

# Local Market Update for September 2023

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

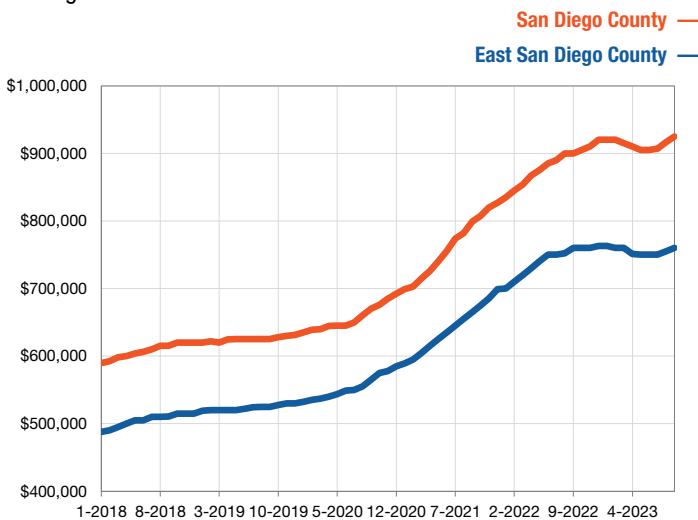
Detached Single-Family	September			Rolling 12 Months		
	2022	2023	Percent Change	Thru 9-2022	Thru 9-2023	Percent Change
<b>Key Metrics</b>						
New Listings	426	274	- 35.7%	5,658	3,525	- 37.7%
Pending Sales	273	222	- 18.7%	4,291	2,960	- 31.0%
Closed Sales	286	182	- 36.4%	4,503	2,970	- 34.0%
Days on Market Until Sale	30	17	- 43.3%	18	26	+ 44.4%
Median Sales Price*	\$761,500	\$810,000	+ 6.4%	\$760,000	\$760,000	0.0%
Average Sales Price*	\$848,362	\$836,616	- 1.4%	\$801,368	\$803,821	+ 0.3%
Percent of Original List Price Received*	96.6%	100.7%	+ 4.2%	101.2%	99.1%	- 2.1%
Percent of List Price Received*	99.2%	101.0%	+ 1.8%	101.6%	100.2%	- 1.4%
Inventory of Homes for Sale	898	334	- 62.8%	--	--	--
Months Supply of Inventory	2.5	1.4	- 44.0%	--	--	--

\* 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.

Attached Single-Family	September			Rolling 12 Months		
	2022	2023	Percent Change	Thru 9-2022	Thru 9-2023	Percent Change
<b>Key Metrics</b>						
New Listings	94	73	- 22.3%	1,401	1,007	- 28.1%
Pending Sales	71	65	- 8.5%	1,180	907	- 23.1%
Closed Sales	92	70	- 23.9%	1,249	913	- 26.9%
Days on Market Until Sale	24	17	- 29.2%	13	20	+ 53.8%
Median Sales Price*	\$464,000	\$531,000	+ 14.4%	\$472,250	\$510,000	+ 8.0%
Average Sales Price*	\$482,747	\$559,156	+ 15.8%	\$489,718	\$518,973	+ 6.0%
Percent of Original List Price Received*	98.2%	101.8%	+ 3.7%	103.3%	100.9%	- 2.3%
Percent of List Price Received*	99.9%	101.6%	+ 1.7%	102.8%	101.2%	- 1.6%
Inventory of Homes for Sale	160	68	- 57.5%	--	--	--
Months Supply of Inventory	1.6	0.9	- 43.8%	--	--	--

\* 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

