

# Local Market Update for June 2024

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

## 92075

Solana Beach

Single Family	June			Year to Date		
	2023	2024	Percent Change	Thru 6-2023	Thru 6-2024	Percent Change
<b>Key Metrics</b>						
New Listings	6	11	+ 83.3%	50	59	+ 18.0%
Pending Sales	3	8	+ 166.7%	28	29	+ 3.6%
Closed Sales	7	6	- 14.3%	27	25	- 7.4%
Median Sales Price*	\$2,650,000	\$3,500,500	+ 32.1%	\$2,930,000	\$2,700,000	- 7.8%
Percent of Original List Price Received*	99.4%	93.3%	- 6.1%	96.8%	96.4%	- 0.4%
Days on Market Until Sale	31	57	+ 83.9%	34	34	0.0%
Inventory of Homes for Sale	23	21	- 8.7%	--	--	--
Months Supply of Inventory	5.5	4.3	- 21.8%	--	--	--

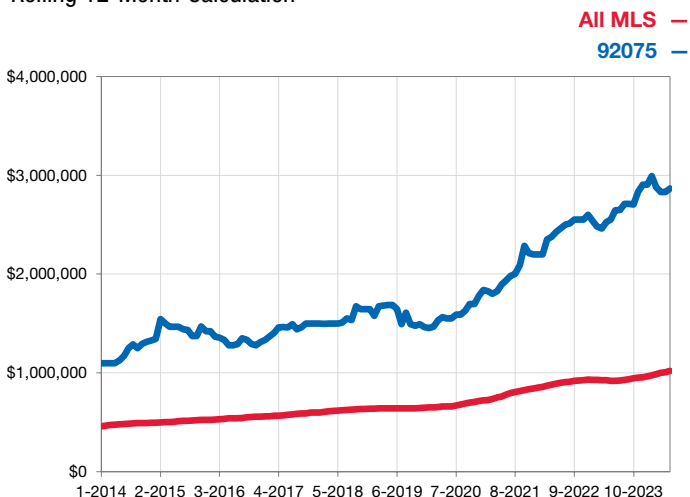
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo	June			Year to Date		
	2023	2024	Percent Change	Thru 6-2023	Thru 6-2024	Percent Change
<b>Key Metrics</b>						
New Listings	15	6	- 60.0%	64	65	+ 1.6%
Pending Sales	10	10	0.0%	45	51	+ 13.3%
Closed Sales	9	13	+ 44.4%	46	48	+ 4.3%
Median Sales Price*	\$1,441,500	\$1,482,000	+ 2.8%	\$1,345,000	\$1,370,000	+ 1.9%
Percent of Original List Price Received*	98.9%	98.7%	- 0.2%	98.1%	97.6%	- 0.5%
Days on Market Until Sale	27	18	- 33.3%	25	29	+ 16.0%
Inventory of Homes for Sale	16	14	- 12.5%	--	--	--
Months Supply of Inventory	2.3	2.0	- 13.0%	--	--	--

\* 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

