

Local Market Update for November 2024

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

92054

Oceanside South

Single Family	November			Year to Date		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
Key Metrics						
New Listings	16	10	- 37.5%	225	289	+ 28.4%
Pending Sales	16	14	- 12.5%	148	193	+ 30.4%
Closed Sales	12	12	0.0%	138	186	+ 34.8%
Median Sales Price*	\$1,315,000	\$1,252,500	- 4.8%	\$1,195,000	\$1,290,523	+ 8.0%
Percent of Original List Price Received*	96.0%	94.2%	- 1.9%	99.4%	98.4%	- 1.0%
Days on Market Until Sale	30	51	+ 70.0%	38	38	0.0%
Inventory of Homes for Sale	39	33	- 15.4%	--	--	--
Months Supply of Inventory	3.0	2.0	- 33.3%	--	--	--

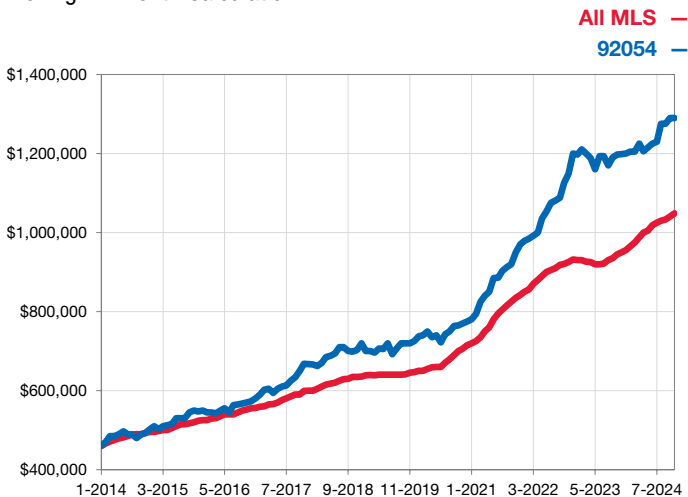
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo	November			Year to Date		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
Key Metrics						
New Listings	21	15	- 28.6%	195	252	+ 29.2%
Pending Sales	3	7	+ 133.3%	126	163	+ 29.4%
Closed Sales	13	18	+ 38.5%	120	165	+ 37.5%
Median Sales Price*	\$790,000	\$750,000	- 5.1%	\$925,000	\$900,000	- 2.7%
Percent of Original List Price Received*	99.8%	95.8%	- 4.0%	97.5%	96.1%	- 1.4%
Days on Market Until Sale	20	55	+ 175.0%	34	52	+ 52.9%
Inventory of Homes for Sale	46	38	- 17.4%	--	--	--
Months Supply of Inventory	4.2	2.6	- 38.1%	--	--	--

* 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

