

Local Market Update for July 2024

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

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La Mesa, Mount Helix

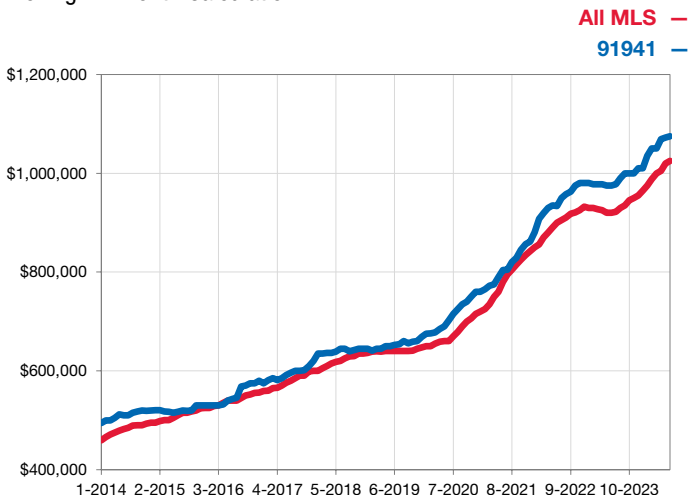
Single Family	July			Year to Date		
	2023	2024	Percent Change	Thru 7-2023	Thru 7-2024	Percent Change
Key Metrics						
New Listings	25	40	+ 60.0%	158	225	+ 42.4%
Pending Sales	23	22	- 4.3%	136	136	0.0%
Closed Sales	20	24	+ 20.0%	131	127	- 3.1%
Median Sales Price*	\$1,025,000	\$1,132,250	+ 10.5%	\$1,000,000	\$1,095,000	+ 9.5%
Percent of Original List Price Received*	102.9%	99.3%	- 3.5%	101.2%	99.6%	- 1.6%
Days on Market Until Sale	16	16	0.0%	35	22	- 37.1%
Inventory of Homes for Sale	21	57	+ 171.4%	--	--	--
Months Supply of Inventory	1.1	3.1	+ 181.8%	--	--	--

* 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	July			Year to Date		
	2023	2024	Percent Change	Thru 7-2023	Thru 7-2024	Percent Change
Key Metrics						
New Listings	2	4	+ 100.0%	14	26	+ 85.7%
Pending Sales	2	4	+ 100.0%	13	21	+ 61.5%
Closed Sales	2	2	0.0%	12	19	+ 58.3%
Median Sales Price*	\$533,500	\$632,500	+ 18.6%	\$546,000	\$520,000	- 4.8%
Percent of Original List Price Received*	100.6%	106.0%	+ 5.4%	102.1%	100.8%	- 1.3%
Days on Market Until Sale	7	18	+ 157.1%	9	19	+ 111.1%
Inventory of Homes for Sale	1	4	+ 300.0%	--	--	--
Months Supply of Inventory	0.4	1.5	+ 275.0%	--	--	--

* 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.

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

