



# Local Market Update for April 2019

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

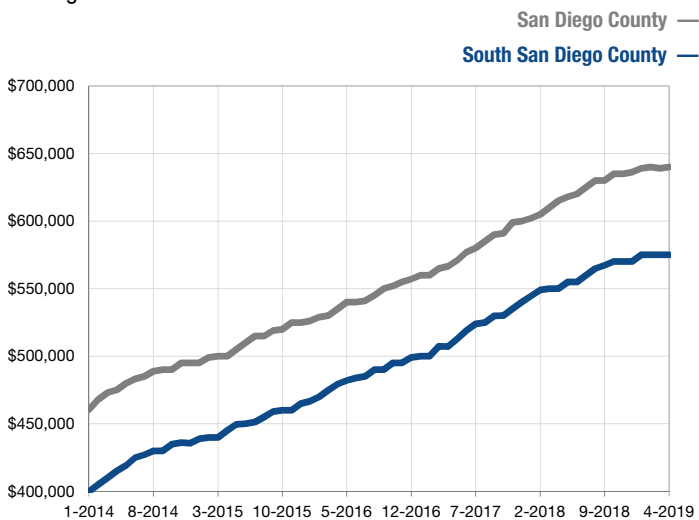
Detached Single-Family	April			Rolling 12 Months		
	2018	2019	Percent Change	Thru 4-2018	Thru 4-2019	Percent Change
<b>Key Metrics</b>						
New Listings	302	<b>257</b>	- 14.9%	3,060	<b>3,092</b>	+ 1.0%
Pending Sales	190	<b>237</b>	+ 24.7%	2,184	<b>2,101</b>	- 3.8%
Closed Sales	190	<b>172</b>	- 9.5%	2,203	<b>2,001</b>	- 9.2%
Days on Market Until Sale	29	<b>35</b>	+ 20.7%	30	<b>32</b>	+ 6.7%
Median Sales Price*	\$555,000	<b>\$583,000</b>	+ 5.0%	\$550,000	<b>\$575,000</b>	+ 4.5%
Average Sales Price*	\$588,789	<b>\$604,361</b>	+ 2.6%	\$583,098	<b>\$601,303</b>	+ 3.1%
Percent of Original List Price Received*	98.1%	<b>97.2%</b>	- 0.9%	97.8%	<b>97.7%</b>	- 0.1%
Percent of List Price Received*	98.8%	<b>98.4%</b>	- 0.4%	98.7%	<b>98.9%</b>	+ 0.2%
Inventory of Homes for Sale	400	<b>298</b>	- 25.5%	--	--	--
Months Supply of Inventory	2.2	<b>1.7</b>	- 22.7%	--	--	--

\* 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.

Attached Single-Family	April			Rolling 12 Months		
	2018	2019	Percent Change	Thru 4-2018	Thru 4-2019	Percent Change
<b>Key Metrics</b>						
New Listings	137	<b>135</b>	- 1.5%	1,418	<b>1,626</b>	+ 14.7%
Pending Sales	110	<b>116</b>	+ 5.5%	1,144	<b>1,112</b>	- 2.8%
Closed Sales	91	<b>112</b>	+ 23.1%	1,150	<b>1,076</b>	- 6.4%
Days on Market Until Sale	22	<b>29</b>	+ 31.8%	23	<b>29</b>	+ 26.1%
Median Sales Price*	\$385,000	<b>\$391,750</b>	+ 1.8%	\$371,000	<b>\$390,000</b>	+ 5.1%
Average Sales Price*	\$402,957	<b>\$400,316</b>	- 0.7%	\$374,388	<b>\$396,057</b>	+ 5.8%
Percent of Original List Price Received*	99.4%	<b>99.1%</b>	- 0.3%	98.9%	<b>98.2%</b>	- 0.7%
Percent of List Price Received*	99.8%	<b>99.4%</b>	- 0.4%	99.5%	<b>99.3%</b>	- 0.2%
Inventory of Homes for Sale	150	<b>156</b>	+ 4.0%	--	--	--
Months Supply of Inventory	1.6	<b>1.7</b>	+ 6.3%	--	--	--

\* 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

