

Local Market Update for March 2022

Provided by the North San Diego County 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

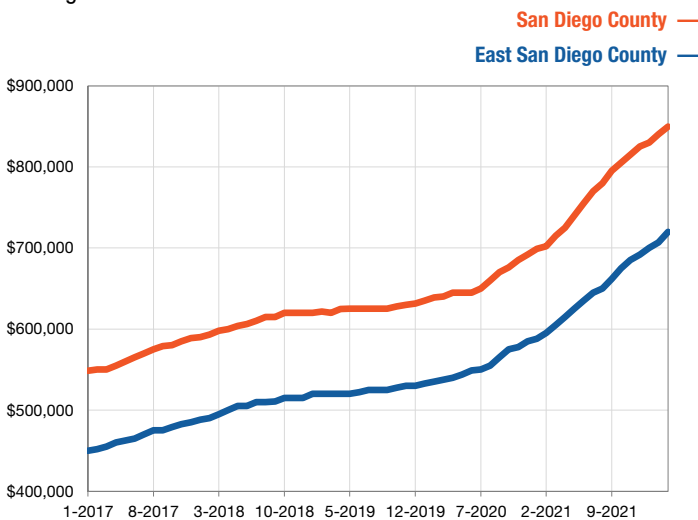
Detached Single-Family	March			Rolling 12 Months		
	2021	2022	Percent Change	Thru 3-2021	Thru 3-2022	Percent Change
Key Metrics						
New Listings	508	496	- 2.4%	5,864	5,896	+ 0.5%
Pending Sales	467	492	+ 5.4%	5,020	5,158	+ 2.7%
Closed Sales	385	403	+ 4.7%	4,886	5,193	+ 6.3%
Days on Market Until Sale	18	16	- 11.1%	24	17	- 29.2%
Median Sales Price*	\$660,000	\$775,000	+ 17.4%	\$605,000	\$720,000	+ 19.0%
Average Sales Price*	\$671,222	\$806,886	+ 20.2%	\$611,578	\$737,959	+ 20.7%
Percent of Original List Price Received*	102.3%	105.2%	+ 2.8%	100.1%	102.0%	+ 1.9%
Percent of List Price Received*	101.3%	104.1%	+ 2.8%	100.3%	101.9%	+ 1.6%
Inventory of Homes for Sale	654	312	- 52.3%	--	--	--
Months Supply of Inventory	1.6	0.7	- 56.3%	--	--	--

* 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.

Attached Single-Family	March			Rolling 12 Months		
	2021	2022	Percent Change	Thru 3-2021	Thru 3-2022	Percent Change
Key Metrics						
New Listings	136	112	- 17.6%	1,420	1,436	+ 1.1%
Pending Sales	112	112	0.0%	1,241	1,318	+ 6.2%
Closed Sales	105	129	+ 22.9%	1,218	1,322	+ 8.5%
Days on Market Until Sale	12	8	- 33.3%	16	11	- 31.3%
Median Sales Price*	\$388,000	\$480,000	+ 23.7%	\$367,000	\$440,000	+ 19.9%
Average Sales Price*	\$380,327	\$510,535	+ 34.2%	\$371,711	\$450,269	+ 21.1%
Percent of Original List Price Received*	103.5%	106.8%	+ 3.2%	100.5%	103.7%	+ 3.2%
Percent of List Price Received*	102.7%	105.6%	+ 2.8%	100.8%	103.0%	+ 2.2%
Inventory of Homes for Sale	111	49	- 55.9%	--	--	--
Months Supply of Inventory	1.1	0.4	- 63.6%	--	--	--

* 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

