

# Local Market Update for January 2024

Provided by the North San Diego County REALTORS®.

NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

## Metro San Diego County

ZIP Codes: 92037, 92101, 92102, 92103, 92104, 92105, 92106, 92107, 92108, 92109, 92110, 92111, 92113, 92114, 92115, 92116, 92117, 92118, 92119, 92120, 92121, 92122, 92123, 92124, 92126, 92131, 92139

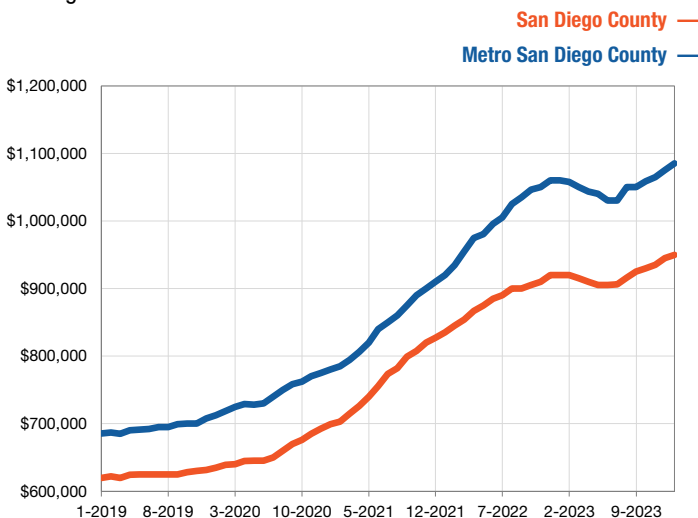
Detached Single-Family	January			Rolling 12 Months		
	2023	2024	Percent Change	Thru 1-2023	Thru 1-2024	Percent Change
<b>Key Metrics</b>						
New Listings	386	420	+ 8.8%	6,355	4,872	- 23.3%
Pending Sales	297	306	+ 3.0%	4,483	3,687	- 17.8%
Closed Sales	226	239	+ 5.8%	4,573	3,671	- 19.7%
Days on Market Until Sale	34	27	- 20.6%	19	20	+ 5.3%
Median Sales Price*	\$940,000	\$1,115,500	+ 18.7%	\$1,060,000	\$1,085,250	+ 2.4%
Average Sales Price*	\$1,354,309	\$1,314,532	- 2.9%	\$1,405,661	\$1,411,816	+ 0.4%
Percent of Original List Price Received*	96.0%	97.8%	+ 1.9%	101.1%	99.8%	- 1.3%
Percent of List Price Received*	98.1%	99.1%	+ 1.0%	101.7%	100.5%	- 1.2%
Inventory of Homes for Sale	597	412	- 31.0%	--	--	--
Months Supply of Inventory	1.6	1.3	- 18.8%	--	--	--

\* 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.

Attached Single-Family	January			Rolling 12 Months		
	2023	2024	Percent Change	Thru 1-2023	Thru 1-2024	Percent Change
<b>Key Metrics</b>						
New Listings	363	433	+ 19.3%	5,351	4,395	- 17.9%
Pending Sales	252	296	+ 17.5%	4,066	3,356	- 17.5%
Closed Sales	190	223	+ 17.4%	4,202	3,314	- 21.1%
Days on Market Until Sale	33	28	- 15.2%	18	22	+ 22.2%
Median Sales Price*	\$616,500	\$675,000	+ 9.5%	\$650,000	\$676,000	+ 4.0%
Average Sales Price*	\$756,367	\$803,612	+ 6.2%	\$788,703	\$838,053	+ 6.3%
Percent of Original List Price Received*	96.8%	98.0%	+ 1.2%	102.1%	99.7%	- 2.4%
Percent of List Price Received*	98.8%	99.1%	+ 0.3%	102.3%	100.4%	- 1.9%
Inventory of Homes for Sale	520	488	- 6.2%	--	--	--
Months Supply of Inventory	1.5	1.7	+ 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

