

Local Market Update for November 2024

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

91977

Spring Valley

Single Family

Key Metrics	November			Year to Date		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
New Listings	27	30	+ 11.1%	348	464	+ 33.3%
Pending Sales	15	31	+ 106.7%	285	328	+ 15.1%
Closed Sales	21	31	+ 47.6%	290	300	+ 3.4%
Median Sales Price*	\$757,000	\$765,000	+ 1.1%	\$735,000	\$771,500	+ 5.0%
Percent of Original List Price Received*	98.1%	98.3%	+ 0.2%	101.2%	100.3%	- 0.9%
Days on Market Until Sale	33	27	- 18.2%	25	26	+ 4.0%
Inventory of Homes for Sale	46	58	+ 26.1%	--	--	--
Months Supply of Inventory	1.8	2.0	+ 11.1%	--	--	--

* 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.

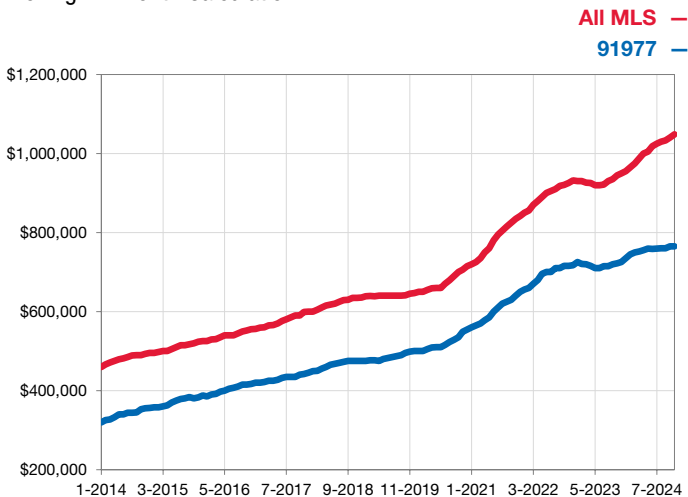
Townhouse-Condo

Key Metrics	November			Year to Date		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
New Listings	7	7	0.0%	107	125	+ 16.8%
Pending Sales	10	5	- 50.0%	90	85	- 5.6%
Closed Sales	3	6	+ 100.0%	92	87	- 5.4%
Median Sales Price*	\$550,000	\$515,000	- 6.4%	\$538,500	\$580,000	+ 7.7%
Percent of Original List Price Received*	94.3%	100.2%	+ 6.3%	102.3%	100.8%	- 1.5%
Days on Market Until Sale	77	15	- 80.5%	25	30	+ 20.0%
Inventory of Homes for Sale	8	15	+ 87.5%	--	--	--
Months Supply of Inventory	0.9	2.0	+ 122.2%	--	--	--

* 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

