

Local Market Update for July 2017

Provided by the North San Diego County Association of REALTORS®.

North San Diego County
Association of REALTORS®



San Diego County

Detached Single-Family	July			Rolling 12 Months		
	2016	2017	Percent Change	Thru 7-2016	Thru 7-2017	Percent Change
Key Metrics						
New Listings	3,234	2,879	- 11.0%	34,222	32,920	- 3.8%
Pending Sales	2,122	2,310	+ 8.9%	23,955	24,575	+ 2.6%
Closed Sales	2,227	1,964	- 11.8%	23,694	24,282	+ 2.5%
Days on Market Until Sale	32	27	- 15.6%	36	33	- 8.3%
Median Sales Price*	\$560,000	\$620,000	+ 10.7%	\$545,000	\$582,000	+ 6.8%
Average Sales Price*	\$686,058	\$774,835	+ 12.9%	\$693,545	\$740,802	+ 6.8%
Percent of Original List Price Received*	97.2%	97.8%	+ 0.6%	96.9%	97.2%	+ 0.3%
Percent of List Price Received*	98.2%	98.7%	+ 0.5%	98.1%	98.3%	+ 0.2%
Inventory of Homes for Sale	5,902	4,301	- 27.1%	--	--	--
Months Supply of Inventory	3.0	2.1	- 30.0%	--	--	--

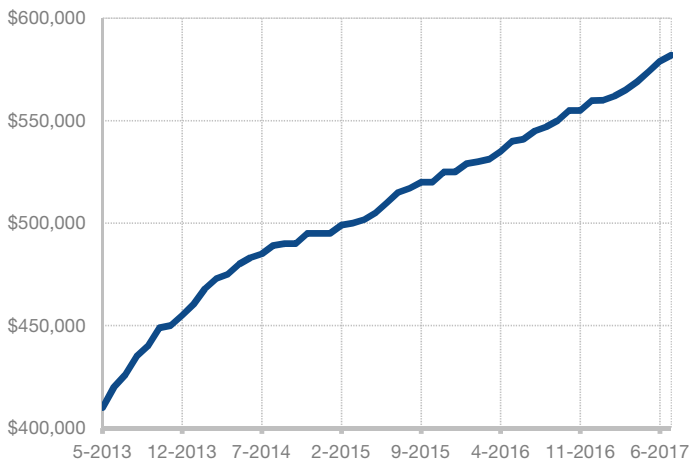
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached Single-Family	July			Rolling 12 Months		
	2016	2017	Percent Change	Thru 7-2016	Thru 7-2017	Percent Change
Key Metrics						
New Listings	1,530	1,357	- 11.3%	16,245	15,208	- 6.4%
Pending Sales	1,106	1,167	+ 5.5%	12,617	12,635	+ 0.1%
Closed Sales	1,158	1,054	- 9.0%	12,542	12,557	+ 0.1%
Days on Market Until Sale	24	22	- 8.3%	32	26	- 18.8%
Median Sales Price*	\$379,500	\$405,000	+ 6.7%	\$358,000	\$385,000	+ 7.5%
Average Sales Price*	\$434,288	\$502,865	+ 15.8%	\$426,734	\$456,111	+ 6.9%
Percent of Original List Price Received*	98.2%	98.7%	+ 0.5%	97.5%	98.2%	+ 0.7%
Percent of List Price Received*	98.7%	99.2%	+ 0.5%	98.3%	98.8%	+ 0.5%
Inventory of Homes for Sale	2,099	1,462	- 30.3%	--	--	--
Months Supply of Inventory	2.0	1.4	- 30.0%	--	--	--

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

San Diego County —



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

San Diego County —

