

Local Market Update for March 2024

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

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Imperial Beach

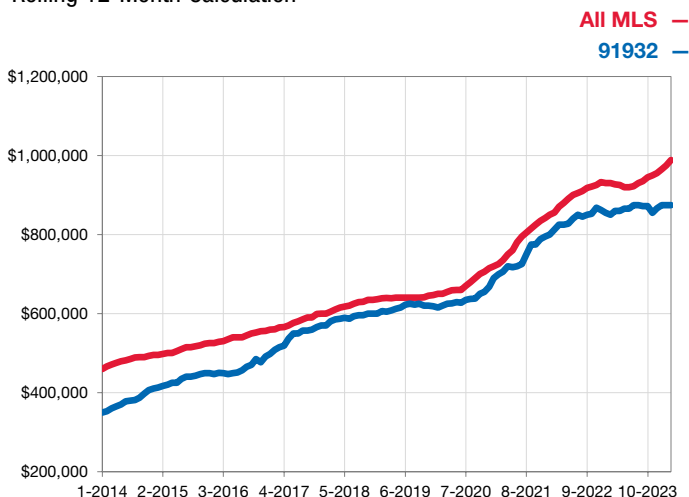
Single Family	March			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 3-2023	Thru 3-2024	Percent Change
New Listings	13	15	+ 15.4%	35	42	+ 20.0%
Pending Sales	14	4	- 71.4%	26	20	- 23.1%
Closed Sales	8	8	0.0%	19	18	- 5.3%
Median Sales Price*	\$898,500	\$875,000	- 2.6%	\$826,000	\$967,500	+ 17.1%
Percent of Original List Price Received*	98.4%	93.1%	- 5.4%	97.2%	97.1%	- 0.1%
Days on Market Until Sale	32	40	+ 25.0%	43	32	- 25.6%
Inventory of Homes for Sale	16	23	+ 43.8%	--	--	--
Months Supply of Inventory	2.2	4.0	+ 81.8%	--	--	--

* 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.

Townhouse-Condo	March			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 3-2023	Thru 3-2024	Percent Change
New Listings	7	11	+ 57.1%	28	33	+ 17.9%
Pending Sales	10	5	- 50.0%	18	19	+ 5.6%
Closed Sales	3	1	- 66.7%	12	16	+ 33.3%
Median Sales Price*	\$749,000	\$650,000	- 13.2%	\$570,250	\$737,000	+ 29.2%
Percent of Original List Price Received*	101.3%	93.0%	- 8.2%	99.0%	96.5%	- 2.5%
Days on Market Until Sale	32	7	- 78.1%	23	39	+ 69.6%
Inventory of Homes for Sale	15	25	+ 66.7%	--	--	--
Months Supply of Inventory	2.7	4.7	+ 74.1%	--	--	--

* 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

