

Local Market Update for October 2018

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

92139

Paradise Hills

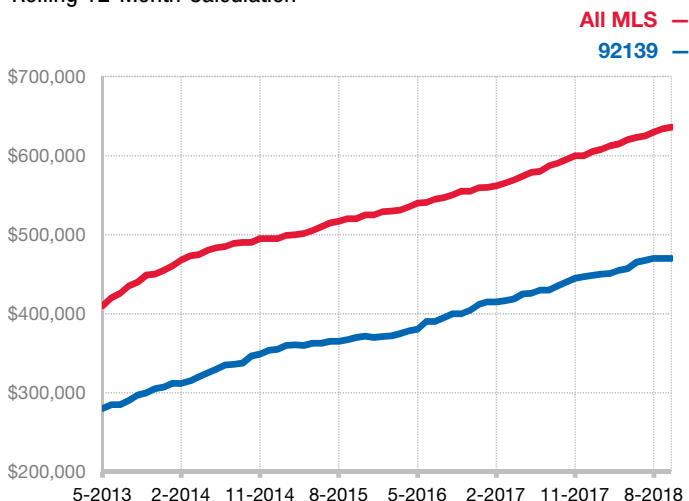
Single Family	October			Year to Date		
	2017	2018	Percent Change	Thru 10-2017	Thru 10-2018	Percent Change
Key Metrics						
New Listings	21	22	+ 4.8%	180	186	+ 3.3%
Pending Sales	10	18	+ 80.0%	144	123	- 14.6%
Closed Sales	17	15	- 11.8%	143	109	- 23.8%
Median Sales Price*	\$485,000	\$475,000	- 2.1%	\$445,000	\$470,000	+ 5.6%
Percent of Original List Price Received*	99.3%	97.8%	- 1.5%	99.0%	98.3%	- 0.7%
Days on Market Until Sale	26	25	- 3.8%	27	27	0.0%
Inventory of Homes for Sale	28	25	- 10.7%	--	--	--
Months Supply of Inventory	2.0	2.1	+ 5.0%	--	--	--

* 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.

Townhouse-Condo	October			Year to Date		
	2017	2018	Percent Change	Thru 10-2017	Thru 10-2018	Percent Change
Key Metrics						
New Listings	12	10	- 16.7%	135	120	- 11.1%
Pending Sales	13	10	- 23.1%	115	99	- 13.9%
Closed Sales	8	11	+ 37.5%	109	94	- 13.8%
Median Sales Price*	\$327,500	\$309,000	- 5.6%	\$330,000	\$362,500	+ 9.8%
Percent of Original List Price Received*	98.2%	96.5%	- 1.7%	100.0%	99.2%	- 0.8%
Days on Market Until Sale	15	24	+ 60.0%	21	21	0.0%
Inventory of Homes for Sale	13	14	+ 7.7%	--	--	--
Months Supply of Inventory	1.2	1.4	+ 16.7%	--	--	--

* 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.

Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

