

# Local Market Update for December 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

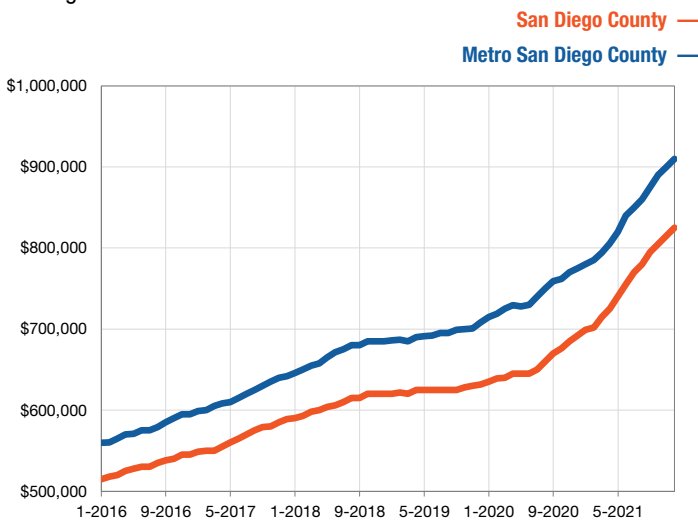
Detached Single-Family	December			Rolling 12 Months		
	2020	2021	Percent Change	Thru 12-2020	Thru 12-2021	Percent Change
<b>Key Metrics</b>						
New Listings	416	<b>324</b>	- 22.1%	7,880	<b>7,376</b>	- 6.4%
Pending Sales	410	<b>358</b>	- 12.7%	6,071	<b>6,280</b>	+ 3.4%
Closed Sales	582	<b>473</b>	- 18.7%	5,985	<b>6,294</b>	+ 5.2%
Days on Market Until Sale	18	<b>17</b>	- 5.6%	23	<b>16</b>	- 30.4%
Median Sales Price*	\$810,000	<b>\$940,000</b>	+ 16.0%	\$775,000	<b>\$910,000</b>	+ 17.4%
Average Sales Price*	\$1,083,409	<b>\$1,239,495</b>	+ 14.4%	\$1,035,887	<b>\$1,230,912</b>	+ 18.8%
Percent of Original List Price Received*	99.8%	<b>102.3%</b>	+ 2.5%	99.2%	<b>102.5%</b>	+ 3.3%
Percent of List Price Received*	100.3%	<b>102.4%</b>	+ 2.1%	99.6%	<b>102.2%</b>	+ 2.6%
Inventory of Homes for Sale	681	<b>240</b>	- 64.8%	--	--	--
Months Supply of Inventory	1.3	<b>0.5</b>	- 61.5%	--	--	--

\* 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	December			Rolling 12 Months		
	2020	2021	Percent Change	Thru 12-2020	Thru 12-2021	Percent Change
<b>Key Metrics</b>						
New Listings	400	<b>280</b>	- 30.0%	7,625	<b>6,936</b>	- 9.0%
Pending Sales	405	<b>346</b>	- 14.6%	5,296	<b>6,324</b>	+ 19.4%
Closed Sales	550	<b>415</b>	- 24.5%	5,226	<b>6,340</b>	+ 21.3%
Days on Market Until Sale	24	<b>18</b>	- 25.0%	27	<b>19</b>	- 29.6%
Median Sales Price*	\$500,000	<b>\$620,000</b>	+ 24.0%	\$492,000	<b>\$565,000</b>	+ 14.8%
Average Sales Price*	\$625,101	<b>\$731,859</b>	+ 17.1%	\$593,249	<b>\$683,524</b>	+ 15.2%
Percent of Original List Price Received*	98.7%	<b>102.6%</b>	+ 4.0%	98.6%	<b>101.7%</b>	+ 3.1%
Percent of List Price Received*	99.4%	<b>102.2%</b>	+ 2.8%	99.3%	<b>101.6%</b>	+ 2.3%
Inventory of Homes for Sale	834	<b>179</b>	- 78.5%	--	--	--
Months Supply of Inventory	1.9	<b>0.3</b>	- 84.2%	--	--	--

\* 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.

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



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

