

Local Market Update for February 2024

Provided by the North San Diego County REALTORS®.

NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

92037 - La Jolla

Metro San Diego County

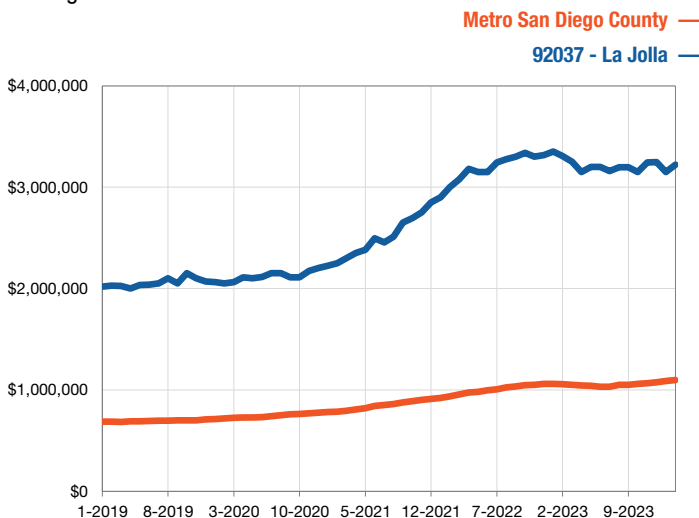
Detached Single-Family	February			Rolling 12 Months		
Key Metrics	2023	2024	Percent Change	Thru 2-2023	Thru 2-2024	Percent Change
New Listings	42	32	- 23.8%	448	391	- 12.7%
Pending Sales	29	31	+ 6.9%	266	237	- 10.9%
Closed Sales	19	22	+ 15.8%	270	232	- 14.1%
Days on Market Until Sale	41	38	- 7.3%	36	34	- 5.6%
Median Sales Price*	\$2,738,085	\$3,476,500	+ 27.0%	\$3,307,500	\$3,222,000	- 2.6%
Average Sales Price*	\$3,053,901	\$5,387,102	+ 76.4%	\$4,114,816	\$4,134,833	+ 0.5%
Percent of Original List Price Received*	97.0%	97.4%	+ 0.4%	96.1%	96.6%	+ 0.5%
Percent of List Price Received*	98.8%	99.5%	+ 0.7%	98.6%	98.1%	- 0.5%
Inventory of Homes for Sale	89	65	- 27.0%	--	--	--
Months Supply of Inventory	4.0	3.3	- 17.5%	--	--	--

* 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	28	28	0.0%	380	367	- 3.4%
Pending Sales	17	18	+ 5.9%	277	282	+ 1.8%
Closed Sales	15	23	+ 53.3%	275	283	+ 2.9%
Days on Market Until Sale	37	38	+ 2.7%	23	28	+ 21.7%
Median Sales Price*	\$1,300,000	\$1,206,000	- 7.2%	\$1,150,000	\$1,150,000	0.0%
Average Sales Price*	\$1,308,513	\$1,471,913	+ 12.5%	\$1,335,778	\$1,380,564	+ 3.4%
Percent of Original List Price Received*	99.3%	96.8%	- 2.5%	100.6%	97.7%	- 2.9%
Percent of List Price Received*	101.1%	98.3%	- 2.8%	101.5%	99.2%	- 2.3%
Inventory of Homes for Sale	49	42	- 14.3%	--	--	--
Months Supply of Inventory	2.1	1.8	- 14.3%	--	--	--

* 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.

Median Sales Price – Detached Single-Family
Rolling 12-Month Calculation



Median Sales Price – Attached Single-Family
Rolling 12-Month Calculation

