

Local Market Update for April 2018

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

92061

Pauma Valley

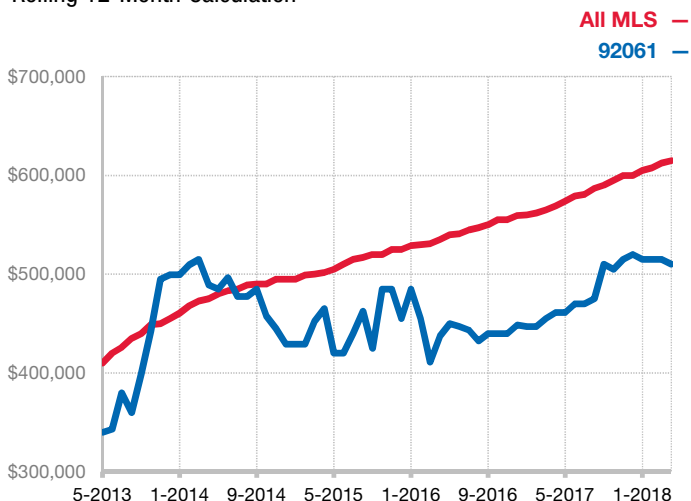
Single Family	April			Year to Date		
	2017	2018	Percent Change	Thru 4-2017	Thru 4-2018	Percent Change
Key Metrics						
New Listings	4	6	+ 50.0%	23	26	+ 13.0%
Pending Sales	4	4	0.0%	13	10	- 23.1%
Closed Sales	3	2	- 33.3%	12	7	- 41.7%
Median Sales Price*	\$470,000	\$457,500	- 2.7%	\$517,500	\$423,000	- 18.3%
Percent of Original List Price Received*	95.9%	99.4%	+ 3.6%	92.2%	96.9%	+ 5.1%
Days on Market Until Sale	76	9	- 88.2%	139	62	- 55.4%
Inventory of Homes for Sale	20	21	+ 5.0%	--	--	--
Months Supply of Inventory	7.3	7.5	+ 2.7%	--	--	--

* 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	April			Year to Date		
	2017	2018	Percent Change	Thru 4-2017	Thru 4-2018	Percent Change
Key Metrics						
New Listings	0	0	--	3	6	+ 100.0%
Pending Sales	0	2	--	0	4	--
Closed Sales	0	1	--	1	2	+ 100.0%
Median Sales Price*	\$0	\$355,000	--	\$280,000	\$364,950	+ 30.3%
Percent of Original List Price Received*	0.0%	100.0%	--	85.1%	100.0%	+ 17.5%
Days on Market Until Sale	0	18	--	97	159	+ 63.9%
Inventory of Homes for Sale	2	2	0.0%	--	--	--
Months Supply of Inventory	1.3	1.4	+ 7.7%	--	--	--

* 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

