



Local Market Update for November 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

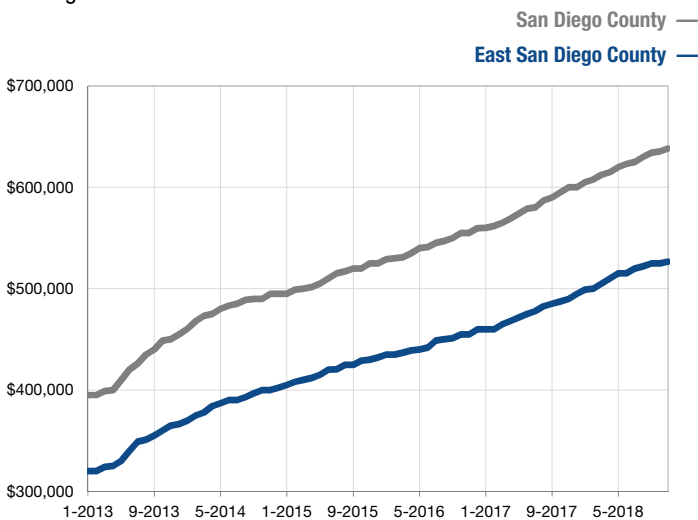
Detached Single-Family	November			Rolling 12 Months		
	2017	2018	Percent Change	Thru 11-2017	Thru 11-2018	Percent Change
Key Metrics						
New Listings	416	453	+ 8.9%	5,867	6,499	+ 10.8%
Pending Sales	285	305	+ 7.0%	4,294	4,125	- 3.9%
Closed Sales	350	248	- 29.1%	4,326	4,065	- 6.0%
Days on Market Until Sale	33	32	- 3.0%	33	29	- 12.1%
Median Sales Price*	\$510,000	\$521,500	+ 2.3%	\$490,000	\$526,600	+ 7.5%
Average Sales Price*	\$540,886	\$569,019	+ 5.2%	\$520,229	\$558,173	+ 7.3%
Percent of Original List Price Received*	96.5%	96.3%	- 0.2%	97.1%	97.2%	+ 0.1%
Percent of List Price Received*	98.2%	98.1%	- 0.1%	98.3%	98.5%	+ 0.2%
Inventory of Homes for Sale	732	954	+ 30.3%	--	--	--
Months Supply of Inventory	2.0	2.8	+ 40.0%	--	--	--

* 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	November			Rolling 12 Months		
	2017	2018	Percent Change	Thru 11-2017	Thru 11-2018	Percent Change
Key Metrics						
New Listings	124	99	- 20.2%	1,499	1,663	+ 10.9%
Pending Sales	109	79	- 27.5%	1,231	1,246	+ 1.2%
Closed Sales	98	80	- 18.4%	1,217	1,256	+ 3.2%
Days on Market Until Sale	23	24	+ 4.3%	23	23	0.0%
Median Sales Price*	\$336,000	\$315,000	- 6.3%	\$299,000	\$320,000	+ 7.0%
Average Sales Price*	\$330,336	\$320,997	- 2.8%	\$303,151	\$321,621	+ 6.1%
Percent of Original List Price Received*	98.4%	98.0%	- 0.4%	98.6%	98.4%	- 0.2%
Percent of List Price Received*	98.9%	99.1%	+ 0.2%	99.1%	99.2%	+ 0.1%
Inventory of Homes for Sale	149	166	+ 11.4%	--	--	--
Months Supply of Inventory	1.5	1.6	+ 6.7%	--	--	--

* 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

