

Local Market Update for July 2018

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

91950

National City

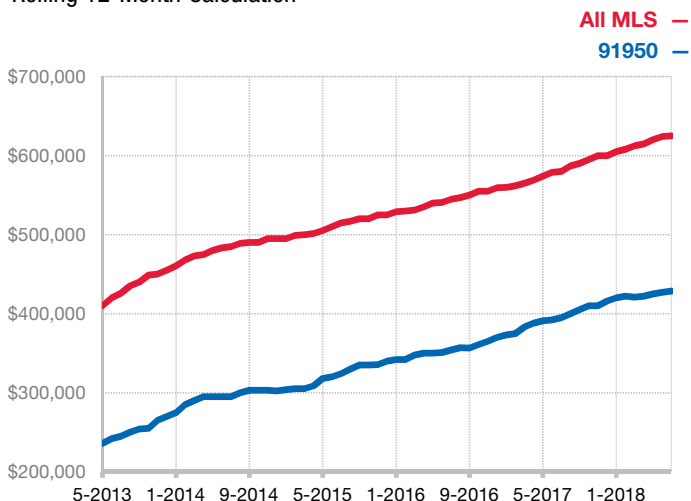
Single Family	July			Year to Date		
	2017	2018	Percent Change	Thru 7-2017	Thru 7-2018	Percent Change
Key Metrics						
New Listings	34	17	- 50.0%	168	122	- 27.4%
Pending Sales	19	12	- 36.8%	112	99	- 11.6%
Closed Sales	19	11	- 42.1%	104	92	- 11.5%
Median Sales Price*	\$430,000	\$455,000	+ 5.8%	\$407,500	\$436,500	+ 7.1%
Percent of Original List Price Received*	97.0%	100.9%	+ 4.0%	97.8%	98.1%	+ 0.3%
Days on Market Until Sale	26	27	+ 3.8%	31	32	+ 3.2%
Inventory of Homes for Sale	35	22	- 37.1%	--	--	--
Months Supply of Inventory	2.2	1.6	- 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	July			Year to Date		
	2017	2018	Percent Change	Thru 7-2017	Thru 7-2018	Percent Change
Key Metrics						
New Listings	1	5	+ 400.0%	28	26	- 7.1%
Pending Sales	6	4	- 33.3%	23	21	- 8.7%
Closed Sales	8	2	- 75.0%	20	19	- 5.0%
Median Sales Price*	\$212,750	\$420,000	+ 97.4%	\$247,500	\$271,500	+ 9.7%
Percent of Original List Price Received*	99.6%	96.7%	- 2.9%	99.6%	100.3%	+ 0.7%
Days on Market Until Sale	68	53	- 22.1%	51	24	- 52.9%
Inventory of Homes for Sale	8	4	- 50.0%	--	--	--
Months Supply of Inventory	2.6	1.1	- 57.7%	--	--	--

* 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

