

Local Market Update for October 2024

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

92058

Oceanside (Central)

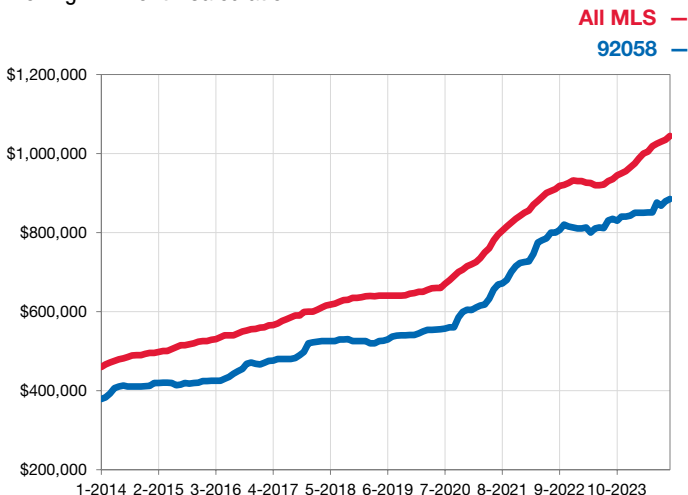
Single Family	October			Year to Date		
	2023	2024	Percent Change	Thru 10-2023	Thru 10-2024	Percent Change
Key Metrics						
New Listings	3	9	+ 200.0%	68	79	+ 16.2%
Pending Sales	2	6	+ 200.0%	62	57	- 8.1%
Closed Sales	4	4	0.0%	64	53	- 17.2%
Median Sales Price*	\$756,675	\$880,750	+ 16.4%	\$842,500	\$886,500	+ 5.2%
Percent of Original List Price Received*	93.2%	95.4%	+ 2.4%	99.6%	101.0%	+ 1.4%
Days on Market Until Sale	115	45	- 60.9%	36	26	- 27.8%
Inventory of Homes for Sale	4	11	+ 175.0%	--	--	--
Months Supply of Inventory	0.6	2.2	+ 266.7%	--	--	--

* 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		
	2023	2024	Percent Change	Thru 10-2023	Thru 10-2024	Percent Change
Key Metrics						
New Listings	1	10	+ 900.0%	57	94	+ 64.9%
Pending Sales	2	8	+ 300.0%	57	58	+ 1.8%
Closed Sales	6	8	+ 33.3%	60	52	- 13.3%
Median Sales Price*	\$550,000	\$589,950	+ 7.3%	\$550,000	\$580,000	+ 5.5%
Percent of Original List Price Received*	103.5%	98.3%	- 5.0%	99.4%	100.8%	+ 1.4%
Days on Market Until Sale	20	35	+ 75.0%	41	26	- 36.6%
Inventory of Homes for Sale	4	12	+ 200.0%	--	--	--
Months Supply of Inventory	0.8	2.3	+ 187.5%	--	--	--

* 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

