

# Local Market Update for October 2021

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

## 92173

San Ysidro

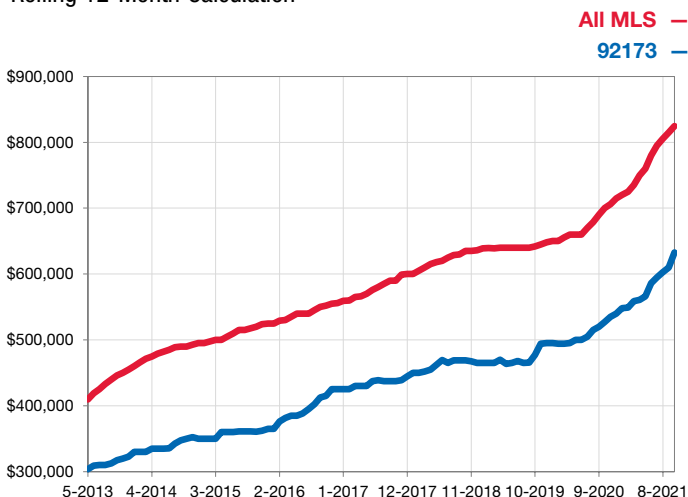
Single Family	October			Year to Date		
	2020	2021	Percent Change	Thru 10-2020	Thru 10-2021	Percent Change
<b>Key Metrics</b>						
New Listings	3	1	- 66.7%	34	38	+ 11.8%
Pending Sales	5	2	- 60.0%	31	30	- 3.2%
Closed Sales	8	2	- 75.0%	28	28	0.0%
Median Sales Price*	\$530,000	<b>\$721,000</b>	+ 36.0%	\$532,500	<b>\$642,500</b>	+ 20.7%
Percent of Original List Price Received*	104.3%	<b>100.4%</b>	- 3.7%	100.8%	<b>103.1%</b>	+ 2.3%
Days on Market Until Sale	37	30	- 18.9%	25	11	- 56.0%
Inventory of Homes for Sale	1	3	+ 200.0%	--	--	--
Months Supply of Inventory	0.4	1.1	+ 175.0%	--	--	--

\* 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		
	2020	2021	Percent Change	Thru 10-2020	Thru 10-2021	Percent Change
<b>Key Metrics</b>						
New Listings	9	3	- 66.7%	53	51	- 3.8%
Pending Sales	8	7	- 12.5%	40	44	+ 10.0%
Closed Sales	3	5	+ 66.7%	33	40	+ 21.2%
Median Sales Price*	\$360,000	<b>\$360,000</b>	0.0%	\$275,000	<b>\$342,500</b>	+ 24.5%
Percent of Original List Price Received*	101.8%	<b>98.4%</b>	- 3.3%	99.2%	<b>100.9%</b>	+ 1.7%
Days on Market Until Sale	18	36	+ 100.0%	27	24	- 11.1%
Inventory of Homes for Sale	6	3	- 50.0%	--	--	--
Months Supply of Inventory	1.6	0.7	- 56.3%	--	--	--

\* 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.

**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



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

