

Local Market Update for April 2021

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

92118

Coronado

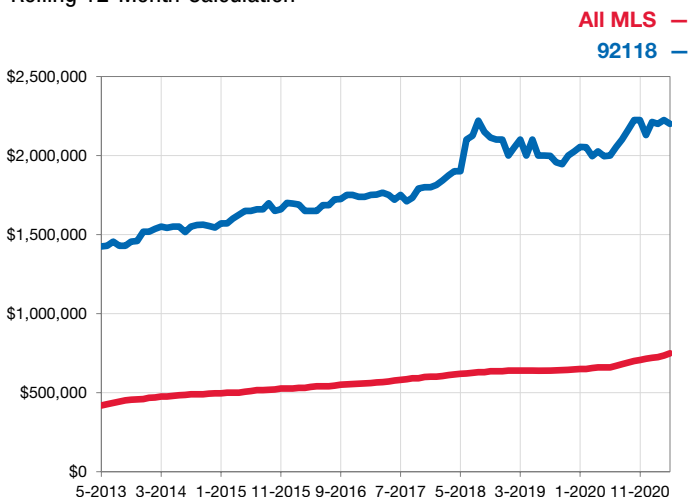
Single Family	April			Year to Date		
	2020	2021	Percent Change	Thru 4-2020	Thru 4-2021	Percent Change
Key Metrics						
New Listings	19	17	- 10.5%	88	72	- 18.2%
Pending Sales	8	22	+ 175.0%	51	63	+ 23.5%
Closed Sales	11	10	- 9.1%	51	54	+ 5.9%
Median Sales Price*	\$2,980,000	\$2,125,000	- 28.7%	\$2,110,000	\$2,367,500	+ 12.2%
Percent of Original List Price Received*	94.8%	99.3%	+ 4.7%	94.3%	96.5%	+ 2.3%
Days on Market Until Sale	53	23	- 56.6%	72	66	- 8.3%
Inventory of Homes for Sale	64	30	- 53.1%	--	--	--
Months Supply of Inventory	4.7	1.7	- 63.8%	--	--	--

* 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	April			Year to Date		
	2020	2021	Percent Change	Thru 4-2020	Thru 4-2021	Percent Change
Key Metrics						
New Listings	13	20	+ 53.8%	75	75	0.0%
Pending Sales	4	19	+ 375.0%	35	55	+ 57.1%
Closed Sales	4	13	+ 225.0%	38	39	+ 2.6%
Median Sales Price*	\$1,582,500	\$1,188,000	- 24.9%	\$1,670,000	\$1,260,000	- 24.6%
Percent of Original List Price Received*	98.3%	99.0%	+ 0.7%	95.7%	96.7%	+ 1.0%
Days on Market Until Sale	24	33	+ 37.5%	89	44	- 50.6%
Inventory of Homes for Sale	53	30	- 43.4%	--	--	--
Months Supply of Inventory	5.0	2.1	- 58.0%	--	--	--

* 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

