

# Local Market Update for April 2022

A Research Tool Provided by the Greater San Diego Association of REALTORS®

## 92109

Pacific Beach, Mission Beach

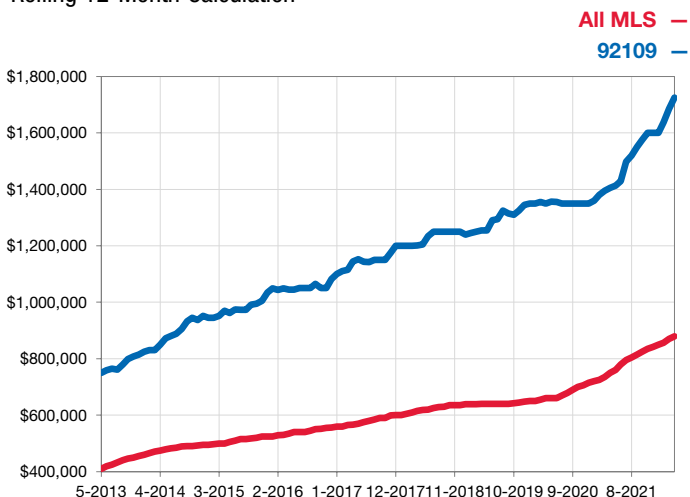
Single Family	April			Year to Date		
	2021	2022	Percent Change	Thru 4-2021	Thru 4-2022	Percent Change
<b>Key Metrics</b>						
New Listings	18	21	+ 16.7%	91	76	- 16.5%
Pending Sales	21	15	- 28.6%	88	68	- 22.7%
Closed Sales	31	19	- 38.7%	80	68	- 15.0%
Median Sales Price*	\$1,575,000	\$1,830,000	+ 16.2%	\$1,562,500	\$2,000,000	+ 28.0%
Percent of Original List Price Received*	102.2%	104.8%	+ 2.5%	100.4%	104.2%	+ 3.8%
Days on Market Until Sale	53	25	- 52.8%	46	24	- 47.8%
Inventory of Homes for Sale	18	15	- 16.7%	--	--	--
Months Supply of Inventory	0.8	0.8	0.0%	--	--	--

\* 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.

Townhouse-Condo	April			Year to Date		
	2021	2022	Percent Change	Thru 4-2021	Thru 4-2022	Percent Change
<b>Key Metrics</b>						
New Listings	49	32	- 34.7%	154	125	- 18.8%
Pending Sales	32	26	- 18.8%	123	100	- 18.7%
Closed Sales	28	17	- 39.3%	115	91	- 20.9%
Median Sales Price*	\$698,500	\$1,000,000	+ 43.2%	\$735,000	\$853,000	+ 16.1%
Percent of Original List Price Received*	102.2%	106.7%	+ 4.4%	100.5%	106.5%	+ 6.0%
Days on Market Until Sale	26	24	- 7.7%	26	23	- 11.5%
Inventory of Homes for Sale	43	27	- 37.2%	--	--	--
Months Supply of Inventory	1.3	0.9	- 30.8%	--	--	--

\* 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 – Single Family**  
Rolling 12-Month Calculation



**Median Sales Price – Townhouse-Condo**  
Rolling 12-Month Calculation

