

Local Market Update for June 2022

Provided by the North San Diego County REALTORS®.

NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

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

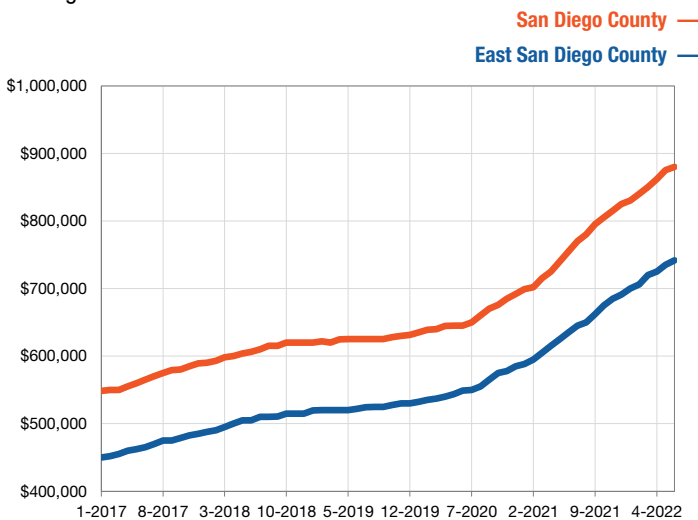
Detached Single-Family	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
Key Metrics						
New Listings	585	521	- 10.9%	6,152	5,918	- 3.8%
Pending Sales	476	309	- 35.1%	5,276	4,857	- 7.9%
Closed Sales	487	377	- 22.6%	5,279	4,987	- 5.5%
Days on Market Until Sale	15	16	+ 6.7%	20	17	- 15.0%
Median Sales Price*	\$720,000	\$800,000	+ 11.1%	\$635,000	\$742,000	+ 16.9%
Average Sales Price*	\$733,017	\$836,734	+ 14.1%	\$648,540	\$768,113	+ 18.4%
Percent of Original List Price Received*	103.6%	100.8%	- 2.7%	101.2%	102.0%	+ 0.8%
Percent of List Price Received*	102.7%	101.0%	- 1.7%	101.1%	101.9%	+ 0.8%
Inventory of Homes for Sale	748	645	- 13.8%	--	--	--
Months Supply of Inventory	1.7	1.6	- 5.9%	--	--	--

* 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	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
Key Metrics						
New Listings	137	143	+ 4.4%	1,444	1,465	+ 1.5%
Pending Sales	116	91	- 21.6%	1,281	1,287	+ 0.5%
Closed Sales	111	110	- 0.9%	1,286	1,309	+ 1.8%
Days on Market Until Sale	9	9	0.0%	13	12	- 7.7%
Median Sales Price*	\$420,000	\$505,000	+ 20.2%	\$380,000	\$455,500	+ 19.9%
Average Sales Price*	\$433,085	\$526,362	+ 21.5%	\$387,862	\$474,155	+ 22.2%
Percent of Original List Price Received*	104.2%	103.8%	- 0.4%	101.8%	103.9%	+ 2.1%
Percent of List Price Received*	102.8%	103.4%	+ 0.6%	101.5%	103.2%	+ 1.7%
Inventory of Homes for Sale	122	117	- 4.1%	--	--	--
Months Supply of Inventory	1.1	1.1	0.0%	--	--	--

* 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

