

Local Market Update for February 2024

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

92127

Rancho Bernardo West

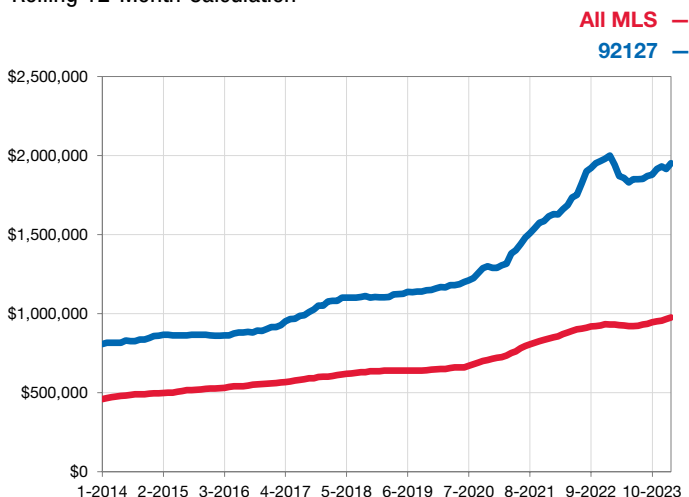
Single Family	February			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 2-2023	Thru 2-2024	Percent Change
New Listings	22	22	0.0%	55	44	- 20.0%
Pending Sales	20	19	- 5.0%	39	40	+ 2.6%
Closed Sales	19	18	- 5.3%	37	33	- 10.8%
Median Sales Price*	\$1,286,925	\$1,981,944	+ 54.0%	\$1,411,000	\$1,950,000	+ 38.2%
Percent of Original List Price Received*	96.3%	99.5%	+ 3.3%	94.8%	98.8%	+ 4.2%
Days on Market Until Sale	47	25	- 46.8%	44	27	- 38.6%
Inventory of Homes for Sale	41	24	- 41.5%	--	--	--
Months Supply of Inventory	1.5	1.1	- 26.7%	--	--	--

* 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	February			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 2-2023	Thru 2-2024	Percent Change
New Listings	14	20	+ 42.9%	27	37	+ 37.0%
Pending Sales	11	14	+ 27.3%	21	24	+ 14.3%
Closed Sales	8	11	+ 37.5%	12	17	+ 41.7%
Median Sales Price*	\$820,500	\$650,000	- 20.8%	\$820,500	\$705,000	- 14.1%
Percent of Original List Price Received*	96.6%	101.1%	+ 4.7%	97.3%	99.3%	+ 2.1%
Days on Market Until Sale	49	19	- 61.2%	43	25	- 41.9%
Inventory of Homes for Sale	17	15	- 11.8%	--	--	--
Months Supply of Inventory	1.3	1.3	0.0%	--	--	--

* 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

