



# Local Market Update for March 2020

Provided by the North San Diego County Association of REALTORS®.

## South San Diego County

ZIP Codes: 91902, 91910, 91911, 91913, 91914, 91915, 91932, 91950, 92154, 92173

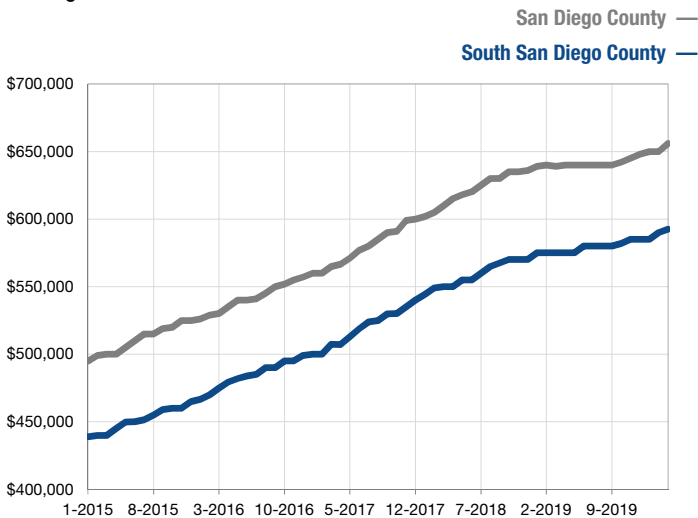
Detached Single-Family	March			Rolling 12 Months		
	2019	2020	Percent Change	Thru 3-2019	Thru 3-2020	Percent Change
<b>Key Metrics</b>						
New Listings	263	<b>222</b>	- 15.6%	3,142	<b>2,562</b>	- 18.5%
Pending Sales	195	<b>180</b>	- 7.7%	2,036	<b>2,101</b>	+ 3.2%
Closed Sales	178	<b>154</b>	- 13.5%	2,029	<b>2,071</b>	+ 2.1%
Days on Market Until Sale	37	<b>22</b>	- 40.5%	32	<b>29</b>	- 9.4%
Median Sales Price*	\$575,000	<b>\$605,000</b>	+ 5.2%	\$575,000	<b>\$592,500</b>	+ 3.0%
Average Sales Price*	\$591,792	<b>\$630,109</b>	+ 6.5%	\$599,876	<b>\$618,418</b>	+ 3.1%
Percent of Original List Price Received*	98.0%	<b>99.5%</b>	+ 1.5%	97.8%	<b>98.7%</b>	+ 0.9%
Percent of List Price Received*	98.9%	<b>99.8%</b>	+ 0.9%	98.9%	<b>99.4%</b>	+ 0.5%
Inventory of Homes for Sale	356	<b>181</b>	- 49.2%	--	--	--
Months Supply of Inventory	2.1	<b>1.0</b>	- 52.4%	--	--	--

\* 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	March			Rolling 12 Months		
	2019	2020	Percent Change	Thru 3-2019	Thru 3-2020	Percent Change
<b>Key Metrics</b>						
New Listings	144	<b>106</b>	- 26.4%	1,629	<b>1,447</b>	- 11.2%
Pending Sales	132	<b>89</b>	- 32.6%	1,104	<b>1,142</b>	+ 3.4%
Closed Sales	101	<b>73</b>	- 27.7%	1,057	<b>1,167</b>	+ 10.4%
Days on Market Until Sale	34	<b>17</b>	- 50.0%	29	<b>26</b>	- 10.3%
Median Sales Price*	\$398,000	<b>\$406,500</b>	+ 2.1%	\$390,000	<b>\$410,000</b>	+ 5.1%
Average Sales Price*	\$403,789	<b>\$404,611</b>	+ 0.2%	\$396,229	<b>\$411,778</b>	+ 3.9%
Percent of Original List Price Received*	98.5%	<b>100.5%</b>	+ 2.0%	98.2%	<b>99.3%</b>	+ 1.1%
Percent of List Price Received*	100.0%	<b>100.4%</b>	+ 0.4%	99.3%	<b>99.8%</b>	+ 0.5%
Inventory of Homes for Sale	173	<b>118</b>	- 31.8%	--	--	--
Months Supply of Inventory	1.9	<b>1.2</b>	- 36.8%	--	--	--

\* 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

