

Local Market Update for June 2024

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

92040

Lakeside

Single Family

Key Metrics	June			Year to Date		
	2023	2024	Percent Change	Thru 6-2023	Thru 6-2024	Percent Change
New Listings	28	27	- 3.6%	146	169	+ 15.8%
Pending Sales	26	21	- 19.2%	134	134	0.0%
Closed Sales	24	24	0.0%	126	131	+ 4.0%
Median Sales Price*	\$842,000	\$893,000	+ 6.1%	\$800,000	\$847,000	+ 5.9%
Percent of Original List Price Received*	105.1%	99.1%	- 5.7%	101.4%	100.7%	- 0.7%
Days on Market Until Sale	15	21	+ 40.0%	29	23	- 20.7%
Inventory of Homes for Sale	16	35	+ 118.8%	--	--	--
Months Supply of Inventory	0.7	1.7	+ 142.9%	--	--	--

* 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.

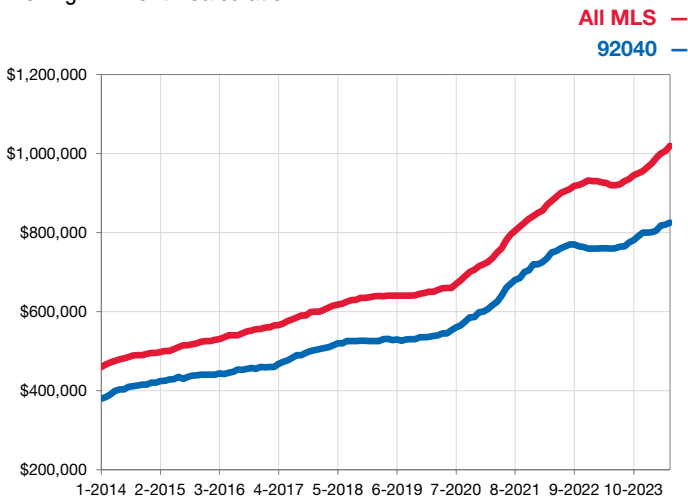
Townhouse-Condo

Key Metrics	June			Year to Date		
	2023	2024	Percent Change	Thru 6-2023	Thru 6-2024	Percent Change
New Listings	6	7	+ 16.7%	42	51	+ 21.4%
Pending Sales	4	3	- 25.0%	36	42	+ 16.7%
Closed Sales	10	6	- 40.0%	39	41	+ 5.1%
Median Sales Price*	\$478,500	\$505,000	+ 5.5%	\$440,000	\$450,000	+ 2.3%
Percent of Original List Price Received*	104.6%	95.3%	- 8.9%	103.5%	99.1%	- 4.3%
Days on Market Until Sale	12	30	+ 150.0%	18	23	+ 27.8%
Inventory of Homes for Sale	4	7	+ 75.0%	--	--	--
Months Supply of Inventory	0.7	1.1	+ 57.1%	--	--	--

* 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

