

Local Market Update for October 2018

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

92026

Escondido North

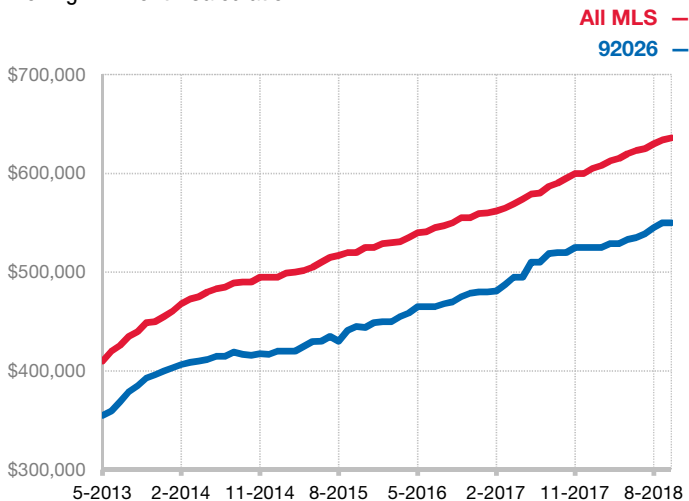
Single Family	October			Year to Date		
	2017	2018	Percent Change	Thru 10-2017	Thru 10-2018	Percent Change
Key Metrics						
New Listings	46	71	+ 54.3%	649	699	+ 7.7%
Pending Sales	30	39	+ 30.0%	502	402	- 19.9%
Closed Sales	40	29	- 27.5%	494	380	- 23.1%
Median Sales Price*	\$515,000	\$535,000	+ 3.9%	\$525,000	\$557,450	+ 6.2%
Percent of Original List Price Received*	95.3%	95.6%	+ 0.3%	97.4%	97.3%	- 0.1%
Days on Market Until Sale	36	44	+ 22.2%	34	34	0.0%
Inventory of Homes for Sale	88	148	+ 68.2%	--	--	--
Months Supply of Inventory	1.9	3.8	+ 100.0%	--	--	--

* 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	October			Year to Date		
	2017	2018	Percent Change	Thru 10-2017	Thru 10-2018	Percent Change
Key Metrics						
New Listings	7	19	+ 171.4%	165	146	- 11.5%
Pending Sales	13	10	- 23.1%	134	103	- 23.1%
Closed Sales	13	8	- 38.5%	129	94	- 27.1%
Median Sales Price*	\$309,000	\$369,500	+ 19.6%	\$330,000	\$357,250	+ 8.3%
Percent of Original List Price Received*	97.2%	98.3%	+ 1.1%	97.9%	97.9%	0.0%
Days on Market Until Sale	31	32	+ 3.2%	20	22	+ 10.0%
Inventory of Homes for Sale	12	22	+ 83.3%	--	--	--
Months Supply of Inventory	0.9	2.2	+ 144.4%	--	--	--

* 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

