

# Local Market Update for January 2019

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

## 92127

Rancho Bernardo West

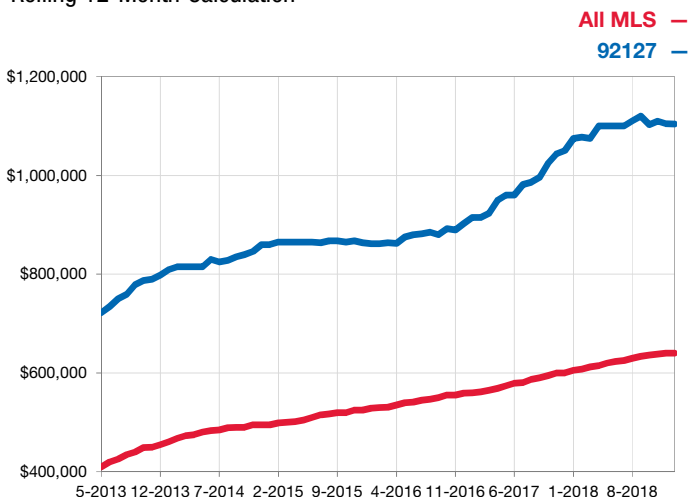
Single Family	January			Year to Date		
	2018	2019	Percent Change	Thru 1-2018	Thru 1-2019	Percent Change
<b>Key Metrics</b>						
New Listings	64	<b>74</b>	+ 15.6%	64	<b>74</b>	+ 15.6%
Pending Sales	29	<b>37</b>	+ 27.6%	29	<b>37</b>	+ 27.6%
Closed Sales	29	<b>23</b>	- 20.7%	29	<b>23</b>	- 20.7%
Median Sales Price*	\$1,210,000	<b>\$1,140,000</b>	- 5.8%	\$1,210,000	<b>\$1,140,000</b>	- 5.8%
Percent of Original List Price Received*	98.1%	<b>95.5%</b>	- 2.7%	98.1%	<b>95.5%</b>	- 2.7%
Days on Market Until Sale	39	<b>55</b>	+ 41.0%	39	<b>55</b>	+ 41.0%
Inventory of Homes for Sale	89	<b>102</b>	+ 14.6%	--	--	--
Months Supply of Inventory	1.9	<b>2.4</b>	+ 26.3%	--	--	--

\* 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.

Townhouse-Condo	January			Year to Date		
	2018	2019	Percent Change	Thru 1-2018	Thru 1-2019	Percent Change
<b>Key Metrics</b>						
New Listings	17	<b>20</b>	+ 17.6%	17	<b>20</b>	+ 17.6%
Pending Sales	14	<b>15</b>	+ 7.1%	14	<b>15</b>	+ 7.1%
Closed Sales	11	<b>10</b>	- 9.1%	11	<b>10</b>	- 9.1%
Median Sales Price*	\$595,000	<b>\$589,500</b>	- 0.9%	\$595,000	<b>\$589,500</b>	- 0.9%
Percent of Original List Price Received*	100.6%	<b>97.8%</b>	- 2.8%	100.6%	<b>97.8%</b>	- 2.8%
Days on Market Until Sale	15	<b>43</b>	+ 186.7%	15	<b>43</b>	+ 186.7%
Inventory of Homes for Sale	8	<b>24</b>	+ 200.0%	--	--	--
Months Supply of Inventory	0.4	<b>1.4</b>	+ 250.0%	--	--	--

\* 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

