

Local Market Update for November 2024

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

92083

Vista West

Single Family	November			Year to Date		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
Key Metrics						
New Listings	10	9	- 10.0%	131	160	+ 22.1%
Pending Sales	8	5	- 37.5%	102	117	+ 14.7%
Closed Sales	6	5	- 16.7%	100	113	+ 13.0%
Median Sales Price*	\$720,000	\$799,000	+ 11.0%	\$762,500	\$885,000	+ 16.1%
Percent of Original List Price Received*	104.0%	104.1%	+ 0.1%	98.4%	99.9%	+ 1.5%
Days on Market Until Sale	60	41	- 31.7%	29	33	+ 13.8%
Inventory of Homes for Sale	20	23	+ 15.0%	--	--	--
Months Supply of Inventory	2.1	2.2	+ 4.8%	--	--	--

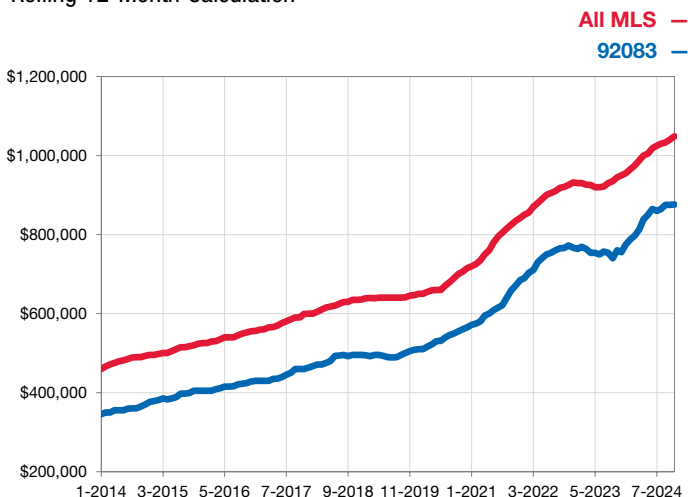
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo	November			Year to Date		
	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
Key Metrics						
New Listings	6	7	+ 16.7%	66	63	- 4.5%
Pending Sales	4	2	- 50.0%	47	48	+ 2.1%
Closed Sales	5	2	- 60.0%	47	51	+ 8.5%
Median Sales Price*	\$623,000	\$499,450	- 19.8%	\$525,000	\$575,000	+ 9.5%
Percent of Original List Price Received*	94.3%	100.0%	+ 6.0%	98.9%	99.5%	+ 0.6%
Days on Market Until Sale	26	17	- 34.6%	36	28	- 22.2%
Inventory of Homes for Sale	15	13	- 13.3%	--	--	--
Months Supply of Inventory	3.7	2.7	- 27.0%	--	--	--

* 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

