

Local Market Update for October 2021

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

92139

Paradise Hills

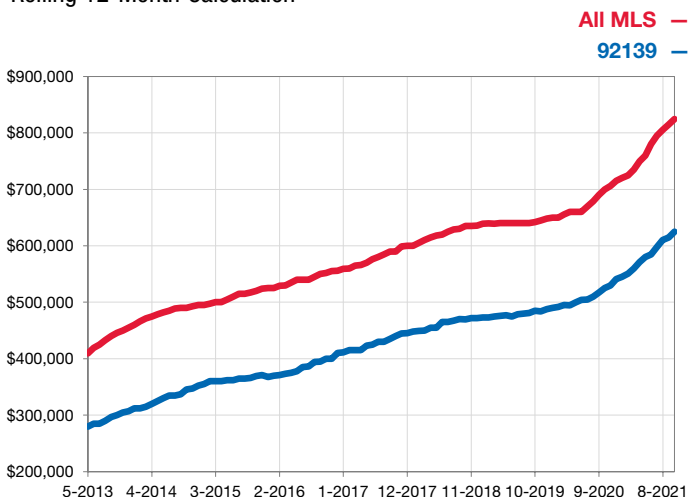
Single Family	October			Year to Date		
	2020	2021	Percent Change	Thru 10-2020	Thru 10-2021	Percent Change
Key Metrics						
New Listings	19	16	- 15.8%	146	172	+ 17.8%
Pending Sales	22	14	- 36.4%	120	145	+ 20.8%
Closed Sales	9	14	+ 55.6%	109	134	+ 22.9%
Median Sales Price*	\$530,000	\$642,500	+ 21.2%	\$530,000	\$640,000	+ 20.8%
Percent of Original List Price Received*	99.8%	101.6%	+ 1.8%	101.3%	103.8%	+ 2.5%
Days on Market Until Sale	45	14	- 68.9%	19	14	- 26.3%
Inventory of Homes for Sale	7	11	+ 57.1%	--	--	--
Months Supply of Inventory	0.6	0.8	+ 33.3%	--	--	--

* 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	October			Year to Date		
	2020	2021	Percent Change	Thru 10-2020	Thru 10-2021	Percent Change
Key Metrics						
New Listings	8	16	+ 100.0%	117	137	+ 17.1%
Pending Sales	7	22	+ 214.3%	101	129	+ 27.7%
Closed Sales	13	17	+ 30.8%	99	113	+ 14.1%
Median Sales Price*	\$420,000	\$510,000	+ 21.4%	\$409,500	\$471,010	+ 15.0%
Percent of Original List Price Received*	101.4%	103.2%	+ 1.8%	101.0%	104.7%	+ 3.7%
Days on Market Until Sale	36	10	- 72.2%	20	13	- 35.0%
Inventory of Homes for Sale	4	6	+ 50.0%	--	--	--
Months Supply of Inventory	0.4	0.5	+ 25.0%	--	--	--

* 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

