

Local Market Update for July 2018

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

91945

Lemon Grove

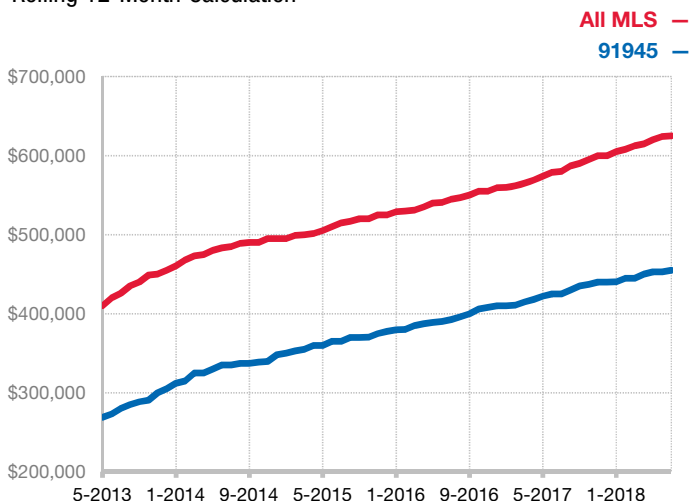
Single Family	July			Year to Date		
	2017	2018	Percent Change	Thru 7-2017	Thru 7-2018	Percent Change
Key Metrics						
New Listings	29	23	- 20.7%	162	173	+ 6.8%
Pending Sales	21	20	- 4.8%	127	141	+ 11.0%
Closed Sales	22	20	- 9.1%	125	137	+ 9.6%
Median Sales Price*	\$451,250	\$457,500	+ 1.4%	\$432,000	\$460,000	+ 6.5%
Percent of Original List Price Received*	97.7%	97.7%	0.0%	98.7%	98.4%	- 0.3%
Days on Market Until Sale	11	25	+ 127.3%	21	20	- 4.8%
Inventory of Homes for Sale	30	28	- 6.7%	--	--	--
Months Supply of Inventory	1.6	1.4	- 12.5%	--	--	--

* 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	1	6	+ 500.0%	16	27	+ 68.8%
Pending Sales	3	3	0.0%	18	15	- 16.7%
Closed Sales	5	4	- 20.0%	16	13	- 18.8%
Median Sales Price*	\$228,000	\$305,000	+ 33.8%	\$249,500	\$275,000	+ 10.2%
Percent of Original List Price Received*	98.4%	98.9%	+ 0.5%	97.4%	99.2%	+ 1.8%
Days on Market Until Sale	27	9	- 66.7%	27	9	- 66.7%
Inventory of Homes for Sale	1	7	+ 600.0%	--	--	--
Months Supply of Inventory	0.5	3.2	+ 540.0%	--	--	--

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

