

Local Market Update for November 2024

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

92057

Oceanside North

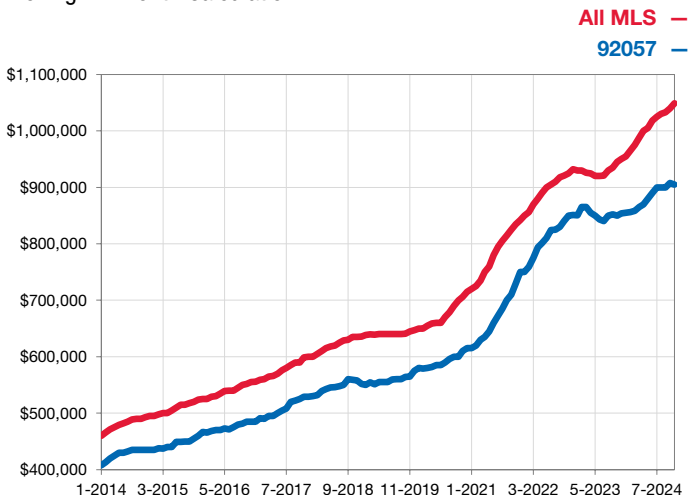
Single Family	November			Year to Date		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
Key Metrics						
New Listings	24	14	- 41.7%	367	392	+ 6.8%
Pending Sales	25	17	- 32.0%	306	317	+ 3.6%
Closed Sales	26	24	- 7.7%	300	309	+ 3.0%
Median Sales Price*	\$890,000	\$823,500	- 7.5%	\$854,500	\$900,000	+ 5.3%
Percent of Original List Price Received*	100.9%	99.6%	- 1.3%	99.8%	100.1%	+ 0.3%
Days on Market Until Sale	16	29	+ 81.3%	26	32	+ 23.1%
Inventory of Homes for Sale	38	42	+ 10.5%	--	--	--
Months Supply of Inventory	1.4	1.5	+ 7.1%	--	--	--

* 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.

Townhouse-Condo	November			Year to Date		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
Key Metrics						
New Listings	23	16	- 30.4%	247	325	+ 31.6%
Pending Sales	21	14	- 33.3%	204	236	+ 15.7%
Closed Sales	14	16	+ 14.3%	202	236	+ 16.8%
Median Sales Price*	\$527,500	\$464,700	- 11.9%	\$508,500	\$530,000	+ 4.2%
Percent of Original List Price Received*	98.2%	97.0%	- 1.2%	99.3%	98.9%	- 0.4%
Days on Market Until Sale	26	46	+ 76.9%	29	35	+ 20.7%
Inventory of Homes for Sale	37	49	+ 32.4%	--	--	--
Months Supply of Inventory	2.0	2.3	+ 15.0%	--	--	--

* 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.

Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

