

Local Market Update for January 2024

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

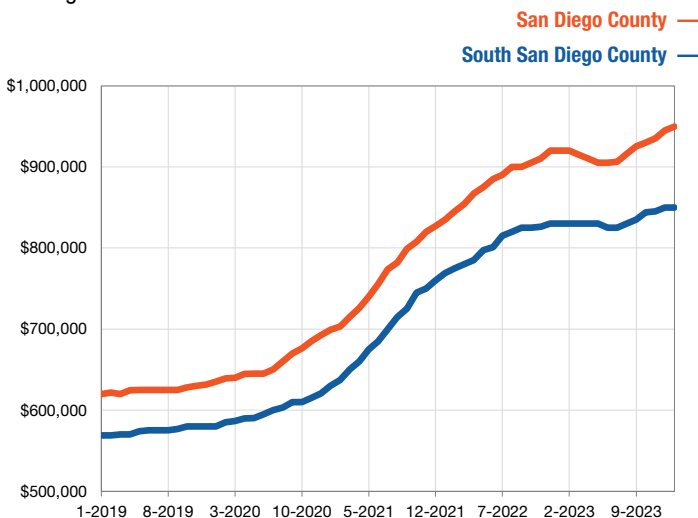
Detached Single-Family	January			Rolling 12 Months		
	2023	2024	Percent Change	Thru 1-2023	Thru 1-2024	Percent Change
Key Metrics						
New Listings	105	133	+ 26.7%	1,976	1,390	- 29.7%
Pending Sales	110	97	- 11.8%	1,417	1,094	- 22.8%
Closed Sales	72	62	- 13.9%	1,437	1,094	- 23.9%
Days on Market Until Sale	32	23	- 28.1%	18	22	+ 22.2%
Median Sales Price*	\$730,656	\$812,500	+ 11.2%	\$830,000	\$850,000	+ 2.4%
Average Sales Price*	\$778,744	\$905,702	+ 16.3%	\$887,918	\$904,458	+ 1.9%
Percent of Original List Price Received*	98.2%	100.0%	+ 1.8%	100.9%	100.0%	- 0.9%
Percent of List Price Received*	99.9%	100.7%	+ 0.8%	101.5%	100.4%	- 1.1%
Inventory of Homes for Sale	166	126	- 24.1%	--	--	--
Months Supply of Inventory	1.4	1.4	0.0%	--	--	--

* 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	January			Rolling 12 Months		
	2023	2024	Percent Change	Thru 1-2023	Thru 1-2024	Percent Change
Key Metrics						
New Listings	81	78	- 3.7%	1,165	866	- 25.7%
Pending Sales	73	56	- 23.3%	899	714	- 20.6%
Closed Sales	47	42	- 10.6%	890	725	- 18.5%
Days on Market Until Sale	35	32	- 8.6%	20	21	+ 5.0%
Median Sales Price*	\$600,000	\$607,500	+ 1.3%	\$610,000	\$623,400	+ 2.2%
Average Sales Price*	\$591,666	\$649,271	+ 9.7%	\$611,667	\$626,830	+ 2.5%
Percent of Original List Price Received*	97.9%	99.6%	+ 1.7%	101.4%	100.6%	- 0.8%
Percent of List Price Received*	99.4%	99.9%	+ 0.5%	101.8%	100.9%	- 0.9%
Inventory of Homes for Sale	109	90	- 17.4%	--	--	--
Months Supply of Inventory	1.5	1.5	0.0%	--	--	--

* 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.

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



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

