

Local Market Update for March 2024

Provided by the North San Diego County REALTORS®.

92011 - Carlsbad

North San Diego County

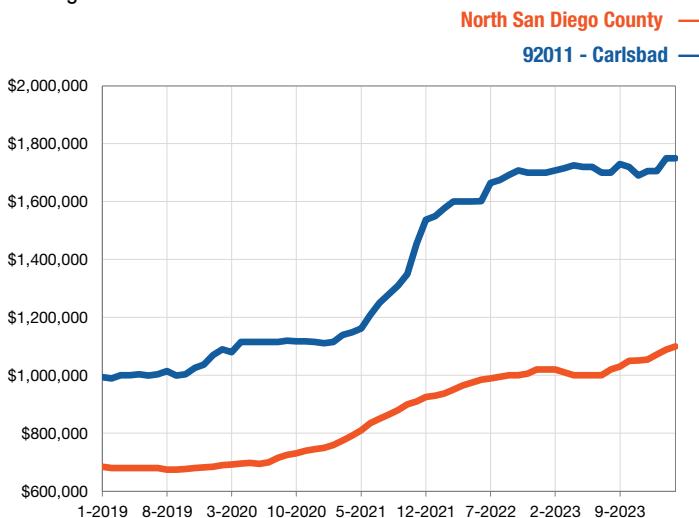
Detached Single-Family	March			Rolling 12 Months		
	2023	2024	Percent Change	Thru 3-2023	Thru 3-2024	Percent Change
New Listings	14	9	- 35.7%	182	168	- 7.7%
Pending Sales	11	10	- 9.1%	137	123	- 10.2%
Closed Sales	14	9	- 35.7%	145	122	- 15.9%
Days on Market Until Sale	29	20	- 31.0%	22	19	- 13.6%
Median Sales Price*	\$1,775,500	\$1,975,711	+ 11.3%	\$1,715,000	\$1,749,500	+ 2.0%
Average Sales Price*	\$1,771,643	\$2,017,135	+ 13.9%	\$1,763,943	\$1,856,883	+ 5.3%
Percent of Original List Price Received*	97.4%	100.6%	+ 3.3%	100.1%	98.7%	- 1.4%
Percent of List Price Received*	98.9%	100.8%	+ 1.9%	101.4%	99.7%	- 1.7%
Inventory of Homes for Sale	18	17	- 5.6%	--	--	--
Months Supply of Inventory	1.6	1.7	+ 6.3%	--	--	--

* 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.

Attached Single-Family	March			Rolling 12 Months		
	2023	2024	Percent Change	Thru 3-2023	Thru 3-2024	Percent Change
New Listings	7	10	+ 42.9%	94	99	+ 5.3%
Pending Sales	5	8	+ 60.0%	80	78	- 2.5%
Closed Sales	4	10	+ 150.0%	88	77	- 12.5%
Days on Market Until Sale	4	4	0.0%	16	12	- 25.0%
Median Sales Price*	\$852,500	\$994,500	+ 16.7%	\$999,500	\$1,000,000	+ 0.1%
Average Sales Price*	\$871,000	\$1,176,089	+ 35.0%	\$1,052,347	\$1,060,661	+ 0.8%
Percent of Original List Price Received*	105.4%	103.0%	- 2.3%	100.8%	99.9%	- 0.9%
Percent of List Price Received*	104.7%	103.0%	- 1.6%	101.9%	100.6%	- 1.3%
Inventory of Homes for Sale	8	6	- 25.0%	--	--	--
Months Supply of Inventory	1.2	0.9	- 25.0%	--	--	--

* 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

