

# Local Market Update for March 2023

Provided by the North San Diego County REALTORS®.

NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

## South San Diego County

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

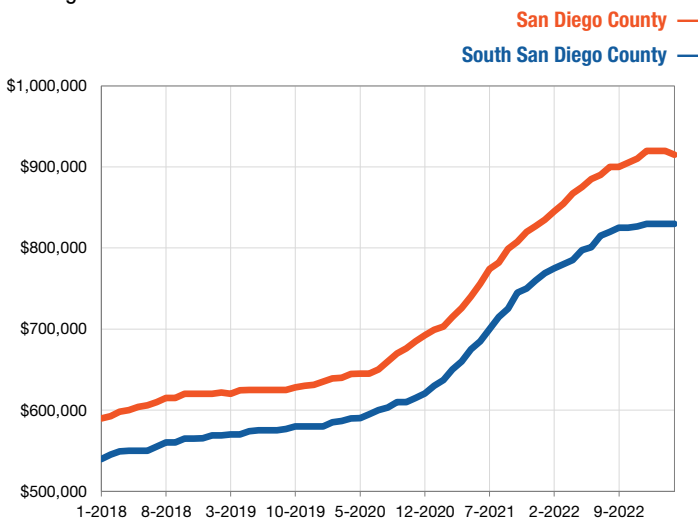
Detached Single-Family	March			Rolling 12 Months		
	2022	2023	Percent Change	Thru 3-2022	Thru 3-2023	Percent Change
<b>Key Metrics</b>						
New Listings	202	117	- 42.1%	2,481	1,808	- 27.1%
Pending Sales	148	115	- 22.3%	2,117	1,334	- 37.0%
Closed Sales	153	95	- 37.9%	2,179	1,345	- 38.3%
Days on Market Until Sale	10	34	+ 240.0%	13	22	+ 69.2%
Median Sales Price*	\$850,000	<b>\$855,000</b>	+ 0.6%	\$780,000	<b>\$830,000</b>	+ 6.4%
Average Sales Price*	\$883,232	<b>\$920,597</b>	+ 4.2%	\$829,810	<b>\$885,981</b>	+ 6.8%
Percent of Original List Price Received*	105.9%	<b>99.6%</b>	- 5.9%	103.0%	<b>99.7%</b>	- 3.2%
Percent of List Price Received*	104.6%	<b>100.0%</b>	- 4.4%	102.4%	<b>100.6%</b>	- 1.8%
Inventory of Homes for Sale	191	88	- 53.9%	--	--	--
Months Supply of Inventory	1.1	0.8	- 27.3%	--	--	--

\* 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		
	2022	2023	Percent Change	Thru 3-2022	Thru 3-2023	Percent Change
<b>Key Metrics</b>						
New Listings	110	73	- 33.6%	1,321	1,108	- 16.1%
Pending Sales	87	89	+ 2.3%	1,167	881	- 24.5%
Closed Sales	105	66	- 37.1%	1,225	862	- 29.6%
Days on Market Until Sale	11	30	+ 172.7%	13	23	+ 76.9%
Median Sales Price*	\$610,000	<b>\$610,000</b>	0.0%	\$550,000	<b>\$610,000</b>	+ 10.9%
Average Sales Price*	\$606,610	<b>\$599,847</b>	- 1.1%	\$544,342	<b>\$610,735</b>	+ 12.2%
Percent of Original List Price Received*	105.3%	<b>100.4%</b>	- 4.7%	103.4%	<b>100.4%</b>	- 2.9%
Percent of List Price Received*	103.9%	<b>100.9%</b>	- 2.9%	102.6%	<b>101.2%</b>	- 1.4%
Inventory of Homes for Sale	90	55	- 38.9%	--	--	--
Months Supply of Inventory	0.9	0.7	- 22.2%	--	--	--

\* 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

