	\$470,968	+ 3.2%
Percent of Original List Price Received*	96.6%	98.4%	+ 1.9%	96.2%	97.1%	+ 0.9%
Percent of List Price Received*	97.8%	98.9%	+ 1.1%	97.6%	98.0%	+ 0.4%
Inventory of Homes for Sale	1,175	838	- 28.7%	--	--	--
Months Supply of Inventory	2.8	1.8	- 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 – Detached Single-Family
Rolling 12-Month Calculation



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

