

Local Market Update for January 2018

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

92058

Oceanside (Central)

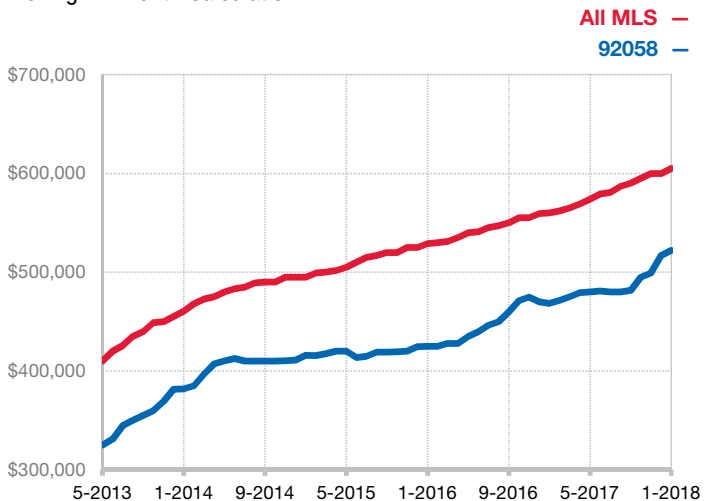
Single Family	January			Year to Date		
	2017	2018	Percent Change	Thru 1-2017	Thru 1-2018	Percent Change
Key Metrics						
New Listings	10	13	+ 30.0%	10	13	+ 30.0%
Pending Sales	6	11	+ 83.3%	6	11	+ 83.3%
Closed Sales	6	10	+ 66.7%	6	10	+ 66.7%
Median Sales Price*	\$466,000	\$527,500	+ 13.2%	\$466,000	\$527,500	+ 13.2%
Percent of Original List Price Received*	96.5%	97.6%	+ 1.1%	96.5%	97.6%	+ 1.1%
Days on Market Until Sale	32	19	- 40.6%	32	19	- 40.6%
Inventory of Homes for Sale	16	11	- 31.3%	--	--	--
Months Supply of Inventory	1.3	1.1	- 15.4%	--	--	--

* 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.

Townhouse-Condo	January			Year to Date		
	2017	2018	Percent Change	Thru 1-2017	Thru 1-2018	Percent Change
Key Metrics						
New Listings	15	10	- 33.3%	15	10	- 33.3%
Pending Sales	9	13	+ 44.4%	9	13	+ 44.4%
Closed Sales	4	7	+ 75.0%	4	7	+ 75.0%
Median Sales Price*	\$310,625	\$304,000	- 2.1%	\$310,625	\$304,000	- 2.1%
Percent of Original List Price Received*	97.2%	96.7%	- 0.5%	97.2%	96.7%	- 0.5%
Days on Market Until Sale	7	21	+ 200.0%	7	21	+ 200.0%
Inventory of Homes for Sale	14	6	- 57.1%	--	--	--
Months Supply of Inventory	1.7	0.5	- 70.6%	--	--	--

* 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

