

Local Market Update for January 2024

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

92014

Del Mar

Single Family

Key Metrics	January			Year to Date		
	2023	2024	Percent Change	Thru 1-2023	Thru 1-2024	Percent Change
New Listings	15	21	+ 40.0%	15	21	+ 40.0%
Pending Sales	11	9	- 18.2%	11	9	- 18.2%
Closed Sales	5	6	+ 20.0%	5	6	+ 20.0%
Median Sales Price*	\$2,600,000	\$2,465,000	- 5.2%	\$2,600,000	\$2,465,000	- 5.2%
Percent of Original List Price Received*	90.0%	96.1%	+ 6.8%	90.0%	96.1%	+ 6.8%
Days on Market Until Sale	48	31	- 35.4%	48	31	- 35.4%
Inventory of Homes for Sale	24	28	+ 16.7%	--	--	--
Months Supply of Inventory	2.7	3.0	+ 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.

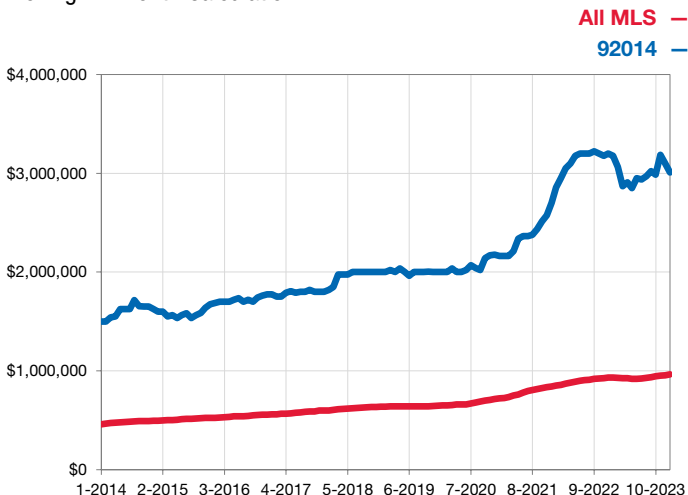
Townhouse-Condo

Key Metrics	January			Year to Date		
	2023	2024	Percent Change	Thru 1-2023	Thru 1-2024	Percent Change
New Listings	5	6	+ 20.0%	5	6	+ 20.0%
Pending Sales	3	4	+ 33.3%	3	4	+ 33.3%
Closed Sales	3	1	- 66.7%	3	1	- 66.7%
Median Sales Price*	\$625,000	\$1,700,000	+ 172.0%	\$625,000	\$1,700,000	+ 172.0%
Percent of Original List Price Received*	97.0%	97.4%	+ 0.4%	97.0%	97.4%	+ 0.4%
Days on Market Until Sale	16	42	+ 162.5%	16	42	+ 162.5%
Inventory of Homes for Sale	9	7	- 22.2%	--	--	--
Months Supply of Inventory	2.4	1.6	- 33.3%	--	--	--

* 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.

Median Sales Price – Single Family

Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo

Rolling 12-Month Calculation

