

# Local Market Update for October 2018

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

## 92040

Lakeside

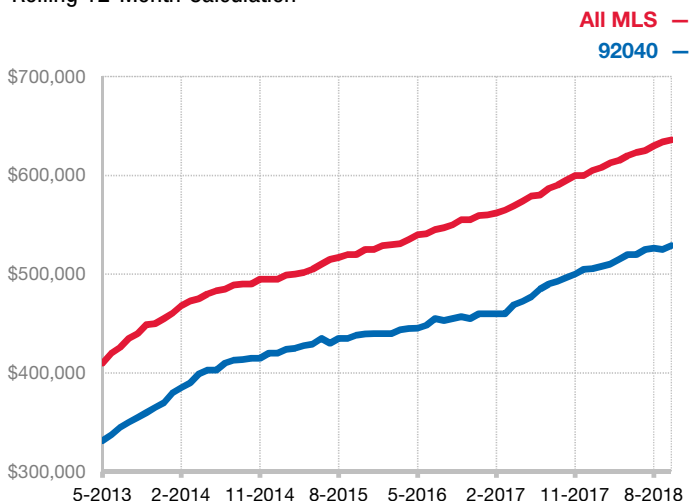
Single Family	October			Year to Date		
	2017	2018	Percent Change	Thru 10-2017	Thru 10-2018	Percent Change
<b>Key Metrics</b>						
New Listings	53	56	+ 5.7%	424	488	+ 15.1%
Pending Sales	40	35	- 12.5%	296	301	+ 1.7%
Closed Sales	25	21	- 16.0%	271	279	+ 3.0%
Median Sales Price*	\$510,000	\$536,000	+ 5.1%	\$500,000	\$534,000	+ 6.8%
Percent of Original List Price Received*	98.0%	96.5%	- 1.5%	97.3%	97.2%	- 0.1%
Days on Market Until Sale	20	26	+ 30.0%	29	27	- 6.9%
Inventory of Homes for Sale	63	83	+ 31.7%	--	--	--
Months Supply of Inventory	2.2	2.9	+ 31.8%	--	--	--

\* 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.

Townhouse-Condo	October			Year to Date		
	2017	2018	Percent Change	Thru 10-2017	Thru 10-2018	Percent Change
<b>Key Metrics</b>						
New Listings	11	15	+ 36.4%	117	117	0.0%
Pending Sales	10	6	- 40.0%	90	96	+ 6.7%
Closed Sales	6	7	+ 16.7%	84	93	+ 10.7%
Median Sales Price*	\$216,500	\$245,000	+ 13.2%	\$225,500	\$245,000	+ 8.6%
Percent of Original List Price Received*	98.0%	97.6%	- 0.4%	98.5%	98.3%	- 0.2%
Days on Market Until Sale	57	21	- 63.2%	19	25	+ 31.6%
Inventory of Homes for Sale	11	14	+ 27.3%	--	--	--
Months Supply of Inventory	1.4	1.6	+ 14.3%	--	--	--

\* 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

