

# Local Market Update for October 2018

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

## 92064

Poway

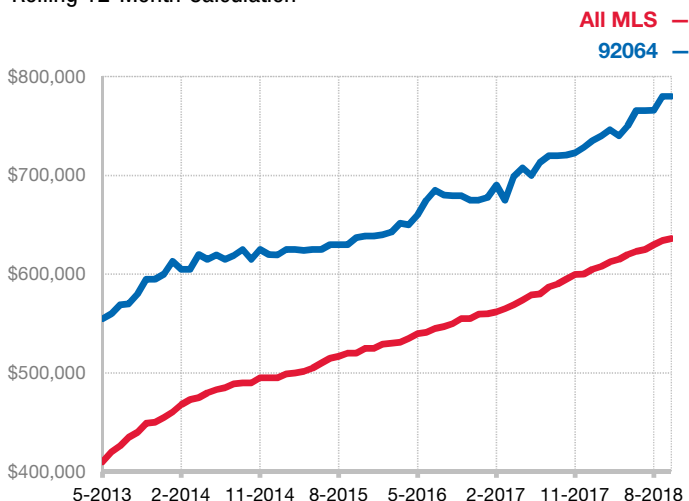
Single Family	October			Year to Date		
	2017	2018	Percent Change	Thru 10-2017	Thru 10-2018	Percent Change
<b>Key Metrics</b>						
New Listings	45	62	+ 37.8%	677	663	- 2.1%
Pending Sales	55	40	- 27.3%	488	433	- 11.3%
Closed Sales	42	40	- 4.8%	457	422	- 7.7%
Median Sales Price*	\$783,000	\$842,500	+ 7.6%	\$730,000	\$792,250	+ 8.5%
Percent of Original List Price Received*	97.0%	95.5%	- 1.5%	97.6%	97.7%	+ 0.1%
Days on Market Until Sale	29	36	+ 24.1%	29	28	- 3.4%
Inventory of Homes for Sale	81	113	+ 39.5%	--	--	--
Months Supply of Inventory	1.8	2.7	+ 50.0%	--	--	--

\* 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.

Townhouse-Condo	October			Year to Date		
	2017	2018	Percent Change	Thru 10-2017	Thru 10-2018	Percent Change
<b>Key Metrics</b>						
New Listings	4	8	+ 100.0%	51	79	+ 54.9%
Pending Sales	4	6	+ 50.0%	44	56	+ 27.3%
Closed Sales	3	3	0.0%	42	53	+ 26.2%
Median Sales Price*	\$457,500	\$480,000	+ 4.9%	\$447,500	\$485,000	+ 8.4%
Percent of Original List Price Received*	99.4%	99.8%	+ 0.4%	98.9%	99.1%	+ 0.2%
Days on Market Until Sale	31	9	- 71.0%	16	21	+ 31.3%
Inventory of Homes for Sale	2	10	+ 400.0%	--	--	--
Months Supply of Inventory	0.5	1.8	+ 260.0%	--	--	--

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**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



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

