

Local Market Update for July 2018

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

92173

San Ysidro

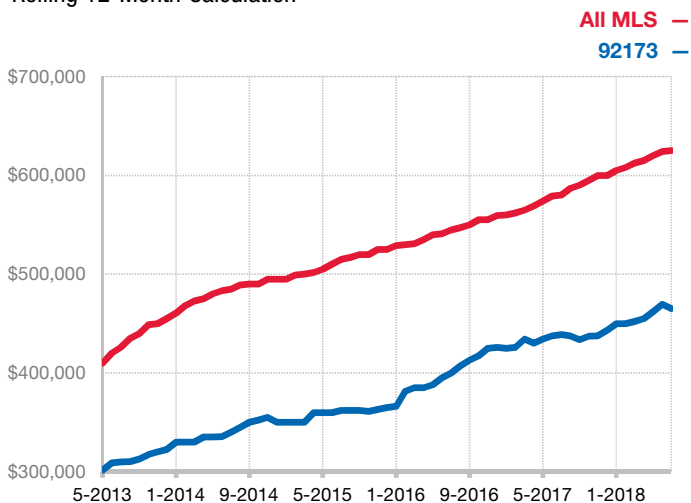
Single Family	July			Year to Date		
	2017	2018	Percent Change	Thru 7-2017	Thru 7-2018	Percent Change
Key Metrics						
New Listings	4	1	- 75.0%	43	40	- 7.0%
Pending Sales	3	5	+ 66.7%	27	24	- 11.1%
Closed Sales	4	6	+ 50.0%	26	27	+ 3.8%
Median Sales Price*	\$456,500	\$432,500	- 5.3%	\$438,750	\$465,000	+ 6.0%
Percent of Original List Price Received*	99.3%	99.8%	+ 0.5%	97.2%	98.7%	+ 1.5%
Days on Market Until Sale	52	35	- 32.7%	34	35	+ 2.9%
Inventory of Homes for Sale	9	8	- 11.1%	--	--	--
Months Supply of Inventory	2.5	1.7	- 32.0%	--	--	--

* 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	July			Year to Date		
	2017	2018	Percent Change	Thru 7-2017	Thru 7-2018	Percent Change
Key Metrics						
New Listings	7	1	- 85.7%	31	50	+ 61.3%
Pending Sales	4	4	0.0%	24	37	+ 54.2%
Closed Sales	3	6	+ 100.0%	22	40	+ 81.8%
Median Sales Price*	\$238,000	\$253,000	+ 6.3%	\$236,500	\$240,000	+ 1.5%
Percent of Original List Price Received*	97.1%	97.2%	+ 0.1%	98.6%	98.1%	- 0.5%
Days on Market Until Sale	22	33	+ 50.0%	14	20	+ 42.9%
Inventory of Homes for Sale	5	3	- 40.0%	--	--	--
Months Supply of Inventory	1.6	0.6	- 62.5%	--	--	--

* 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

