

Local Market Update for July 2018

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

91914

Chula Vista NE

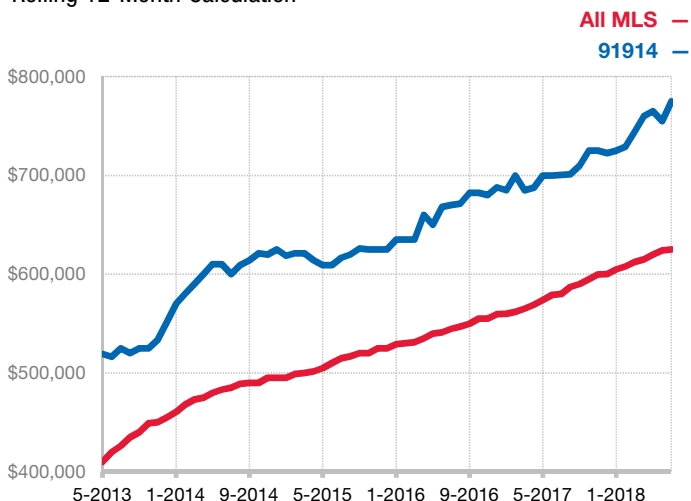
Single Family	July			Year to Date		
	2017	2018	Percent Change	Thru 7-2017	Thru 7-2018	Percent Change
Key Metrics						
New Listings	32	26	- 18.8%	205	180	- 12.2%
Pending Sales	16	16	0.0%	104	100	- 3.8%
Closed Sales	26	16	- 38.5%	102	96	- 5.9%
Median Sales Price*	\$727,500	\$749,500	+ 3.0%	\$727,000	\$797,000	+ 9.6%
Percent of Original List Price Received*	97.2%	97.7%	+ 0.5%	97.6%	98.4%	+ 0.8%
Days on Market Until Sale	41	27	- 34.1%	30	42	+ 40.0%
Inventory of Homes for Sale	66	48	- 27.3%	--	--	--
Months Supply of Inventory	4.1	3.2	- 22.0%	--	--	--

* 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	July			Year to Date		
	2017	2018	Percent Change	Thru 7-2017	Thru 7-2018	Percent Change
Key Metrics						
New Listings	5	5	0.0%	51	46	- 9.8%
Pending Sales	2	3	+ 50.0%	48	34	- 29.2%
Closed Sales	10	7	- 30.0%	48	32	- 33.3%
Median Sales Price*	\$415,000	\$430,000	+ 3.6%	\$383,500	\$408,500	+ 6.5%
Percent of Original List Price Received*	99.6%	99.5%	- 0.1%	99.3%	100.1%	+ 0.8%
Days on Market Until Sale	16	13	- 18.8%	16	11	- 31.3%
Inventory of Homes for Sale	4	7	+ 75.0%	--	--	--
Months Supply of Inventory	0.7	1.6	+ 128.6%	--	--	--

* 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

