

# Local Market Update for October 2021

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

## 91911

### Chula Vista South

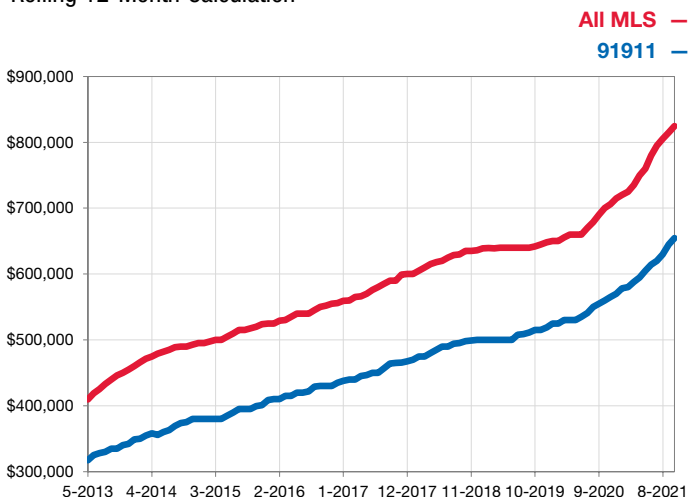
Single Family	October			Year to Date		
	2020	2021	Percent Change	Thru 10-2020	Thru 10-2021	Percent Change
<b>Key Metrics</b>						
New Listings	34	34	0.0%	369	344	- 6.8%
Pending Sales	26	37	+ 42.3%	309	287	- 7.1%
Closed Sales	41	33	- 19.5%	295	271	- 8.1%
Median Sales Price*	\$580,000	\$675,000	+ 16.4%	\$568,500	\$670,000	+ 17.9%
Percent of Original List Price Received*	102.0%	101.1%	- 0.9%	100.7%	102.7%	+ 2.0%
Days on Market Until Sale	19	15	- 21.1%	25	19	- 24.0%
Inventory of Homes for Sale	34	22	- 35.3%	--	--	--
Months Supply of Inventory	1.1	0.8	- 27.3%	--	--	--

\* 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.

Townhouse-Condo	October			Year to Date		
	2020	2021	Percent Change	Thru 10-2020	Thru 10-2021	Percent Change
<b>Key Metrics</b>						
New Listings	9	9	0.0%	115	124	+ 7.8%
Pending Sales	9	11	+ 22.2%	99	109	+ 10.1%
Closed Sales	14	11	- 21.4%	100	110	+ 10.0%
Median Sales Price*	\$387,500	\$420,000	+ 8.4%	\$375,000	\$426,500	+ 13.7%
Percent of Original List Price Received*	102.4%	102.8%	+ 0.4%	100.6%	103.5%	+ 2.9%
Days on Market Until Sale	15	15	0.0%	25	15	- 40.0%
Inventory of Homes for Sale	6	5	- 16.7%	--	--	--
Months Supply of Inventory	0.6	0.5	- 16.7%	--	--	--

\* 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

