

Local Market Update for April 2018

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

92084

Vista East

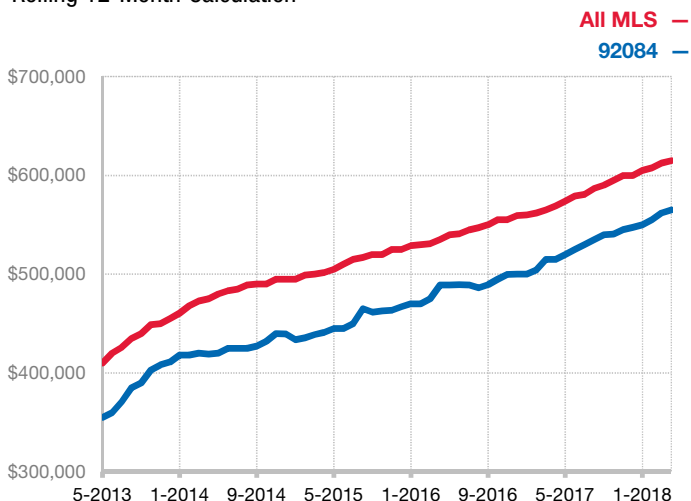
Single Family	April			Year to Date		
	2017	2018	Percent Change	Thru 4-2017	Thru 4-2018	Percent Change
Key Metrics						
New Listings	44	42	- 4.5%	200	178	- 11.0%
Pending Sales	35	32	- 8.6%	153	120	- 21.6%
Closed Sales	32	30	- 6.3%	143	108	- 24.5%
Median Sales Price*	\$513,500	\$594,000	+ 15.7%	\$524,000	\$598,730	+ 14.3%
Percent of Original List Price Received*	95.5%	96.4%	+ 0.9%	96.3%	97.4%	+ 1.1%
Days on Market Until Sale	44	37	- 15.9%	44	36	- 18.2%
Inventory of Homes for Sale	82	77	- 6.1%	--	--	--
Months Supply of Inventory	2.3	2.5	+ 8.7%	--	--	--

* 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	April			Year to Date		
	2017	2018	Percent Change	Thru 4-2017	Thru 4-2018	Percent Change
Key Metrics						
New Listings	6	4	- 33.3%	19	22	+ 15.8%
Pending Sales	5	3	- 40.0%	14	18	+ 28.6%
Closed Sales	4	6	+ 50.0%	14	19	+ 35.7%
Median Sales Price*	\$321,000	\$363,000	+ 13.1%	\$292,500	\$342,000	+ 16.9%
Percent of Original List Price Received*	99.9%	100.3%	+ 0.4%	98.8%	98.8%	0.0%
Days on Market Until Sale	17	14	- 17.6%	21	25	+ 19.0%
Inventory of Homes for Sale	6	4	- 33.3%	--	--	--
Months Supply of Inventory	1.4	0.9	- 35.7%	--	--	--

* 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

