



# Local Market Update for November 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

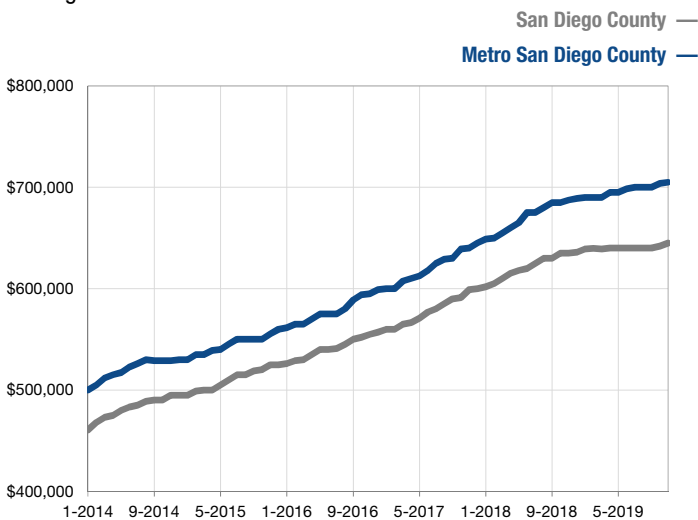
Detached Single-Family	November			Rolling 12 Months		
	2018	2019	Percent Change	Thru 11-2018	Thru 11-2019	Percent Change
<b>Key Metrics</b>						
New Listings	615	<b>462</b>	- 24.9%	8,688	<b>8,431</b>	- 3.0%
Pending Sales	389	<b>408</b>	+ 4.9%	5,507	<b>5,811</b>	+ 5.5%
Closed Sales	423	<b>415</b>	- 1.9%	5,569	<b>5,655</b>	+ 1.5%
Days on Market Until Sale	33	<b>27</b>	- 18.2%	28	<b>30</b>	+ 7.1%
Median Sales Price*	\$699,000	<b>\$731,500</b>	+ 4.6%	\$687,500	<b>\$705,000</b>	+ 2.5%
Average Sales Price*	\$957,079	<b>\$963,116</b>	+ 0.6%	\$934,622	<b>\$923,472</b>	- 1.2%
Percent of Original List Price Received*	96.1%	<b>97.5%</b>	+ 1.5%	97.6%	<b>97.2%</b>	- 0.4%
Percent of List Price Received*	97.9%	<b>98.6%</b>	+ 0.7%	98.6%	<b>98.4%</b>	- 0.2%
Inventory of Homes for Sale	1,293	<b>785</b>	- 39.3%	--	--	--
Months Supply of Inventory	2.8	<b>1.6</b>	- 42.9%	--	--	--

\* 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
<b>Key Metrics</b>						
New Listings	533	<b>490</b>	- 8.1%	7,799	<b>7,819</b>	+ 0.3%
Pending Sales	287	<b>392</b>	+ 36.6%	5,011	<b>5,003</b>	- 0.2%
Closed Sales	333	<b>323</b>	- 3.0%	5,118	<b>4,793</b>	- 6.4%
Days on Market Until Sale	28	<b>34</b>	+ 21.4%	27	<b>33</b>	+ 22.2%
Median Sales Price*	\$430,000	<b>\$470,000</b>	+ 9.3%	\$450,000	<b>\$459,000</b>	+ 2.0%
Average Sales Price*	\$519,001	<b>\$606,972</b>	+ 17.0%	\$551,633	<b>\$560,558</b>	+ 1.6%
Percent of Original List Price Received*	96.8%	<b>97.1%</b>	+ 0.3%	98.1%	<b>97.5%</b>	- 0.6%
Percent of List Price Received*	98.4%	<b>98.4%</b>	0.0%	99.0%	<b>98.7%</b>	- 0.3%
Inventory of Homes for Sale	1,171	<b>983</b>	- 16.1%	--	--	--
Months Supply of Inventory	2.8	<b>2.4</b>	- 14.3%	--	--	--

\* 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

