

# Local Market Update for December 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

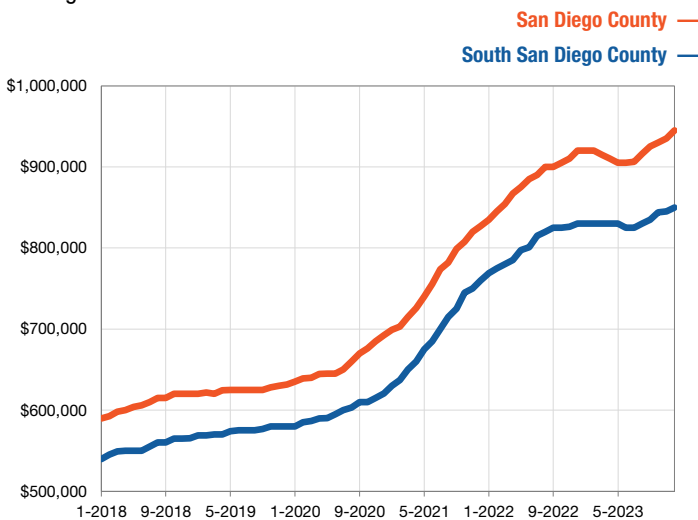
Detached Single-Family	December			Rolling 12 Months		
	2022	2023	Percent Change	Thru 12-2022	Thru 12-2023	Percent Change
<b>Key Metrics</b>						
New Listings	63	54	- 14.3%	2,024	1,352	- 33.2%
Pending Sales	68	61	- 10.3%	1,428	1,113	- 22.1%
Closed Sales	102	66	- 35.3%	1,488	1,102	- 25.9%
Days on Market Until Sale	38	21	- 44.7%	17	22	+ 29.4%
Median Sales Price*	\$780,000	<b>\$905,000</b>	+ 16.0%	\$830,000	<b>\$850,000</b>	+ 2.4%
Average Sales Price*	\$824,879	<b>\$1,016,443</b>	+ 23.2%	\$889,885	<b>\$896,613</b>	+ 0.8%
Percent of Original List Price Received*	95.8%	<b>98.1%</b>	+ 2.4%	101.2%	<b>99.9%</b>	- 1.3%
Percent of List Price Received*	97.9%	<b>99.2%</b>	+ 1.3%	101.6%	<b>100.3%</b>	- 1.3%
Inventory of Homes for Sale	217	97	- 55.3%	--	--	--
Months Supply of Inventory	1.8	1.0	- 44.4%	--	--	--

\* 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	December			Rolling 12 Months		
	2022	2023	Percent Change	Thru 12-2022	Thru 12-2023	Percent Change
<b>Key Metrics</b>						
New Listings	42	46	+ 9.5%	1,166	860	- 26.2%
Pending Sales	55	44	- 20.0%	900	729	- 19.0%
Closed Sales	57	52	- 8.8%	916	729	- 20.4%
Days on Market Until Sale	36	23	- 36.1%	19	21	+ 10.5%
Median Sales Price*	\$615,000	<b>\$633,500</b>	+ 3.0%	\$609,500	<b>\$620,000</b>	+ 1.7%
Average Sales Price*	\$609,095	<b>\$649,292</b>	+ 6.6%	\$607,092	<b>\$623,473</b>	+ 2.7%
Percent of Original List Price Received*	97.4%	<b>100.1%</b>	+ 2.8%	101.8%	<b>100.5%</b>	- 1.3%
Percent of List Price Received*	99.7%	<b>101.2%</b>	+ 1.5%	102.1%	<b>100.8%</b>	- 1.3%
Inventory of Homes for Sale	124	74	- 40.3%	--	--	--
Months Supply of Inventory	1.7	1.2	- 29.4%	--	--	--

\* 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

