

Local Market Update for November 2024

Provided by the North San Diego County REALTORS®.

NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

92084 - Vista

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	19	28	+ 47.4%	367	386	+ 5.2%
Pending Sales	22	12	- 45.5%	262	274	+ 4.6%
Closed Sales	18	19	+ 5.6%	256	278	+ 8.6%
Days on Market Until Sale	26	48	+ 84.6%	24	32	+ 33.3%
Median Sales Price*	\$871,000	\$825,000	- 5.3%	\$865,000	\$917,500	+ 6.1%
Average Sales Price*	\$1,013,821	\$870,497	- 14.1%	\$964,516	\$961,388	- 0.3%
Percent of Original List Price Received*	95.5%	95.5%	0.0%	98.2%	97.4%	- 0.8%
Percent of List Price Received*	98.4%	99.0%	+ 0.6%	99.6%	99.6%	0.0%
Inventory of Homes for Sale	63	59	- 6.3%	--	--	--
Months Supply of Inventory	2.9	2.6	- 10.3%	--	--	--

* 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.

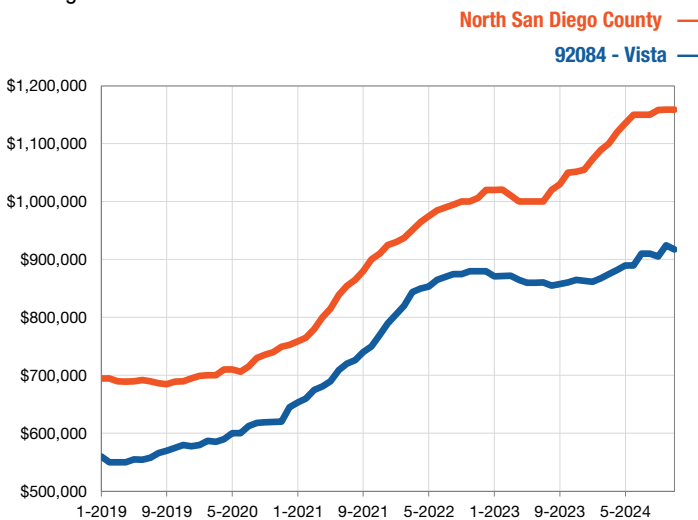
Attached Single-Family

Key Metrics	November			Rolling 12 Months		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
New Listings	3	3	0.0%	39	58	+ 48.7%
Pending Sales	1	2	+ 100.0%	38	42	+ 10.5%
Closed Sales	2	2	0.0%	41	41	0.0%
Days on Market Until Sale	24	30	+ 25.0%	29	36	+ 24.1%
Median Sales Price*	\$749,500	\$461,250	- 38.5%	\$570,000	\$615,000	+ 7.9%
Average Sales Price*	\$749,500	\$461,250	- 38.5%	\$628,500	\$613,857	- 2.3%
Percent of Original List Price Received*	95.5%	97.4%	+ 2.0%	99.0%	99.5%	+ 0.5%
Percent of List Price Received*	97.6%	94.2%	- 3.5%	100.1%	100.3%	+ 0.2%
Inventory of Homes for Sale	8	10	+ 25.0%	--	--	--
Months Supply of Inventory	2.5	2.9	+ 16.0%	--	--	--

* 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

