

# Local Market Update for March 2021

Provided by the North San Diego County REALTORS®.

NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

## 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

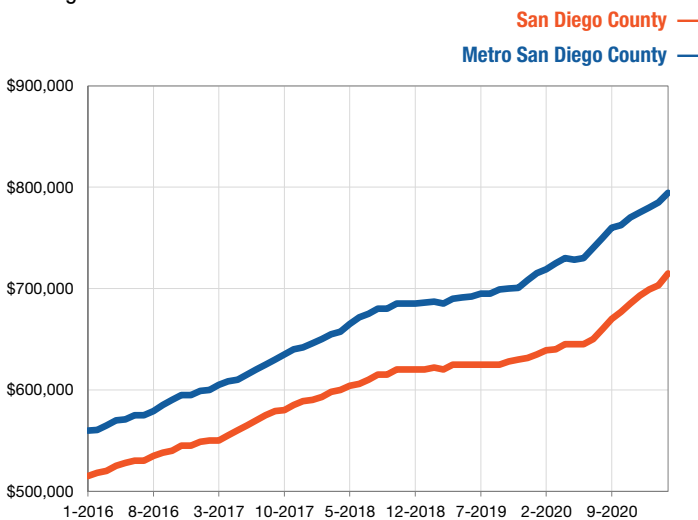
Detached Single-Family Key Metrics	March			Rolling 12 Months		
	2020	2021	Percent Change	Thru 3-2020	Thru 3-2021	Percent Change
New Listings	653	563	- 13.8%	8,126	7,570	- 6.8%
Pending Sales	377	596	+ 58.1%	5,585	6,320	+ 13.2%
Closed Sales	445	491	+ 10.3%	5,790	6,068	+ 4.8%
Days on Market Until Sale	24	16	- 33.3%	29	21	- 27.6%
Median Sales Price*	\$780,500	\$861,000	+ 10.3%	\$725,000	\$794,500	+ 9.6%
Average Sales Price*	\$1,002,917	\$1,121,117	+ 11.8%	\$948,232	\$1,062,455	+ 12.0%
Percent of Original List Price Received*	99.4%	103.1%	+ 3.7%	97.6%	99.8%	+ 2.3%
Percent of List Price Received*	99.9%	102.5%	+ 2.6%	98.7%	100.1%	+ 1.4%
Inventory of Homes for Sale	1,016	368	- 63.8%	--	--	--
Months Supply of Inventory	2.2	0.7	- 68.2%	--	--	--

\* 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 Key Metrics	March			Rolling 12 Months		
	2020	2021	Percent Change	Thru 3-2020	Thru 3-2021	Percent Change
New Listings	577	614	+ 6.4%	7,648	7,595	- 0.7%
Pending Sales	307	613	+ 99.7%	5,071	5,840	+ 15.2%
Closed Sales	410	564	+ 37.6%	5,179	5,497	+ 6.1%
Days on Market Until Sale	28	21	- 25.0%	34	25	- 26.5%
Median Sales Price*	\$480,000	\$520,000	+ 8.3%	\$465,000	\$500,000	+ 7.5%
Average Sales Price*	\$590,546	\$612,935	+ 3.8%	\$566,821	\$600,395	+ 5.9%
Percent of Original List Price Received*	98.8%	101.2%	+ 2.4%	97.8%	99.1%	+ 1.3%
Percent of List Price Received*	99.4%	101.2%	+ 1.8%	98.8%	99.7%	+ 0.9%
Inventory of Homes for Sale	1,068	433	- 59.5%	--	--	--
Months Supply of Inventory	2.5	0.9	- 64.0%	--	--	--

\* 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.

Median Sales Price – Detached Single-Family  
Rolling 12-Month Calculation



Median Sales Price – Attached Single-Family  
Rolling 12-Month Calculation

