

# Local Market Update for October 2021

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

## 92109

Pacific Beach, Mission Beach

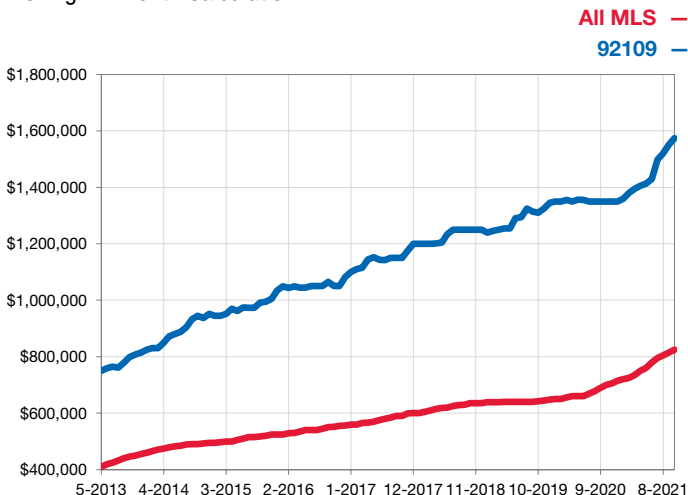
Single Family	October			Year to Date		
	2020	2021	Percent Change	Thru 10-2020	Thru 10-2021	Percent Change
<b>Key Metrics</b>						
New Listings	31	18	- 41.9%	329	232	- 29.5%
Pending Sales	24	12	- 50.0%	184	207	+ 12.5%
Closed Sales	19	16	- 15.8%	159	194	+ 22.0%
Median Sales Price*	\$1,350,000	\$1,712,500	+ 26.9%	\$1,349,900	\$1,597,500	+ 18.3%
Percent of Original List Price Received*	99.3%	101.0%	+ 1.7%	96.5%	100.5%	+ 4.1%
Days on Market Until Sale	30	21	- 30.0%	40	31	- 22.5%
Inventory of Homes for Sale	54	15	- 72.2%	--	--	--
Months Supply of Inventory	3.1	0.7	- 77.4%	--	--	--

\* 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	October			Year to Date		
	2020	2021	Percent Change	Thru 10-2020	Thru 10-2021	Percent Change
<b>Key Metrics</b>						
New Listings	56	28	- 50.0%	451	395	- 12.4%
Pending Sales	45	21	- 53.3%	300	348	+ 16.0%
Closed Sales	47	32	- 31.9%	268	342	+ 27.6%
Median Sales Price*	\$710,000	\$862,500	+ 21.5%	\$652,500	\$770,000	+ 18.0%
Percent of Original List Price Received*	98.2%	100.1%	+ 1.9%	97.7%	101.0%	+ 3.4%
Days on Market Until Sale	33	26	- 21.2%	30	22	- 26.7%
Inventory of Homes for Sale	76	28	- 63.2%	--	--	--
Months Supply of Inventory	2.7	0.8	- 70.4%	--	--	--

\* 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.

**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



**Median Sales Price – Townhouse-Condo**  
Rolling 12-Month Calculation

