

Local Market Update for March 2024

Provided by the North San Diego County REALTORS®.

92083 - Vista

North San Diego County

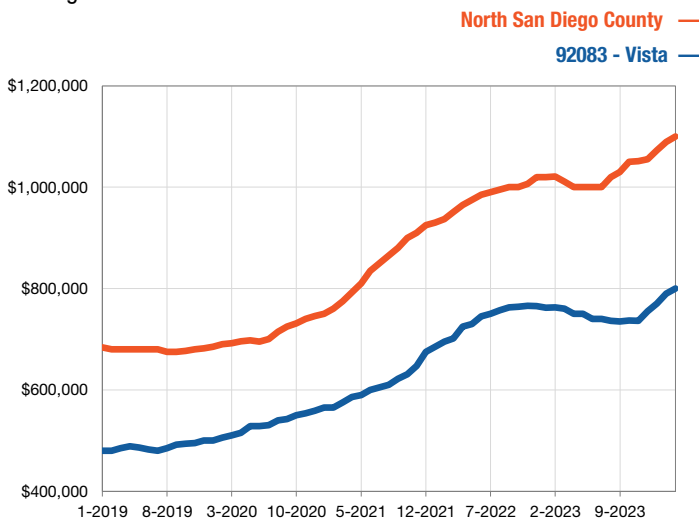
Detached Single-Family	March			Rolling 12 Months		
Key Metrics	2023	2024	Percent Change	Thru 3-2023	Thru 3-2024	Percent Change
New Listings	8	18	+ 125.0%	221	165	- 25.3%
Pending Sales	7	17	+ 142.9%	170	133	- 21.8%
Closed Sales	9	17	+ 88.9%	186	129	- 30.6%
Days on Market Until Sale	24	39	+ 62.5%	20	26	+ 30.0%
Median Sales Price*	\$675,000	\$892,580	+ 32.2%	\$760,000	\$800,000	+ 5.3%
Average Sales Price*	\$747,389	\$838,787	+ 12.2%	\$784,233	\$816,406	+ 4.1%
Percent of Original List Price Received*	98.8%	100.2%	+ 1.4%	100.3%	98.9%	- 1.4%
Percent of List Price Received*	99.0%	101.5%	+ 2.5%	100.9%	100.0%	- 0.9%
Inventory of Homes for Sale	13	17	+ 30.8%	--	--	--
Months Supply of Inventory	0.9	1.5	+ 66.7%	--	--	--

* 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	March			Rolling 12 Months		
Key Metrics	2023	2024	Percent Change	Thru 3-2023	Thru 3-2024	Percent Change
New Listings	5	5	0.0%	88	71	- 19.3%
Pending Sales	5	5	0.0%	66	52	- 21.2%
Closed Sales	7	3	- 57.1%	65	51	- 21.5%
Days on Market Until Sale	19	8	- 57.9%	19	20	+ 5.3%
Median Sales Price*	\$580,000	\$575,000	- 0.9%	\$515,000	\$560,000	+ 8.7%
Average Sales Price*	\$524,000	\$561,333	+ 7.1%	\$550,523	\$553,334	+ 0.5%
Percent of Original List Price Received*	99.4%	100.9%	+ 1.5%	100.1%	99.2%	- 0.9%
Percent of List Price Received*	99.6%	100.9%	+ 1.3%	100.5%	100.4%	- 0.1%
Inventory of Homes for Sale	4	7	+ 75.0%	--	--	--
Months Supply of Inventory	0.7	1.6	+ 128.6%	--	--	--

* 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

