

Local Market Update for January 2019

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

92010

Carlsbad NE

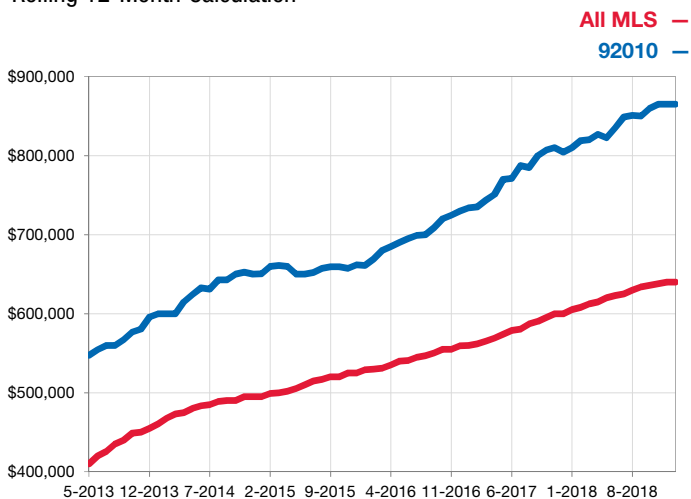
Single Family	January			Year to Date		
	2018	2019	Percent Change	Thru 1-2018	Thru 1-2019	Percent Change
Key Metrics						
New Listings	15	16	+ 6.7%	15	16	+ 6.7%
Pending Sales	12	9	- 25.0%	12	9	- 25.0%
Closed Sales	11	12	+ 9.1%	11	12	+ 9.1%
Median Sales Price*	\$850,000	\$772,500	- 9.1%	\$850,000	\$772,500	- 9.1%
Percent of Original List Price Received*	99.3%	97.9%	- 1.4%	99.3%	97.9%	- 1.4%
Days on Market Until Sale	11	22	+ 100.0%	11	22	+ 100.0%
Inventory of Homes for Sale	16	16	0.0%	--	--	--
Months Supply of Inventory	1.2	1.3	+ 8.3%	--	--	--

* 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	January			Year to Date		
	2018	2019	Percent Change	Thru 1-2018	Thru 1-2019	Percent Change
Key Metrics						
New Listings	16	23	+ 43.8%	16	23	+ 43.8%
Pending Sales	19	8	- 57.9%	19	8	- 57.9%
Closed Sales	3	6	+ 100.0%	3	6	+ 100.0%
Median Sales Price*	\$535,293	\$473,700	- 11.5%	\$535,293	\$473,700	- 11.5%
Percent of Original List Price Received*	101.4%	97.4%	- 3.9%	101.4%	97.4%	- 3.9%
Days on Market Until Sale	25	25	0.0%	25	25	0.0%
Inventory of Homes for Sale	7	22	+ 214.3%	--	--	--
Months Supply of Inventory	0.7	3.0	+ 328.6%	--	--	--

* 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

