



Local Market Update for August 2016

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

South San Diego County

ZIP Codes: 91902, 91910, 91911, 91913, 91914, 91915, 91932, 91950, 92154, 92173

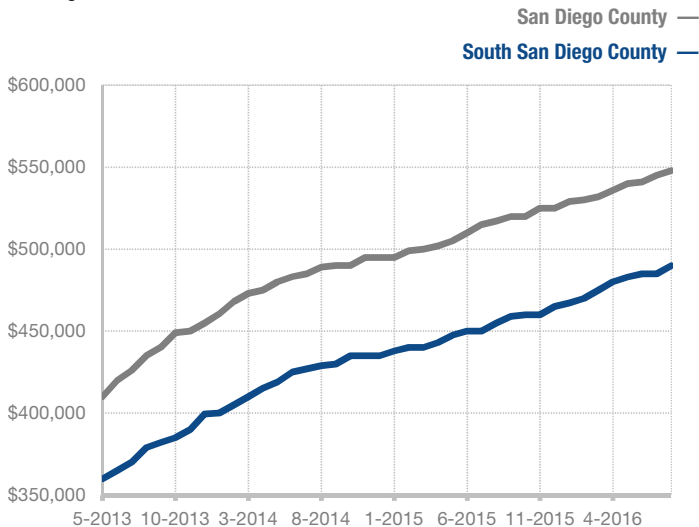
Detached Single-Family	August			Rolling 12 Months		
	2015	2016	Percent Change	Thru 8-2015	Thru 8-2016	Percent Change
Key Metrics						
New Listings	281	299	+ 6.4%	3,167	3,255	+ 2.8%
Pending Sales	219	247	+ 12.8%	2,320	2,500	+ 7.8%
Closed Sales	192	215	+ 12.0%	2,295	2,420	+ 5.4%
Days on Market Until Sale	31	28	- 9.7%	39	35	- 10.3%
Median Sales Price*	\$467,500	\$517,000	+ 10.6%	\$455,000	\$490,000	+ 7.7%
Average Sales Price*	\$501,664	\$538,416	+ 7.3%	\$482,616	\$515,863	+ 6.9%
Percent of Original List Price Received*	98.0%	97.4%	- 0.6%	97.4%	97.6%	+ 0.2%
Percent of List Price Received*	99.0%	98.3%	- 0.7%	98.4%	98.5%	+ 0.1%
Inventory of Homes for Sale	496	416	- 16.1%	--	--	--
Months Supply of Inventory	2.6	2.0	- 23.1%	--	--	--

* 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	August			Rolling 12 Months		
	2015	2016	Percent Change	Thru 8-2015	Thru 8-2016	Percent Change
Key Metrics						
New Listings	119	105	- 11.8%	1,309	1,340	+ 2.4%
Pending Sales	95	115	+ 21.1%	1,014	1,089	+ 7.4%
Closed Sales	94	92	- 2.1%	996	1,036	+ 4.0%
Days on Market Until Sale	27	22	- 18.5%	39	33	- 15.4%
Median Sales Price*	\$317,000	\$328,750	+ 3.7%	\$300,000	\$328,000	+ 9.3%
Average Sales Price*	\$311,213	\$322,354	+ 3.6%	\$295,456	\$323,996	+ 9.7%
Percent of Original List Price Received*	97.8%	98.9%	+ 1.1%	97.6%	98.2%	+ 0.6%
Percent of List Price Received*	98.4%	98.6%	+ 0.2%	98.5%	98.5%	0.0%
Inventory of Homes for Sale	186	125	- 32.8%	--	--	--
Months Supply of Inventory	2.2	1.4	- 36.4%	--	--	--

* 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

