

# Local Market Update for April 2019

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

## 92129

Penasquitos

Single Family	April			Year to Date		
	2018	2019	Percent Change	Thru 4-2018	Thru 4-2019	Percent Change
<b>Key Metrics</b>						
New Listings	57	38	- 33.3%	164	136	- 17.1%
Pending Sales	36	32	- 11.1%	122	103	- 15.6%
Closed Sales	31	24	- 22.6%	92	83	- 9.8%
Median Sales Price*	\$866,300	<b>\$806,000</b>	- 7.0%	\$827,500	<b>\$800,000</b>	- 3.3%
Percent of Original List Price Received*	100.6%	<b>98.1%</b>	- 2.5%	99.3%	<b>96.8%</b>	- 2.5%
Days on Market Until Sale	10	23	+ 130.0%	17	33	+ 94.1%
Inventory of Homes for Sale	42	35	- 16.7%	--	--	--
Months Supply of Inventory	1.4	1.3	- 7.1%	--	--	--

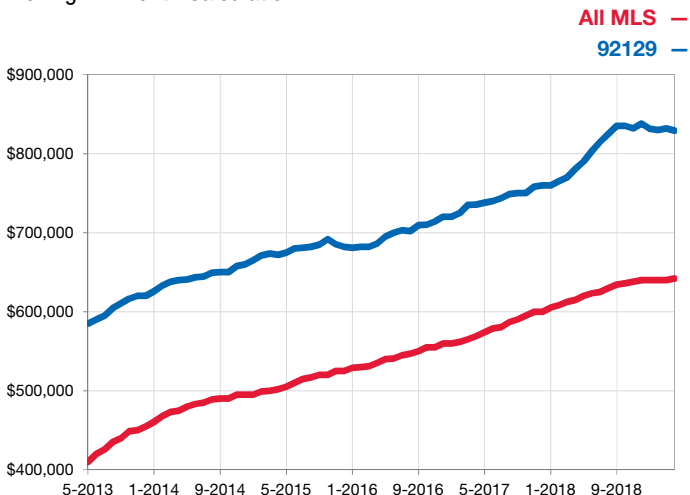
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo	April			Year to Date		
	2018	2019	Percent Change	Thru 4-2018	Thru 4-2019	Percent Change
<b>Key Metrics</b>						
New Listings	19	14	- 26.3%	64	52	- 18.8%
Pending Sales	18	13	- 27.8%	54	47	- 13.0%
Closed Sales	14	13	- 7.1%	44	35	- 20.5%
Median Sales Price*	\$400,001	<b>\$385,000</b>	- 3.8%	\$368,100	<b>\$385,000</b>	+ 4.6%
Percent of Original List Price Received*	101.1%	<b>98.9%</b>	- 2.2%	100.2%	<b>98.6%</b>	- 1.6%
Days on Market Until Sale	9	14	+ 55.6%	10	22	+ 120.0%
Inventory of Homes for Sale	10	12	+ 20.0%	--	--	--
Months Supply of Inventory	0.7	0.9	+ 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

