

Local Market Update for October 2018

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

92128

Rancho Bernardo East

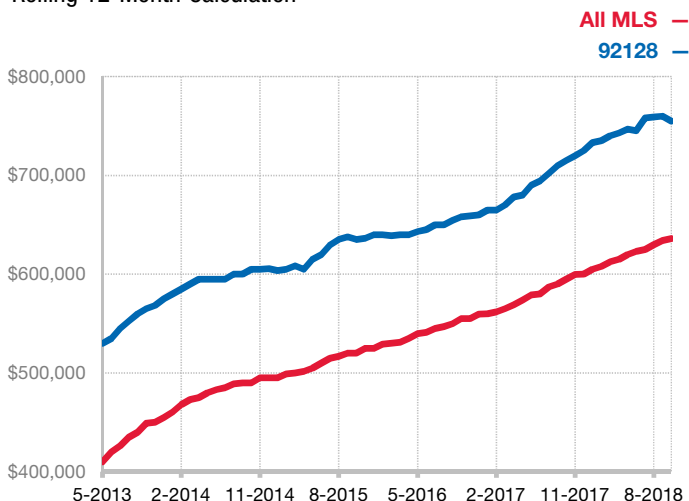
Single Family	October			Year to Date		
	2017	2018	Percent Change	Thru 10-2017	Thru 10-2018	Percent Change
Key Metrics						
New Listings	37	70	+ 89.2%	534	631	+ 18.2%
Pending Sales	33	34	+ 3.0%	441	419	- 5.0%
Closed Sales	31	40	+ 29.0%	438	410	- 6.4%
Median Sales Price*	\$735,000	\$705,000	- 4.1%	\$720,000	\$755,000	+ 4.9%
Percent of Original List Price Received*	98.5%	96.5%	- 2.0%	98.5%	98.0%	- 0.5%
Days on Market Until Sale	16	32	+ 100.0%	19	21	+ 10.5%
Inventory of Homes for Sale	38	100	+ 163.2%	--	--	--
Months Supply of Inventory	0.9	2.5	+ 177.8%	--	--	--

* 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	October			Year to Date		
	2017	2018	Percent Change	Thru 10-2017	Thru 10-2018	Percent Change
Key Metrics						
New Listings	36	40	+ 11.1%	471	490	+ 4.0%
Pending Sales	34	37	+ 8.8%	417	355	- 14.9%
Closed Sales	44	34	- 22.7%	416	341	- 18.0%
Median Sales Price*	\$402,500	\$412,250	+ 2.4%	\$405,000	\$439,000	+ 8.4%
Percent of Original List Price Received*	99.1%	97.0%	- 2.1%	99.1%	98.5%	- 0.6%
Days on Market Until Sale	21	21	0.0%	18	16	- 11.1%
Inventory of Homes for Sale	28	59	+ 110.7%	--	--	--
Months Supply of Inventory	0.7	1.7	+ 142.9%	--	--	--

* 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

