



# Local Market Update for May 2017

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

## San Diego County

Detached Single-Family	May			Rolling 12 Months		
	2016	2017	Percent Change	Thru 5-2016	Thru 5-2017	Percent Change
<b>Key Metrics</b>						
New Listings	3,328	<b>3,242</b>	- 2.6%	34,318	<b>33,439</b>	- 2.6%
Pending Sales	2,382	<b>2,679</b>	+ 12.5%	24,120	<b>24,585</b>	+ 1.9%
Closed Sales	2,358	<b>2,214</b>	- 6.1%	24,104	<b>24,285</b>	+ 0.8%
Days on Market Until Sale	32	<b>27</b>	- 15.6%	37	<b>34</b>	- 8.1%
Median Sales Price*	\$567,125	<b>\$612,500</b>	+ 8.0%	\$540,000	<b>\$574,000</b>	+ 6.3%
Average Sales Price*	\$726,534	<b>\$779,886</b>	+ 7.3%	\$686,253	<b>\$727,670</b>	+ 6.0%
Percent of Original List Price Received*	97.3%	<b>98.1%</b>	+ 0.8%	96.8%	<b>97.1%</b>	+ 0.3%
Percent of List Price Received*	98.3%	<b>98.8%</b>	+ 0.5%	98.0%	<b>98.3%</b>	+ 0.3%
Inventory of Homes for Sale	5,404	<b>4,070</b>	- 24.7%	--	--	--
Months Supply of Inventory	2.7	<b>2.0</b>	- 25.9%	--	--	--

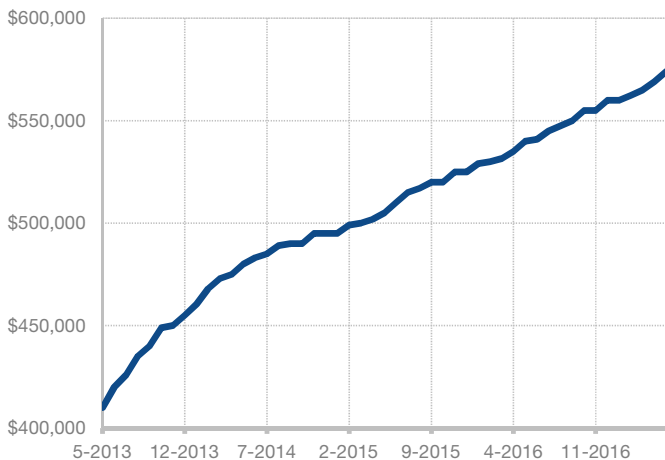
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached Single-Family	May			Rolling 12 Months		
	2016	2017	Percent Change	Thru 5-2016	Thru 5-2017	Percent Change
<b>Key Metrics</b>						
New Listings	1,477	<b>1,489</b>	+ 0.8%	16,248	<b>15,425</b>	- 5.1%
Pending Sales	1,276	<b>1,315</b>	+ 3.1%	12,686	<b>12,633</b>	- 0.4%
Closed Sales	1,203	<b>1,193</b>	- 0.8%	12,629	<b>12,661</b>	+ 0.3%
Days on Market Until Sale	29	<b>19</b>	- 34.5%	33	<b>27</b>	- 18.2%
Median Sales Price*	\$375,000	<b>\$394,000</b>	+ 5.1%	\$351,000	<b>\$380,000</b>	+ 8.3%
Average Sales Price*	\$446,229	<b>\$456,589</b>	+ 2.3%	\$422,868	<b>\$446,191</b>	+ 5.5%
Percent of Original List Price Received*	98.0%	<b>98.9%</b>	+ 0.9%	97.3%	<b>98.0%</b>	+ 0.7%
Percent of List Price Received*	98.7%	<b>99.3%</b>	+ 0.6%	98.2%	<b>98.7%</b>	+ 0.5%
Inventory of Homes for Sale	1,881	<b>1,376</b>	- 26.8%	--	--	--
Months Supply of Inventory	1.8	<b>1.3</b>	- 27.8%	--	--	--

\* 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

San Diego County —



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

San Diego County —

