

# Local Market Update for February 2024

Provided by the North San Diego County REALTORS®.

NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

## 92014 - Del Mar

North San Diego County

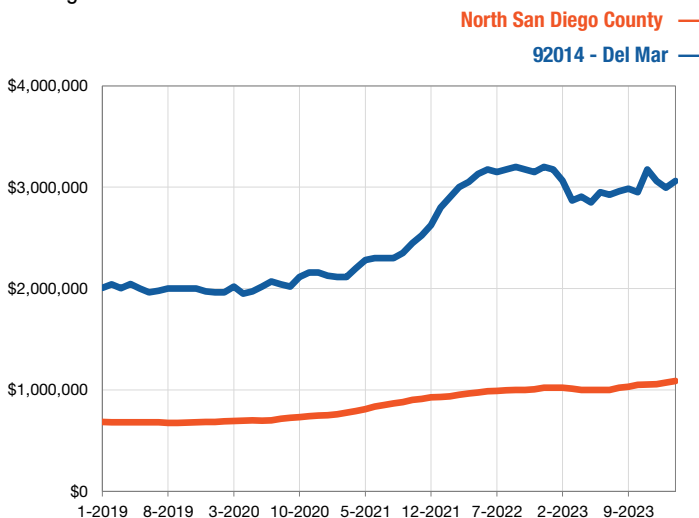
Detached Single-Family	February			Rolling 12 Months		
Key Metrics	2023	2024	Percent Change	Thru 2-2023	Thru 2-2024	Percent Change
New Listings	9	17	+ 88.9%	174	182	+ 4.6%
Pending Sales	10	8	- 20.0%	107	111	+ 3.7%
Closed Sales	10	7	- 30.0%	109	114	+ 4.6%
Days on Market Until Sale	48	26	- 45.8%	29	33	+ 13.8%
Median Sales Price*	\$2,457,500	\$2,449,000	- 0.3%	\$3,062,500	\$3,059,668	- 0.1%
Average Sales Price*	\$3,595,900	\$3,042,714	- 15.4%	\$4,024,127	\$3,833,874	- 4.7%
Percent of Original List Price Received*	100.5%	98.7%	- 1.8%	97.6%	95.6%	- 2.0%
Percent of List Price Received*	96.6%	97.4%	+ 0.8%	98.3%	96.7%	- 1.6%
Inventory of Homes for Sale	26	31	+ 19.2%	--	--	--
Months Supply of Inventory	2.9	3.4	+ 17.2%	--	--	--

\* 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	February			Rolling 12 Months		
Key Metrics	2023	2024	Percent Change	Thru 2-2023	Thru 2-2024	Percent Change
New Listings	5	2	- 60.0%	73	58	- 20.5%
Pending Sales	3	2	- 33.3%	47	42	- 10.6%
Closed Sales	2	3	+ 50.0%	47	40	- 14.9%
Days on Market Until Sale	100	18	- 82.0%	20	18	- 10.0%
Median Sales Price*	\$1,700,000	\$1,570,000	- 7.6%	\$1,111,250	\$1,542,500	+ 38.8%
Average Sales Price*	\$1,700,000	\$1,690,000	- 0.6%	\$1,431,272	\$1,561,628	+ 9.1%
Percent of Original List Price Received*	85.5%	102.0%	+ 19.3%	99.2%	99.1%	- 0.1%
Percent of List Price Received*	94.8%	104.0%	+ 9.7%	100.3%	99.8%	- 0.5%
Inventory of Homes for Sale	10	7	- 30.0%	--	--	--
Months Supply of Inventory	2.6	1.7	- 34.6%	--	--	--

\* 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

