

Local Market Update for October 2024

Provided by the North San Diego County REALTORS®.

92009 - Carlsbad

North San Diego County

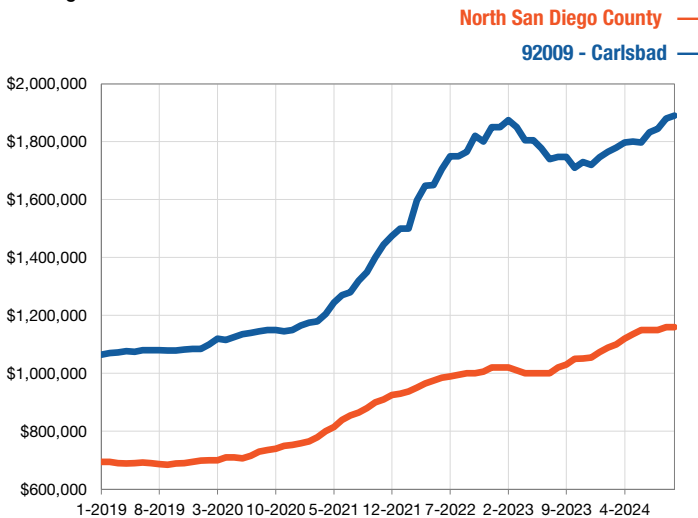
Detached Single-Family	October			Rolling 12 Months		
	2023	2024	Percent Change	Thru 10-2023	Thru 10-2024	Percent Change
Key Metrics						
New Listings	27	30	+ 11.1%	319	384	+ 20.4%
Pending Sales	16	23	+ 43.8%	240	291	+ 21.3%
Closed Sales	14	28	+ 100.0%	245	288	+ 17.6%
Days on Market Until Sale	22	27	+ 22.7%	21	25	+ 19.0%
Median Sales Price*	\$1,507,500	\$1,725,000	+ 14.4%	\$1,710,000	\$1,890,000	+ 10.5%
Average Sales Price*	\$1,545,214	\$1,919,329	+ 24.2%	\$1,818,021	\$2,005,335	+ 10.3%
Percent of Original List Price Received*	97.6%	97.6%	0.0%	98.1%	98.5%	+ 0.4%
Percent of List Price Received*	98.9%	99.0%	+ 0.1%	99.3%	99.8%	+ 0.5%
Inventory of Homes for Sale	48	46	- 4.2%	--	--	--
Months Supply of Inventory	2.4	1.9	- 20.8%	--	--	--

* 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	October			Rolling 12 Months		
	2023	2024	Percent Change	Thru 10-2023	Thru 10-2024	Percent Change
Key Metrics						
New Listings	22	17	- 22.7%	220	236	+ 7.3%
Pending Sales	8	9	+ 12.5%	169	183	+ 8.3%
Closed Sales	18	11	- 38.9%	172	181	+ 5.2%
Days on Market Until Sale	29	37	+ 27.6%	22	27	+ 22.7%
Median Sales Price*	\$753,250	\$990,000	+ 31.4%	\$762,000	\$805,000	+ 5.6%
Average Sales Price*	\$741,833	\$1,110,355	+ 49.7%	\$818,574	\$881,862	+ 7.7%
Percent of Original List Price Received*	98.3%	97.0%	- 1.3%	99.4%	99.1%	- 0.3%
Percent of List Price Received*	99.8%	96.9%	- 2.9%	100.1%	100.1%	0.0%
Inventory of Homes for Sale	37	31	- 16.2%	--	--	--
Months Supply of Inventory	2.6	2.0	- 23.1%	--	--	--

* 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

