

Local Market Update for August 2024

Provided by the North San Diego County REALTORS®.

NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

92037 - La Jolla

Metro San Diego County

Detached Single-Family

Key Metrics	August			Rolling 12 Months		
	2023	2024	Percent Change	Thru 8-2023	Thru 8-2024	Percent Change
New Listings	30	51	+ 70.0%	392	432	+ 10.2%
Pending Sales	14	33	+ 135.7%	235	245	+ 4.3%
Closed Sales	25	27	+ 8.0%	231	240	+ 3.9%
Days on Market Until Sale	29	28	- 3.4%	37	32	- 13.5%
Median Sales Price*	\$2,925,000	\$3,650,000	+ 24.8%	\$3,195,000	\$3,285,000	+ 2.8%
Average Sales Price*	\$4,178,131	\$5,013,869	+ 20.0%	\$3,975,592	\$4,431,987	+ 11.5%
Percent of Original List Price Received*	96.0%	97.8%	+ 1.9%	94.3%	97.2%	+ 3.1%
Percent of List Price Received*	98.4%	98.1%	- 0.3%	96.8%	98.1%	+ 1.3%
Inventory of Homes for Sale	99	95	- 4.0%	--	--	--
Months Supply of Inventory	5.1	4.7	- 7.8%	--	--	--

* 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.

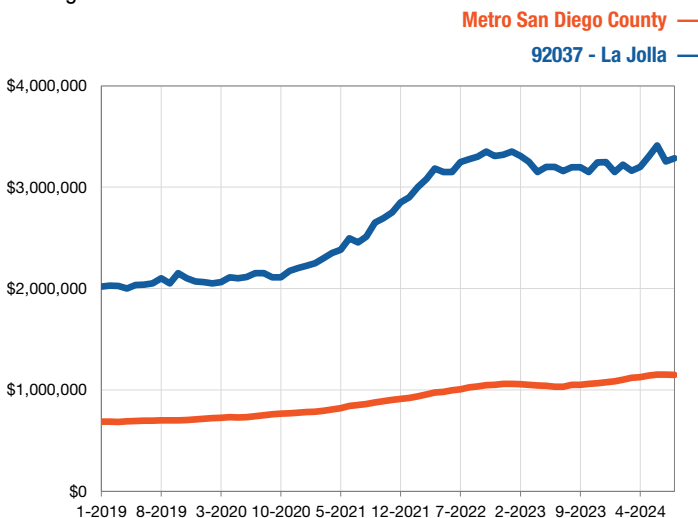
Attached Single-Family

Key Metrics	August			Rolling 12 Months		
	2023	2024	Percent Change	Thru 8-2023	Thru 8-2024	Percent Change
New Listings	39	30	- 23.1%	362	383	+ 5.8%
Pending Sales	22	20	- 9.1%	275	261	- 5.1%
Closed Sales	25	22	- 12.0%	275	263	- 4.4%
Days on Market Until Sale	24	26	+ 8.3%	27	28	+ 3.7%
Median Sales Price*	\$995,000	\$1,387,500	+ 39.4%	\$1,100,000	\$1,220,000	+ 10.9%
Average Sales Price*	\$1,380,044	\$1,531,591	+ 11.0%	\$1,311,062	\$1,450,651	+ 10.6%
Percent of Original List Price Received*	98.6%	96.9%	- 1.7%	97.3%	97.4%	+ 0.1%
Percent of List Price Received*	99.8%	98.4%	- 1.4%	99.2%	98.9%	- 0.3%
Inventory of Homes for Sale	65	71	+ 9.2%	--	--	--
Months Supply of Inventory	2.8	3.3	+ 17.9%	--	--	--

* 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

