

Local Market Update for November 2024

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

92117

Clairemont

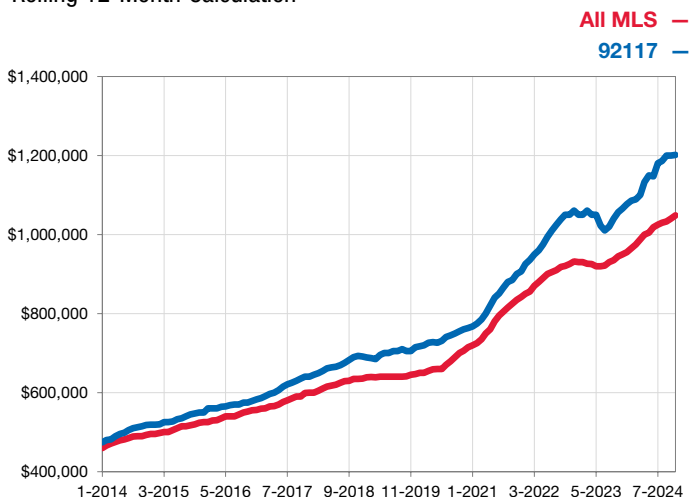
Single Family	November			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
New Listings	24	31	+ 29.2%	357	411	+ 15.1%
Pending Sales	21	21	0.0%	281	297	+ 5.7%
Closed Sales	33	22	- 33.3%	277	289	+ 4.3%
Median Sales Price*	\$1,065,000	\$1,214,500	+ 14.0%	\$1,075,000	\$1,203,000	+ 11.9%
Percent of Original List Price Received*	97.9%	99.3%	+ 1.4%	100.1%	100.7%	+ 0.6%
Days on Market Until Sale	18	21	+ 16.7%	19	21	+ 10.5%
Inventory of Homes for Sale	26	45	+ 73.1%	--	--	--
Months Supply of Inventory	1.1	1.7	+ 54.5%	--	--	--

* 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	November			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 11-2023	Thru 11-2024	Percent Change
New Listings	7	11	+ 57.1%	88	116	+ 31.8%
Pending Sales	4	6	+ 50.0%	66	84	+ 27.3%
Closed Sales	5	3	- 40.0%	65	77	+ 18.5%
Median Sales Price*	\$603,271	\$600,000	- 0.5%	\$580,000	\$611,000	+ 5.3%
Percent of Original List Price Received*	98.8%	99.4%	+ 0.6%	100.3%	99.8%	- 0.5%
Days on Market Until Sale	16	24	+ 50.0%	22	25	+ 13.6%
Inventory of Homes for Sale	12	11	- 8.3%	--	--	--
Months Supply of Inventory	2.1	1.5	- 28.6%	--	--	--

* 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

