

Local Market Update for October 2024

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

92101

Downtown

Single Family	October			Year to Date		
	2023	2024	Percent Change	Thru 10-2023	Thru 10-2024	Percent Change
Key Metrics						
New Listings	3	0	- 100.0%	9	6	- 33.3%
Pending Sales	0	0	--	1	4	+ 300.0%
Closed Sales	0	0	--	1	3	+ 200.0%
Median Sales Price*	\$0	\$0	--	\$1,290,000	\$2,025,000	+ 57.0%
Percent of Original List Price Received*	0.0%	0.0%	--	80.9%	84.0%	+ 3.8%
Days on Market Until Sale	0	0	--	43	80	+ 86.0%
Inventory of Homes for Sale	6	0	- 100.0%	--	--	--
Months Supply of Inventory	6.0	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.

Townhouse-Condo	October			Year to Date		
	2023	2024	Percent Change	Thru 10-2023	Thru 10-2024	Percent Change
Key Metrics						
New Listings	85	80	- 5.9%	817	1098	+ 34.4%
Pending Sales	37	49	+ 32.4%	498	525	+ 5.4%
Closed Sales	48	56	+ 16.7%	487	515	+ 5.7%
Median Sales Price*	\$675,000	\$692,000	+ 2.5%	\$745,000	\$720,000	- 3.4%
Percent of Original List Price Received*	97.4%	96.5%	- 0.9%	98.2%	97.2%	- 1.0%
Days on Market Until Sale	32	44	+ 37.5%	29	41	+ 41.4%
Inventory of Homes for Sale	177	232	+ 31.1%	--	--	--
Months Supply of Inventory	3.7	4.7	+ 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

