

Local Market Update for April 2018

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

92019

El Cajon

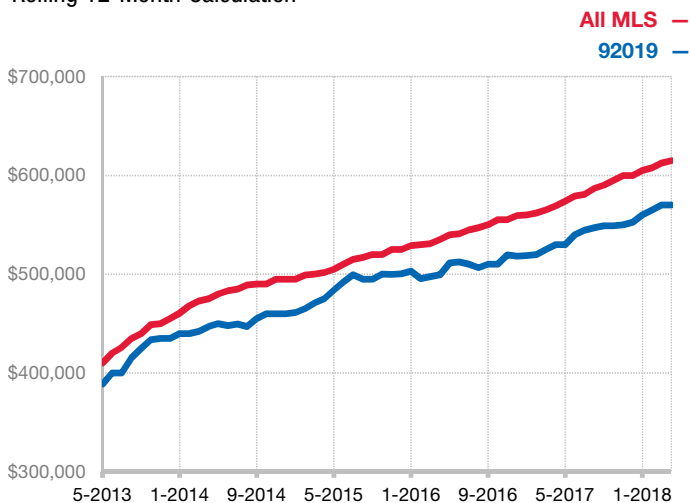
Single Family	April			Year to Date		
	2017	2018	Percent Change	Thru 4-2017	Thru 4-2018	Percent Change
Key Metrics						
New Listings	39	46	+ 17.9%	174	195	+ 12.1%
Pending Sales	35	28	- 20.0%	142	129	- 9.2%
Closed Sales	41	38	- 7.3%	128	125	- 2.3%
Median Sales Price*	\$559,900	\$565,000	+ 0.9%	\$530,000	\$560,000	+ 5.7%
Percent of Original List Price Received*	98.2%	99.0%	+ 0.8%	97.2%	98.4%	+ 1.2%
Days on Market Until Sale	22	20	- 9.1%	36	25	- 30.6%
Inventory of Homes for Sale	48	71	+ 47.9%	--	--	--
Months Supply of Inventory	1.4	2.2	+ 57.1%	--	--	--

* 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	April			Year to Date		
	2017	2018	Percent Change	Thru 4-2017	Thru 4-2018	Percent Change
Key Metrics						
New Listings	12	19	+ 58.3%	65	85	+ 30.8%
Pending Sales	13	18	+ 38.5%	57	60	+ 5.3%
Closed Sales	15	12	- 20.0%	49	48	- 2.0%
Median Sales Price*	\$316,000	\$337,500	+ 6.8%	\$292,500	\$325,000	+ 11.1%
Percent of Original List Price Received*	99.4%	100.2%	+ 0.8%	98.2%	99.0%	+ 0.8%
Days on Market Until Sale	25	17	- 32.0%	22	28	+ 27.3%
Inventory of Homes for Sale	13	23	+ 76.9%	--	--	--
Months Supply of Inventory	1.0	1.9	+ 90.0%	--	--	--

* 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

