

Local Market Update for June 2024

Provided by the North San Diego County REALTORS®.

NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

San Diego County

County

| Detached Single-Family | June | | | Rolling 12 Months | | |
|--|-------------|--------------------|----------------|-------------------|--------------------|----------------|
| | 2023 | 2024 | Percent Change | Thru 6-2023 | Thru 6-2024 | Percent Change |
| Key Metrics | | | | | | |
| New Listings | 1,925 | 1,923 | - 0.1% | 20,779 | 20,081 | - 3.4% |
| Pending Sales | 1,383 | 1,432 | + 3.5% | 15,635 | 14,688 | - 6.1% |
| Closed Sales | 1,382 | 1,310 | - 5.2% | 15,754 | 14,455 | - 8.2% |
| Days on Market Until Sale | 18 | 20 | + 11.1% | 27 | 22 | - 18.5% |
| Median Sales Price* | \$975,000 | \$1,075,000 | + 10.3% | \$905,000 | \$1,000,000 | + 10.5% |
| Average Sales Price* | \$1,273,355 | \$1,403,202 | + 10.2% | \$1,199,328 | \$1,332,623 | + 11.1% |
| Percent of Original List Price Received* | 101.2% | 99.5% | - 1.7% | 97.6% | 99.7% | + 2.2% |
| Percent of List Price Received* | 101.5% | 100.4% | - 1.1% | 99.4% | 100.5% | + 1.1% |
| Inventory of Homes for Sale | 2,565 | 2,763 | + 7.7% | -- | -- | -- |
| Months Supply of Inventory | 2.0 | 2.3 | + 15.0% | -- | -- | -- |

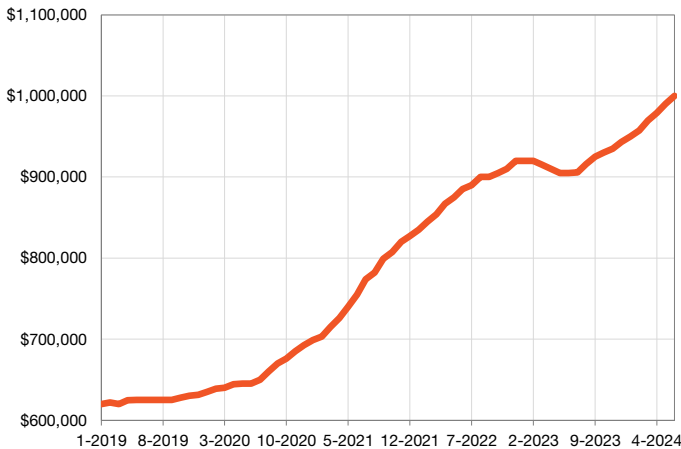
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| Attached Single-Family | June | | | Rolling 12 Months | | |
|--|-----------|------------------|----------------|-------------------|------------------|----------------|
| | 2023 | 2024 | Percent Change | Thru 6-2023 | Thru 6-2024 | Percent Change |
| Key Metrics | | | | | | |
| New Listings | 936 | 1,116 | + 19.2% | 10,382 | 11,211 | + 8.0% |
| Pending Sales | 745 | 703 | - 5.6% | 8,307 | 8,038 | - 3.2% |
| Closed Sales | 757 | 661 | - 12.7% | 8,409 | 7,925 | - 5.8% |
| Days on Market Until Sale | 16 | 23 | + 43.8% | 24 | 21 | - 12.5% |
| Median Sales Price* | \$650,000 | \$699,000 | + 7.5% | \$619,546 | \$665,000 | + 7.3% |
| Average Sales Price* | \$776,583 | \$844,676 | + 8.8% | \$725,191 | \$801,188 | + 10.5% |
| Percent of Original List Price Received* | 101.0% | 99.2% | - 1.8% | 98.8% | 99.8% | + 1.0% |
| Percent of List Price Received* | 101.3% | 100.0% | - 1.3% | 100.1% | 100.4% | + 0.3% |
| Inventory of Homes for Sale | 1,128 | 1,683 | + 49.2% | -- | -- | -- |
| Months Supply of Inventory | 1.6 | 2.5 | + 56.3% | -- | -- | -- |

* 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.

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 —

