

Local Market Update for October 2022

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

91945

Lemon Grove

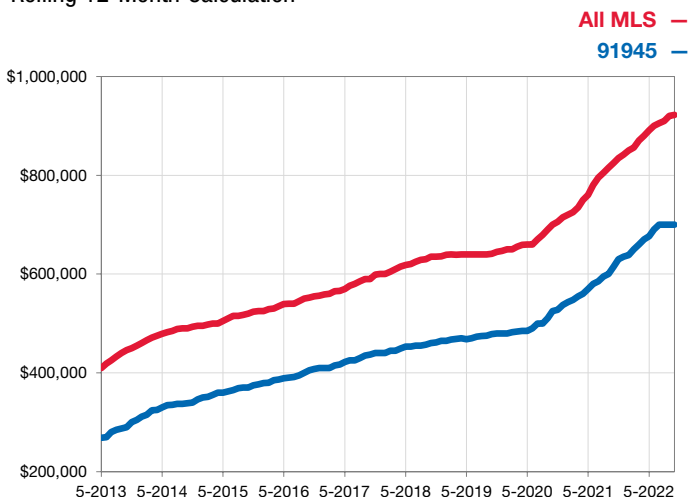
Single Family	October			Year to Date		
	2021	2022	Percent Change	Thru 10-2021	Thru 10-2022	Percent Change
Key Metrics						
New Listings	29	13	- 55.2%	264	224	- 15.2%
Pending Sales	31	12	- 61.3%	214	177	- 17.3%
Closed Sales	21	11	- 47.6%	211	180	- 14.7%
Median Sales Price*	\$700,000	\$735,000	+ 5.0%	\$630,000	\$710,000	+ 12.7%
Percent of Original List Price Received*	102.1%	100.1%	- 2.0%	102.4%	102.8%	+ 0.4%
Days on Market Until Sale	14	29	+ 107.1%	19	24	+ 26.3%
Inventory of Homes for Sale	19	20	+ 5.3%	--	--	--
Months Supply of Inventory	0.9	1.1	+ 22.2%	--	--	--

* 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		
	2021	2022	Percent Change	Thru 10-2021	Thru 10-2022	Percent Change
Key Metrics						
New Listings	3	2	- 33.3%	22	32	+ 45.5%
Pending Sales	1	0	- 100.0%	17	25	+ 47.1%
Closed Sales	3	1	- 66.7%	17	25	+ 47.1%
Median Sales Price*	\$385,000	\$350,000	- 9.1%	\$355,000	\$445,000	+ 25.4%
Percent of Original List Price Received*	106.3%	87.7%	- 17.5%	105.3%	104.3%	- 0.9%
Days on Market Until Sale	6	66	+ 1000.0%	18	20	+ 11.1%
Inventory of Homes for Sale	3	5	+ 66.7%	--	--	--
Months Supply of Inventory	1.4	2.0	+ 42.9%	--	--	--

* 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

