

# Local Market Update for November 2024

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

## 92081

Vista South

### Single Family

Key Metrics	November			Year to Date		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
New Listings	17	10	- 41.2%	197	224	+ 13.7%
Pending Sales	10	11	+ 10.0%	170	179	+ 5.3%
Closed Sales	10	13	+ 30.0%	169	174	+ 3.0%
Median Sales Price*	\$894,000	\$895,000	+ 0.1%	\$929,000	\$977,500	+ 5.2%
Percent of Original List Price Received*	95.2%	100.0%	+ 5.0%	101.2%	99.4%	- 1.8%
Days on Market Until Sale	53	24	- 54.7%	26	25	- 3.8%
Inventory of Homes for Sale	18	19	+ 5.6%	--	--	--
Months Supply of Inventory	1.2	1.2	0.0%	--	--	--

\* 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.

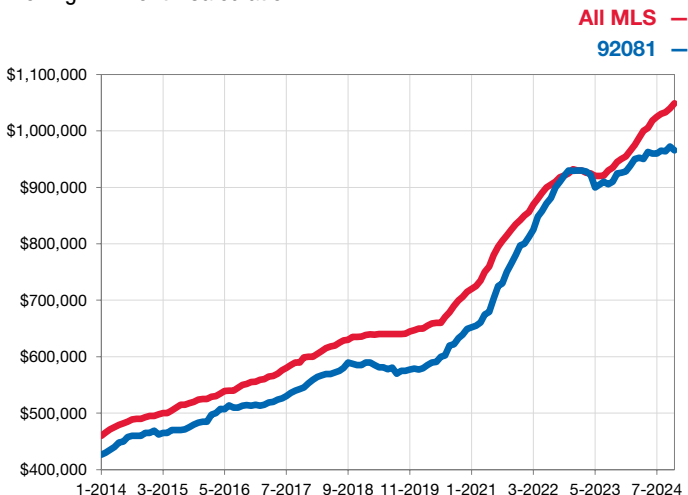
### Townhouse-Condo

Key Metrics	November			Year to Date		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
New Listings	7	9	+ 28.6%	77	108	+ 40.3%
Pending Sales	5	5	0.0%	64	85	+ 32.8%
Closed Sales	4	2	- 50.0%	52	86	+ 65.4%
Median Sales Price*	\$721,073	\$617,000	- 14.4%	\$680,000	\$710,505	+ 4.5%
Percent of Original List Price Received*	102.0%	98.6%	- 3.3%	100.6%	100.8%	+ 0.2%
Days on Market Until Sale	43	33	- 23.3%	32	45	+ 40.6%
Inventory of Homes for Sale	8	12	+ 50.0%	--	--	--
Months Supply of Inventory	1.4	1.6	+ 14.3%	--	--	--

\* 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

