

Local Market Update for November 2024

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

92082

Valley Center

Single Family

Key Metrics	November			Year to Date		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
New Listings	15	22	+ 46.7%	263	337	+ 28.1%
Pending Sales	17	11	- 35.3%	211	176	- 16.6%
Closed Sales	12	14	+ 16.7%	213	169	- 20.7%
Median Sales Price*	\$987,500	\$945,000	- 4.3%	\$875,000	\$925,000	+ 5.7%
Percent of Original List Price Received*	94.9%	97.6%	+ 2.8%	98.2%	96.9%	- 1.3%
Days on Market Until Sale	44	27	- 38.6%	43	43	0.0%
Inventory of Homes for Sale	33	75	+ 127.3%	--	--	--
Months Supply of Inventory	1.7	4.9	+ 188.2%	--	--	--

* 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.

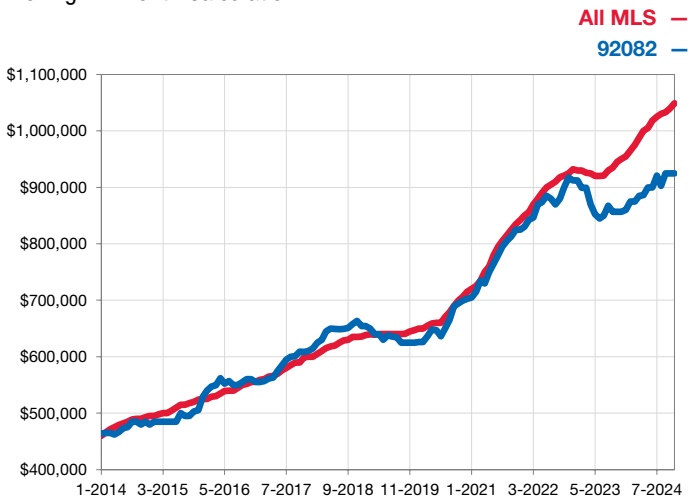
Townhouse-Condo

Key Metrics	November			Year to Date		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
New Listings	4	0	- 100.0%	10	0	- 100.0%
Pending Sales	0	0	--	2	1	- 50.0%
Closed Sales	0	0	--	2	2	0.0%
Median Sales Price*	\$0	\$0	--	\$925,000	\$904,500	- 2.2%
Percent of Original List Price Received*	0.0%	0.0%	--	102.7%	84.6%	- 17.6%
Days on Market Until Sale	0	0	--	14	55	+ 292.9%
Inventory of Homes for Sale	5	0	- 100.0%	--	--	--
Months Supply of Inventory	5.0	0.0	- 100.0%	--	--	--

* 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

