

Local Market Update for November 2024

Provided by the North San Diego County REALTORS®.

NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

92054 - Oceanside

North San Diego County

Detached Single-Family

Key Metrics	November			Rolling 12 Months		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
New Listings	17	9	- 47.1%	241	303	+ 25.7%
Pending Sales	16	14	- 12.5%	158	205	+ 29.7%
Closed Sales	12	11	- 8.3%	151	202	+ 33.8%
Days on Market Until Sale	18	41	+ 127.8%	28	30	+ 7.1%
Median Sales Price*	\$1,315,000	\$1,150,000	- 12.5%	\$1,197,000	\$1,284,500	+ 7.3%
Average Sales Price*	\$1,616,583	\$1,428,179	- 11.7%	\$1,420,205	\$1,430,986	+ 0.8%
Percent of Original List Price Received*	96.0%	92.0%	- 4.2%	98.9%	98.0%	- 0.9%
Percent of List Price Received*	99.5%	97.0%	- 2.5%	100.1%	99.9%	- 0.2%
Inventory of Homes for Sale	51	32	- 37.3%	--	--	--
Months Supply of Inventory	3.9	1.9	- 51.3%	--	--	--

* 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.

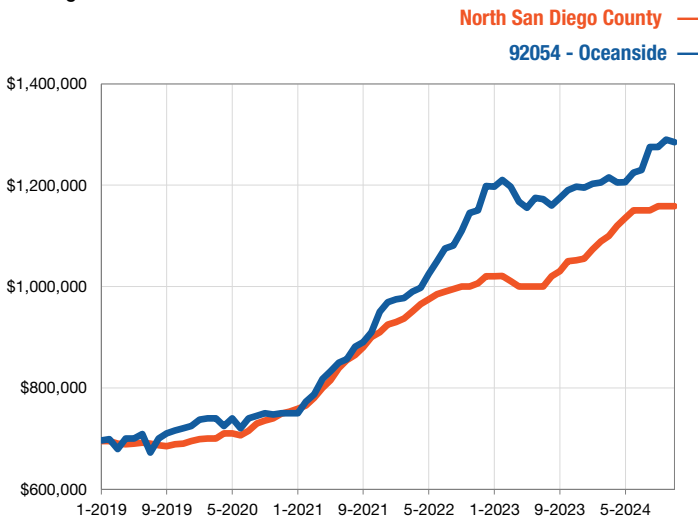
Attached Single-Family

Key Metrics	November			Rolling 12 Months		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
New Listings	20	15	- 25.0%	197	257	+ 30.5%
Pending Sales	3	7	+ 133.3%	131	169	+ 29.0%
Closed Sales	13	17	+ 30.8%	131	165	+ 26.0%
Days on Market Until Sale	16	50	+ 212.5%	24	44	+ 83.3%
Median Sales Price*	\$790,000	\$750,000	- 5.1%	\$899,000	\$899,000	0.0%
Average Sales Price*	\$834,261	\$913,200	+ 9.5%	\$956,775	\$1,089,748	+ 13.9%
Percent of Original List Price Received*	99.8%	95.6%	- 4.2%	97.4%	96.1%	- 1.3%
Percent of List Price Received*	100.8%	98.5%	- 2.3%	99.0%	98.1%	- 0.9%
Inventory of Homes for Sale	50	38	- 24.0%	--	--	--
Months Supply of Inventory	4.6	2.7	- 41.3%	--	--	--

* 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

