

Local Market Update for January 2019

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

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Rancho San Diego

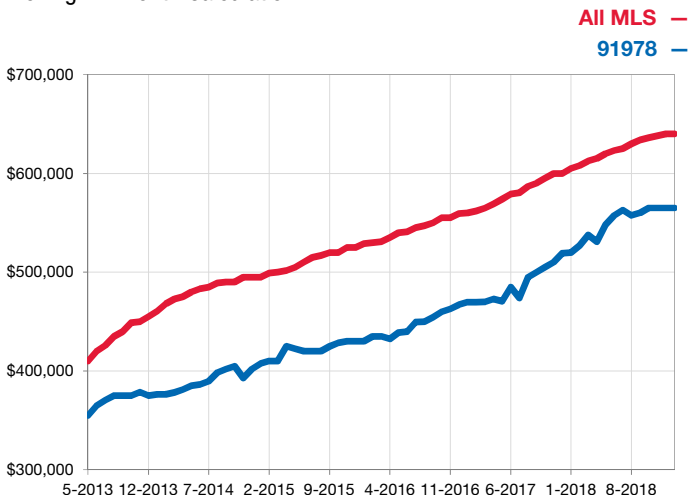
Single Family	January			Year to Date		
	2018	2019	Percent Change	Thru 1-2018	Thru 1-2019	Percent Change
Key Metrics						
New Listings	8	4	- 50.0%	8	4	- 50.0%
Pending Sales	8	4	- 50.0%	8	4	- 50.0%
Closed Sales	9	4	- 55.6%	9	4	- 55.6%
Median Sales Price*	\$565,000	\$572,500	+ 1.3%	\$565,000	\$572,500	+ 1.3%
Percent of Original List Price Received*	97.6%	98.5%	+ 0.9%	97.6%	98.5%	+ 0.9%
Days on Market Until Sale	27	30	+ 11.1%	27	30	+ 11.1%
Inventory of Homes for Sale	8	3	- 62.5%	--	--	--
Months Supply of Inventory	1.1	0.7	- 36.4%	--	--	--

* 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	January			Year to Date		
	2018	2019	Percent Change	Thru 1-2018	Thru 1-2019	Percent Change
Key Metrics						
New Listings	3	3	0.0%	3	3	0.0%
Pending Sales	2	1	- 50.0%	2	1	- 50.0%
Closed Sales	3	1	- 66.7%	3	1	- 66.7%
Median Sales Price*	\$280,000	\$305,000	+ 8.9%	\$280,000	\$305,000	+ 8.9%
Percent of Original List Price Received*	92.4%	98.4%	+ 6.5%	92.4%	98.4%	+ 6.5%
Days on Market Until Sale	22	20	- 9.1%	22	20	- 9.1%
Inventory of Homes for Sale	3	3	0.0%	--	--	--
Months Supply of Inventory	1.3	1.0	- 23.1%	--	--	--

* 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

