

# Local Market Update for November 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

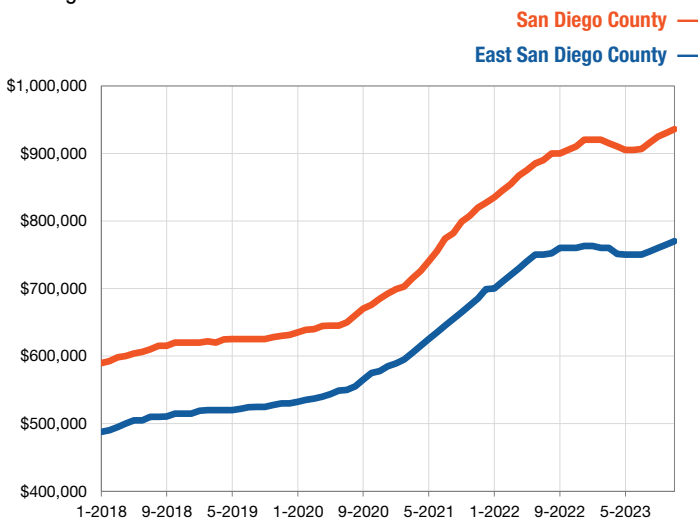
Detached Single-Family	November			Rolling 12 Months		
	2022	2023	Percent Change	Thru 11-2022	Thru 11-2023	Percent Change
<b>Key Metrics</b>						
New Listings	284	250	- 12.0%	5,424	3,435	- 36.7%
Pending Sales	240	194	- 19.2%	3,914	2,859	- 27.0%
Closed Sales	243	175	- 28.0%	4,151	2,876	- 30.7%
Days on Market Until Sale	30	22	- 26.7%	20	25	+ 25.0%
Median Sales Price*	\$705,000	\$785,000	+ 11.3%	\$760,000	\$770,500	+ 1.4%
Average Sales Price*	\$779,079	\$822,268	+ 5.5%	\$806,684	\$816,789	+ 1.3%
Percent of Original List Price Received*	96.1%	99.3%	+ 3.3%	100.8%	99.7%	- 1.1%
Percent of List Price Received*	98.2%	100.3%	+ 2.1%	101.3%	100.5%	- 0.8%
Inventory of Homes for Sale	792	359	- 54.7%	--	--	--
Months Supply of Inventory	2.4	1.5	- 37.5%	--	--	--

\* 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	November			Rolling 12 Months		
	2022	2023	Percent Change	Thru 11-2022	Thru 11-2023	Percent Change
<b>Key Metrics</b>						
New Listings	65	72	+ 10.8%	1,346	1,033	- 23.3%
Pending Sales	58	66	+ 13.8%	1,104	897	- 18.8%
Closed Sales	78	44	- 43.6%	1,173	866	- 26.2%
Days on Market Until Sale	32	18	- 43.8%	14	18	+ 28.6%
Median Sales Price*	\$479,268	\$530,000	+ 10.6%	\$480,000	\$515,000	+ 7.3%
Average Sales Price*	\$495,189	\$552,998	+ 11.7%	\$495,945	\$526,832	+ 6.2%
Percent of Original List Price Received*	97.9%	100.5%	+ 2.7%	103.0%	101.3%	- 1.7%
Percent of List Price Received*	99.5%	101.2%	+ 1.7%	102.7%	101.4%	- 1.3%
Inventory of Homes for Sale	141	94	- 33.3%	--	--	--
Months Supply of Inventory	1.5	1.3	- 13.3%	--	--	--

\* 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.

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



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

