



Local Market Update for March 2019

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

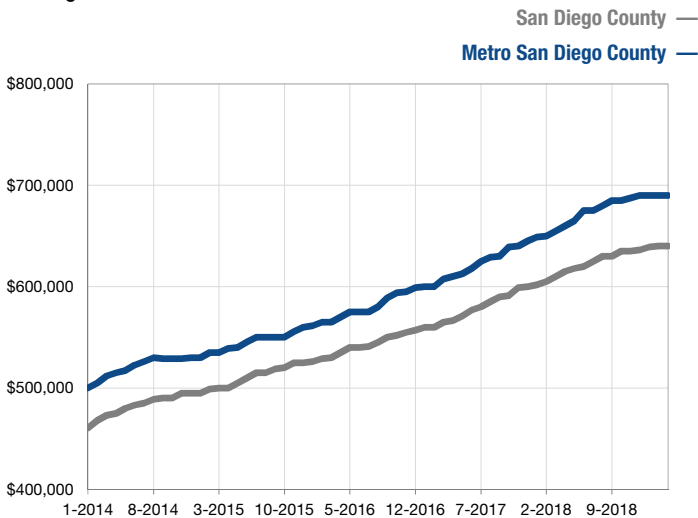
Detached Single-Family	March			Rolling 12 Months		
	2018	2019	Percent Change	Thru 3-2018	Thru 3-2019	Percent Change
Key Metrics						
New Listings	732	764	+ 4.4%	8,131	8,920	+ 9.7%
Pending Sales	498	625	+ 25.5%	5,856	5,618	- 4.1%
Closed Sales	454	450	- 0.9%	5,892	5,465	- 7.2%
Days on Market Until Sale	26	33	+ 26.9%	28	28	0.0%
Median Sales Price*	\$699,000	\$680,000	- 2.7%	\$655,000	\$690,000	+ 5.3%
Average Sales Price*	\$949,345	\$889,126	- 6.3%	\$879,782	\$927,992	+ 5.5%
Percent of Original List Price Received*	98.1%	96.8%	- 1.3%	97.8%	97.2%	- 0.6%
Percent of List Price Received*	98.7%	97.9%	- 0.8%	98.6%	98.4%	- 0.2%
Inventory of Homes for Sale	915	954	+ 4.3%	--	--	--
Months Supply of Inventory	1.9	2.0	+ 5.3%	--	--	--

* 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.

Attached Single-Family	March			Rolling 12 Months		
	2018	2019	Percent Change	Thru 3-2018	Thru 3-2019	Percent Change
Key Metrics						
New Listings	701	640	- 8.7%	7,266	7,876	+ 8.4%
Pending Sales	469	504	+ 7.5%	5,470	4,849	- 11.4%
Closed Sales	437	375	- 14.2%	5,481	4,806	- 12.3%
Days on Market Until Sale	23	36	+ 56.5%	25	30	+ 20.0%
Median Sales Price*	\$447,000	\$460,000	+ 2.9%	\$430,000	\$455,000	+ 5.8%
Average Sales Price*	\$538,324	\$559,732	+ 4.0%	\$523,892	\$558,525	+ 6.6%
Percent of Original List Price Received*	99.1%	97.4%	- 1.7%	98.5%	97.7%	- 0.8%
Percent of List Price Received*	99.6%	98.6%	- 1.0%	99.1%	98.8%	- 0.3%
Inventory of Homes for Sale	818	970	+ 18.6%	--	--	--
Months Supply of Inventory	1.8	2.4	+ 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

