



Local Market Update for April 2018

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

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

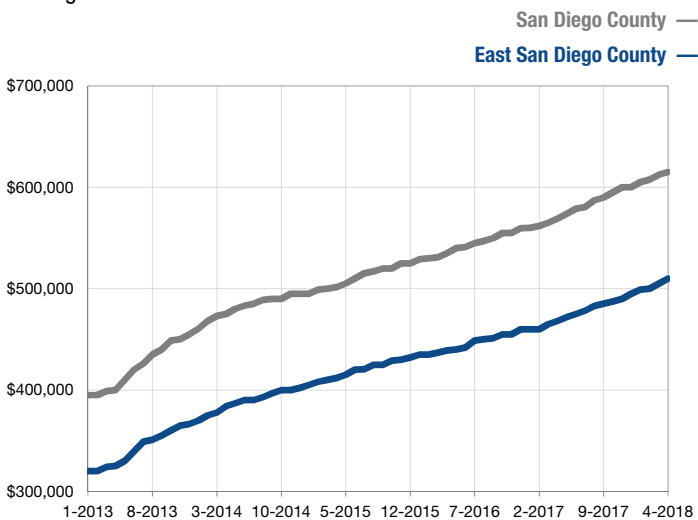
Detached Single-Family	April			Rolling 12 Months		
	2017	2018	Percent Change	Thru 4-2017	Thru 4-2018	Percent Change
Key Metrics						
New Listings	495	581	+ 17.4%	5,869	6,021	+ 2.6%
Pending Sales	396	447	+ 12.9%	4,263	4,327	+ 1.5%
Closed Sales	362	354	- 2.2%	4,299	4,275	- 0.6%
Days on Market Until Sale	32	29	- 9.4%	35	30	- 14.3%
Median Sales Price*	\$481,500	\$530,496	+ 10.2%	\$468,000	\$510,000	+ 9.0%
Average Sales Price*	\$504,461	\$556,498	+ 10.3%	\$493,907	\$538,483	+ 9.0%
Percent of Original List Price Received*	97.9%	97.8%	- 0.1%	97.0%	97.2%	+ 0.2%
Percent of List Price Received*	98.7%	98.9%	+ 0.2%	98.3%	98.5%	+ 0.2%
Inventory of Homes for Sale	709	727	+ 2.5%	--	--	--
Months Supply of Inventory	2.0	2.0	0.0%	--	--	--

* 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		
	2017	2018	Percent Change	Thru 4-2017	Thru 4-2018	Percent Change
Key Metrics						
New Listings	129	148	+ 14.7%	1,447	1,575	+ 8.8%
Pending Sales	104	134	+ 28.8%	1,222	1,273	+ 4.2%
Closed Sales	125	111	- 11.2%	1,238	1,250	+ 1.0%
Days on Market Until Sale	31	24	- 22.6%	26	21	- 19.2%
Median Sales Price*	\$290,000	\$310,000	+ 6.9%	\$278,000	\$310,000	+ 11.5%
Average Sales Price*	\$289,727	\$306,150	+ 5.7%	\$285,300	\$312,436	+ 9.5%
Percent of Original List Price Received*	98.3%	98.8%	+ 0.5%	97.9%	98.8%	+ 0.9%
Percent of List Price Received*	99.3%	99.5%	+ 0.2%	98.6%	99.3%	+ 0.7%
Inventory of Homes for Sale	126	155	+ 23.0%	--	--	--
Months Supply of Inventory	1.2	1.5	+ 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.

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



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

