

Local Market Update for February 2024

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

92101

Downtown

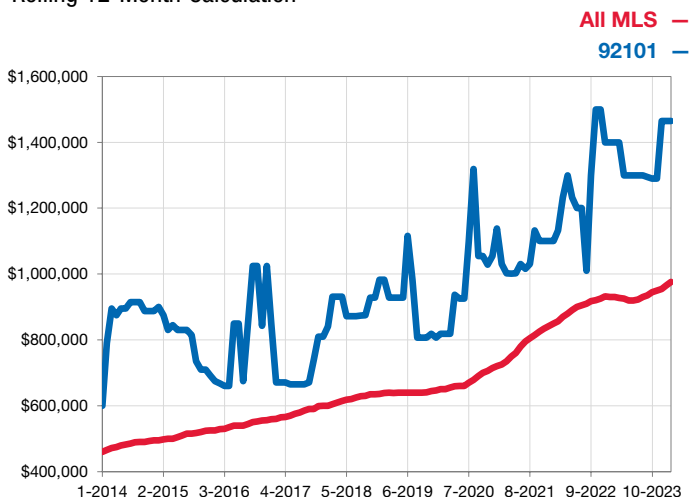
Single Family	February			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 2-2023	Thru 2-2024	Percent Change
New Listings	0	1	--	0	2	--
Pending Sales	0	0	--	0	1	--
Closed Sales	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
Days on Market Until Sale	0	0	--	0	0	--
Inventory of Homes for Sale	3	5	+ 66.7%	--	--	--
Months Supply of Inventory	3.0	5.0	+ 66.7%	--	--	--

* 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	February			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 2-2023	Thru 2-2024	Percent Change
New Listings	60	108	+ 80.0%	135	210	+ 55.6%
Pending Sales	49	48	- 2.0%	94	105	+ 11.7%
Closed Sales	36	44	+ 22.2%	70	91	+ 30.0%
Median Sales Price*	\$616,500	\$739,000	+ 19.9%	\$657,500	\$720,000	+ 9.5%
Percent of Original List Price Received*	98.5%	97.8%	- 0.7%	97.2%	97.2%	0.0%
Days on Market Until Sale	29	36	+ 24.1%	33	39	+ 18.2%
Inventory of Homes for Sale	99	190	+ 91.9%	--	--	--
Months Supply of Inventory	1.6	4.0	+ 150.0%	--	--	--

* 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

