

Local Market Update for June 2024

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

92109

Pacific Beach, Mission Beach

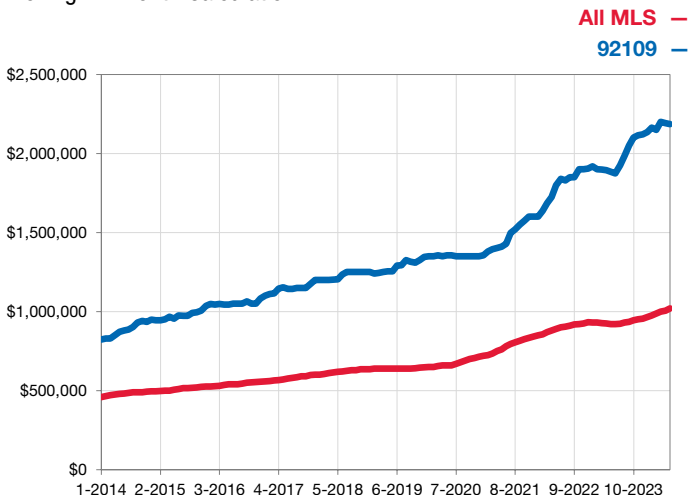
Single Family	June			Year to Date		
	2023	2024	Percent Change	Thru 6-2023	Thru 6-2024	Percent Change
Key Metrics						
New Listings	22	22	0.0%	101	127	+ 25.7%
Pending Sales	10	9	- 10.0%	62	72	+ 16.1%
Closed Sales	9	10	+ 11.1%	57	77	+ 35.1%
Median Sales Price*	\$2,325,000	\$2,195,000	- 5.6%	\$2,050,000	\$2,175,000	+ 6.1%
Percent of Original List Price Received*	93.8%	98.7%	+ 5.2%	98.4%	97.7%	- 0.7%
Days on Market Until Sale	37	43	+ 16.2%	33	33	0.0%
Inventory of Homes for Sale	30	38	+ 26.7%	--	--	--
Months Supply of Inventory	2.8	3.4	+ 21.4%	--	--	--

* 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	June			Year to Date		
	2023	2024	Percent Change	Thru 6-2023	Thru 6-2024	Percent Change
Key Metrics						
New Listings	32	34	+ 6.3%	124	140	+ 12.9%
Pending Sales	15	16	+ 6.7%	84	79	- 6.0%
Closed Sales	14	17	+ 21.4%	81	76	- 6.2%
Median Sales Price*	\$762,500	\$1,055,000	+ 38.4%	\$870,000	\$1,107,500	+ 27.3%
Percent of Original List Price Received*	101.5%	97.5%	- 3.9%	99.2%	97.2%	- 2.0%
Days on Market Until Sale	26	29	+ 11.5%	26	33	+ 26.9%
Inventory of Homes for Sale	38	48	+ 26.3%	--	--	--
Months Supply of Inventory	2.7	3.6	+ 33.3%	--	--	--

* 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

