

Local Market Update for April 2018

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

92025

Escondido South

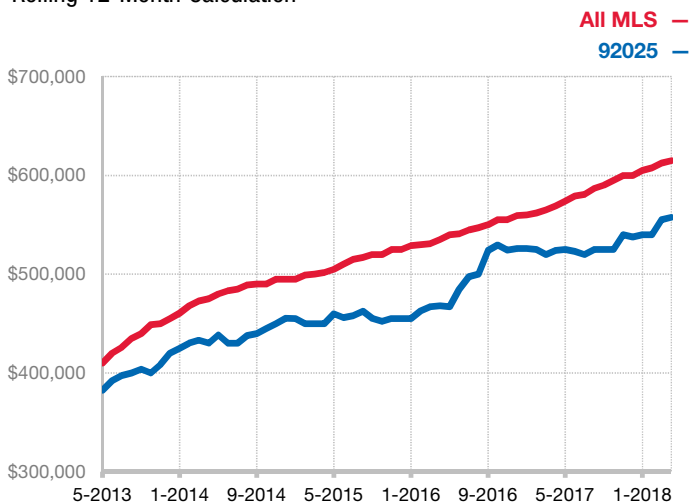
Single Family	April			Year to Date		
	2017	2018	Percent Change	Thru 4-2017	Thru 4-2018	Percent Change
Key Metrics						
New Listings	49	42	- 14.3%	165	148	- 10.3%
Pending Sales	28	29	+ 3.6%	111	100	- 9.9%
Closed Sales	27	21	- 22.2%	106	89	- 16.0%
Median Sales Price*	\$553,000	\$588,800	+ 6.5%	\$505,000	\$570,000	+ 12.9%
Percent of Original List Price Received*	97.9%	96.7%	- 1.2%	97.0%	97.1%	+ 0.1%
Days on Market Until Sale	27	21	- 22.2%	38	30	- 21.1%
Inventory of Homes for Sale	65	57	- 12.3%	--	--	--
Months Supply of Inventory	2.2	2.2	0.0%	--	--	--

* 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.

Townhouse-Condo	April			Year to Date		
	2017	2018	Percent Change	Thru 4-2017	Thru 4-2018	Percent Change
Key Metrics						
New Listings	10	9	- 10.0%	35	27	- 22.9%
Pending Sales	7	9	+ 28.6%	26	27	+ 3.8%
Closed Sales	7	4	- 42.9%	26	21	- 19.2%
Median Sales Price*	\$300,000	\$353,000	+ 17.7%	\$286,500	\$320,000	+ 11.7%
Percent of Original List Price Received*	96.8%	101.0%	+ 4.3%	99.7%	100.9%	+ 1.2%
Days on Market Until Sale	40	9	- 77.5%	29	24	- 17.2%
Inventory of Homes for Sale	8	6	- 25.0%	--	--	--
Months Supply of Inventory	1.1	0.8	- 27.3%	--	--	--

* 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

