

Local Market Update for October 2024

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

92010

Carlsbad NE

Single Family

| Key Metrics | October | | | Year to Date | | |
|--|-------------|-------------|----------------|--------------|--------------|----------------|
| | 2023 | 2024 | Percent Change | Thru 10-2023 | Thru 10-2024 | Percent Change |
| New Listings | 7 | 8 | + 14.3% | 100 | 95 | - 5.0% |
| Pending Sales | 6 | 5 | - 16.7% | 83 | 73 | - 12.0% |
| Closed Sales | 5 | 8 | + 60.0% | 80 | 74 | - 7.5% |
| Median Sales Price* | \$1,720,000 | \$1,360,000 | - 20.9% | \$1,396,500 | \$1,500,000 | + 7.4% |
| Percent of Original List Price Received* | 101.0% | 98.2% | - 2.8% | 100.8% | 100.9% | + 0.1% |
| Days on Market Until Sale | 21 | 18 | - 14.3% | 25 | 28 | + 12.0% |
| Inventory of Homes for Sale | 10 | 14 | + 40.0% | -- | -- | -- |
| Months Supply of Inventory | 1.4 | 2.1 | + 50.0% | -- | -- | -- |

* 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.

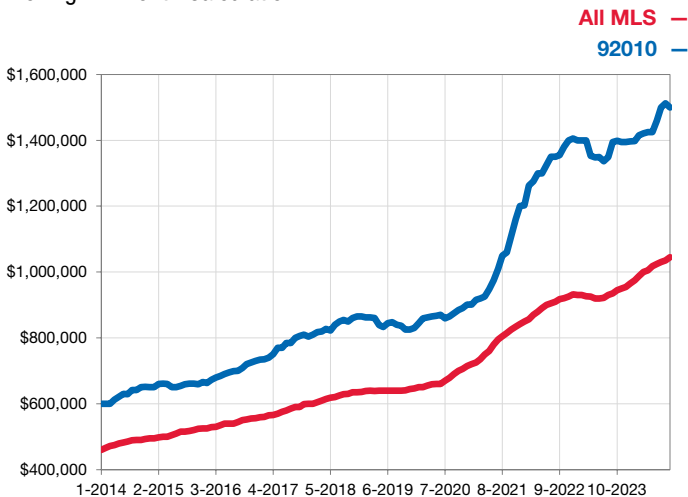
Townhouse-Condo

| Key Metrics | October | | | Year to Date | | |
|--|-----------|-----------|----------------|--------------|--------------|----------------|
| | 2023 | 2024 | Percent Change | Thru 10-2023 | Thru 10-2024 | Percent Change |
| New Listings | 6 | 8 | + 33.3% | 60 | 68 | + 13.3% |
| Pending Sales | 4 | 6 | + 50.0% | 58 | 50 | - 13.8% |
| Closed Sales | 6 | 6 | 0.0% | 58 | 48 | - 17.2% |
| Median Sales Price* | \$850,000 | \$829,000 | - 2.5% | \$827,500 | \$863,345 | + 4.3% |
| Percent of Original List Price Received* | 101.7% | 94.7% | - 6.9% | 100.3% | 99.0% | - 1.3% |
| Days on Market Until Sale | 25 | 58 | + 132.0% | 27 | 33 | + 22.2% |
| Inventory of Homes for Sale | 7 | 12 | + 71.4% | -- | -- | -- |
| Months Supply of Inventory | 1.3 | 2.5 | + 92.3% | -- | -- | -- |

* 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

