



Local Market Update for November 2019

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

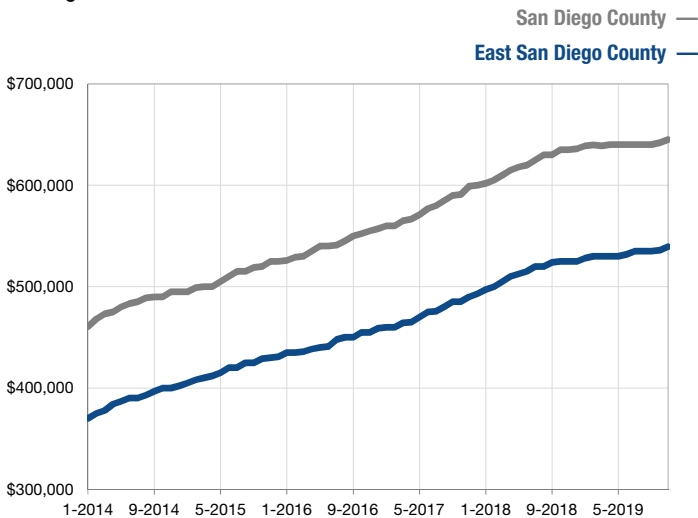
Detached Single-Family	November			Rolling 12 Months		
	2018	2019	Percent Change	Thru 11-2018	Thru 11-2019	Percent Change
Key Metrics						
New Listings	476	320	- 32.8%	6,682	6,013	- 10.0%
Pending Sales	285	322	+ 13.0%	4,160	4,355	+ 4.7%
Closed Sales	282	340	+ 20.6%	4,182	4,229	+ 1.1%
Days on Market Until Sale	32	29	- 9.4%	30	34	+ 13.3%
Median Sales Price*	\$521,000	\$549,950	+ 5.6%	\$525,000	\$539,450	+ 2.8%
Average Sales Price*	\$566,090	\$588,701	+ 4.0%	\$556,472	\$569,755	+ 2.4%
Percent of Original List Price Received*	96.3%	97.5%	+ 1.2%	97.2%	97.4%	+ 0.2%
Percent of List Price Received*	98.0%	99.0%	+ 1.0%	98.5%	98.8%	+ 0.3%
Inventory of Homes for Sale	1,058	639	- 39.6%	--	--	--
Months Supply of Inventory	3.1	1.8	- 41.9%	--	--	--

* 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		
	2018	2019	Percent Change	Thru 11-2018	Thru 11-2019	Percent Change
Key Metrics						
New Listings	100	88	- 12.0%	1,696	1,501	- 11.5%
Pending Sales	76	66	- 13.2%	1,259	1,175	- 6.7%
Closed Sales	92	87	- 5.4%	1,293	1,158	- 10.4%
Days on Market Until Sale	24	24	0.0%	23	26	+ 13.0%
Median Sales Price*	\$317,500	\$341,900	+ 7.7%	\$319,750	\$329,450	+ 3.0%
Average Sales Price*	\$322,513	\$342,092	+ 6.1%	\$321,477	\$335,005	+ 4.2%
Percent of Original List Price Received*	97.6%	98.3%	+ 0.7%	98.4%	98.4%	0.0%
Percent of List Price Received*	99.0%	99.2%	+ 0.2%	99.2%	99.3%	+ 0.1%
Inventory of Homes for Sale	176	139	- 21.0%	--	--	--
Months Supply of Inventory	1.7	1.4	- 17.6%	--	--	--

* 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

