

Local Market Update for October 2018

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

92027

Escondido East

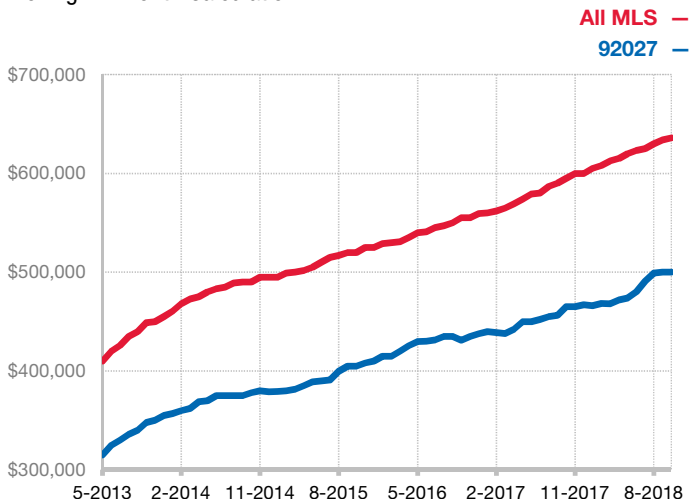
Single Family	October			Year to Date		
	2017	2018	Percent Change	Thru 10-2017	Thru 10-2018	Percent Change
Key Metrics						
New Listings	61	52	- 14.8%	594	563	- 5.2%
Pending Sales	42	37	- 11.9%	421	411	- 2.4%
Closed Sales	41	32	- 22.0%	416	406	- 2.4%
Median Sales Price*	\$495,000	\$472,500	- 4.5%	\$469,000	\$500,000	+ 6.6%
Percent of Original List Price Received*	96.1%	96.6%	+ 0.5%	97.8%	98.0%	+ 0.2%
Days on Market Until Sale	29	30	+ 3.4%	29	27	- 6.9%
Inventory of Homes for Sale	82	80	- 2.4%	--	--	--
Months Supply of Inventory	2.0	2.0	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	October			Year to Date		
	2017	2018	Percent Change	Thru 10-2017	Thru 10-2018	Percent Change
Key Metrics						
New Listings	8	7	- 12.5%	89	104	+ 16.9%
Pending Sales	7	4	- 42.9%	71	75	+ 5.6%
Closed Sales	7	3	- 57.1%	80	75	- 6.3%
Median Sales Price*	\$239,000	\$272,000	+ 13.8%	\$239,500	\$315,000	+ 31.5%
Percent of Original List Price Received*	97.6%	100.1%	+ 2.6%	98.5%	98.9%	+ 0.4%
Days on Market Until Sale	20	11	- 45.0%	23	18	- 21.7%
Inventory of Homes for Sale	8	14	+ 75.0%	--	--	--
Months Supply of Inventory	1.1	2.0	+ 81.8%	--	--	--

* 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

