

Local Market Update for April 2018

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

92020

El Cajon

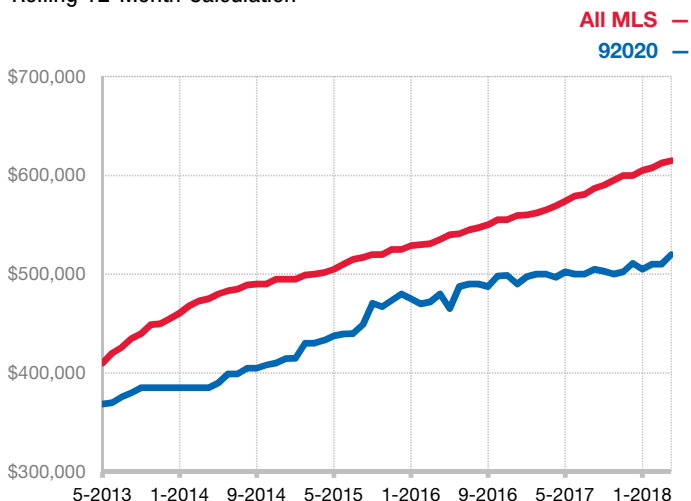
Single Family	April			Year to Date		
	2017	2018	Percent Change	Thru 4-2017	Thru 4-2018	Percent Change
Key Metrics						
New Listings	53	59	+ 11.3%	176	198	+ 12.5%
Pending Sales	40	39	- 2.5%	129	131	+ 1.6%
Closed Sales	40	33	- 17.5%	100	108	+ 8.0%
Median Sales Price*	\$479,800	\$625,000	+ 30.3%	\$477,000	\$500,000	+ 4.8%
Percent of Original List Price Received*	97.4%	97.8%	+ 0.4%	97.3%	97.9%	+ 0.6%
Days on Market Until Sale	31	17	- 45.2%	39	27	- 30.8%
Inventory of Homes for Sale	60	55	- 8.3%	--	--	--
Months Supply of Inventory	1.9	1.7	- 10.5%	--	--	--

* 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	11	13	+ 18.2%	51	55	+ 7.8%
Pending Sales	8	19	+ 137.5%	38	42	+ 10.5%
Closed Sales	9	15	+ 66.7%	33	34	+ 3.0%
Median Sales Price*	\$217,000	\$240,000	+ 10.6%	\$225,000	\$263,500	+ 17.1%
Percent of Original List Price Received*	96.5%	97.2%	+ 0.7%	95.5%	98.0%	+ 2.6%
Days on Market Until Sale	38	24	- 36.8%	33	26	- 21.2%
Inventory of Homes for Sale	13	17	+ 30.8%	--	--	--
Months Supply of Inventory	1.4	1.8	+ 28.6%	--	--	--

* 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

