

Local Market Update for September 2021

Provided by the North San Diego County REALTORS®.

NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

92075 - Solana Beach

North San Diego County

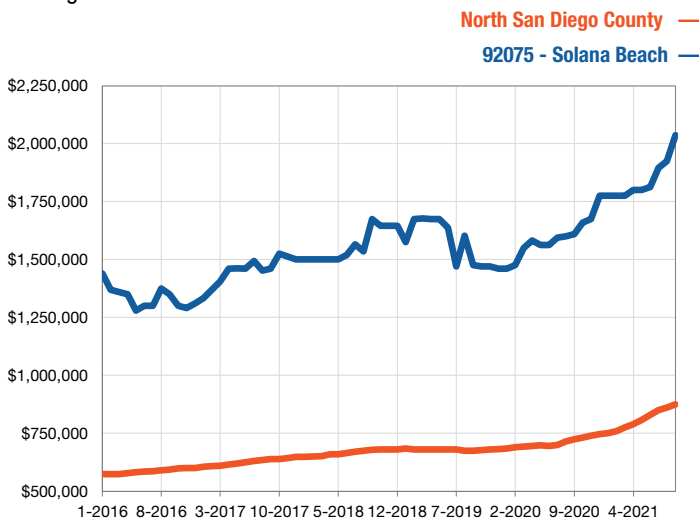
Detached Single-Family Key Metrics	September			Rolling 12 Months		
	2020	2021	Percent Change	Thru 9-2020	Thru 9-2021	Percent Change
New Listings	12	5	- 58.3%	155	132	- 14.8%
Pending Sales	9	5	- 44.4%	87	111	+ 27.6%
Closed Sales	14	9	- 35.7%	83	112	+ 34.9%
Days on Market Until Sale	18	29	+ 61.1%	52	23	- 55.8%
Median Sales Price*	\$1,517,500	\$2,350,000	+ 54.9%	\$1,610,000	\$2,037,500	+ 26.6%
Average Sales Price*	\$1,631,093	\$2,123,667	+ 30.2%	\$1,991,295	\$2,598,841	+ 30.5%
Percent of Original List Price Received*	96.1%	96.4%	+ 0.3%	93.8%	97.3%	+ 3.7%
Percent of List Price Received*	96.8%	97.0%	+ 0.2%	95.7%	98.6%	+ 3.0%
Inventory of Homes for Sale	38	13	- 65.8%	--	--	--
Months Supply of Inventory	5.2	1.4	- 73.1%	--	--	--

* 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	September			Rolling 12 Months		
	2020	2021	Percent Change	Thru 9-2020	Thru 9-2021	Percent Change
New Listings	12	13	+ 8.3%	151	150	- 0.7%
Pending Sales	10	10	0.0%	99	131	+ 32.3%
Closed Sales	9	8	- 11.1%	101	130	+ 28.7%
Days on Market Until Sale	32	15	- 53.1%	42	23	- 45.2%
Median Sales Price*	\$945,000	\$1,090,000	+ 15.3%	\$989,000	\$1,068,000	+ 8.0%
Average Sales Price*	\$1,053,746	\$1,181,750	+ 12.1%	\$1,037,942	\$1,170,773	+ 12.8%
Percent of Original List Price Received*	95.6%	99.7%	+ 4.3%	95.8%	98.4%	+ 2.7%
Percent of List Price Received*	97.1%	99.9%	+ 2.9%	97.4%	99.6%	+ 2.3%
Inventory of Homes for Sale	19	11	- 42.1%	--	--	--
Months Supply of Inventory	2.3	1.0	- 56.5%	--	--	--

* 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.

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



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

