

Local Market Update for November 2021

Provided by the North San Diego County REALTORS®.

South San Diego County

ZIP Codes: 91902, 91910, 91911, 91913, 91914, 91915, 91932, 91950, 92154, 92173

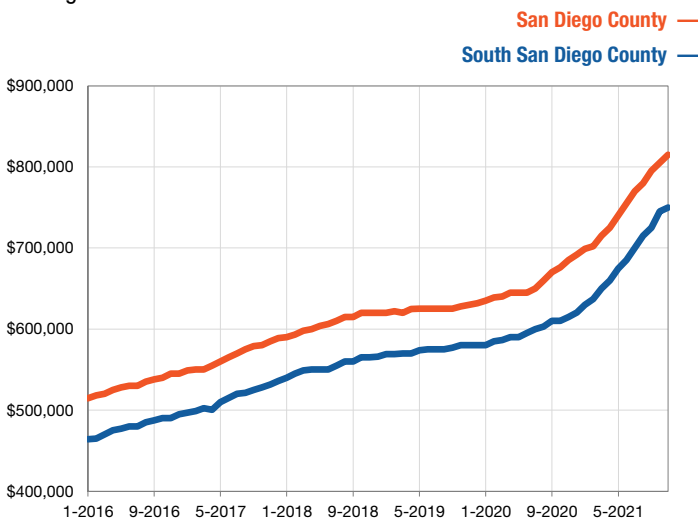
Detached Single-Family	November			Rolling 12 Months		
	2020	2021	Percent Change	Thru 11-2020	Thru 11-2021	Percent Change
Key Metrics						
New Listings	163	158	- 3.1%	2,521	2,592	+ 2.8%
Pending Sales	142	163	+ 14.8%	2,101	2,250	+ 7.1%
Closed Sales	178	178	0.0%	2,090	2,250	+ 7.7%
Days on Market Until Sale	15	18	+ 20.0%	21	12	- 42.9%
Median Sales Price*	\$657,500	\$780,000	+ 18.6%	\$615,000	\$750,000	+ 22.0%
Average Sales Price*	\$677,679	\$826,058	+ 21.9%	\$639,067	\$787,414	+ 23.2%
Percent of Original List Price Received*	101.1%	101.0%	- 0.1%	100.1%	102.7%	+ 2.6%
Percent of List Price Received*	101.0%	101.3%	+ 0.3%	100.2%	102.1%	+ 1.9%
Inventory of Homes for Sale	245	141	- 42.4%	--	--	--
Months Supply of Inventory	1.4	0.8	- 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		
	2020	2021	Percent Change	Thru 11-2020	Thru 11-2021	Percent Change
Key Metrics						
New Listings	75	71	- 5.3%	1,218	1,342	+ 10.2%
Pending Sales	81	87	+ 7.4%	1,028	1,220	+ 18.7%
Closed Sales	78	86	+ 10.3%	1,027	1,218	+ 18.6%
Days on Market Until Sale	12	15	+ 25.0%	21	13	- 38.1%
Median Sales Price*	\$452,000	\$570,000	+ 26.1%	\$432,000	\$520,000	+ 20.4%
Average Sales Price*	\$451,685	\$525,359	+ 16.3%	\$437,257	\$515,852	+ 18.0%
Percent of Original List Price Received*	101.5%	101.9%	+ 0.4%	100.1%	102.8%	+ 2.7%
Percent of List Price Received*	101.2%	101.6%	+ 0.4%	100.3%	102.2%	+ 1.9%
Inventory of Homes for Sale	85	38	- 55.3%	--	--	--
Months Supply of Inventory	1.0	0.4	- 60.0%	--	--	--

* 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

