

# Local Market Update for June 2024

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

## 92084

Vista East

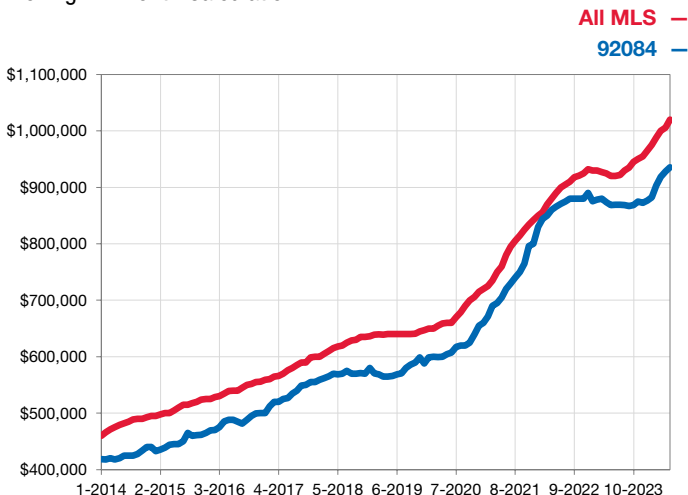
Single Family	June			Year to Date		
	2023	2024	Percent Change	Thru 6-2023	Thru 6-2024	Percent Change
<b>Key Metrics</b>						
New Listings	41	35	- 14.6%	169	179	+ 5.9%
Pending Sales	27	21	- 22.2%	121	122	+ 0.8%
Closed Sales	18	14	- 22.2%	110	120	+ 9.1%
Median Sales Price*	\$909,000	<b>\$938,000</b>	+ 3.2%	\$864,625	<b>\$950,000</b>	+ 9.9%
Percent of Original List Price Received*	101.8%	<b>100.8%</b>	- 1.0%	97.9%	<b>99.4%</b>	+ 1.5%
Days on Market Until Sale	39	40	+ 2.6%	41	37	- 9.8%
Inventory of Homes for Sale	42	53	+ 26.2%	--	--	--
Months Supply of Inventory	2.0	2.5	+ 25.0%	--	--	--

\* 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	June			Year to Date		
	2023	2024	Percent Change	Thru 6-2023	Thru 6-2024	Percent Change
<b>Key Metrics</b>						
New Listings	4	5	+ 25.0%	22	33	+ 50.0%
Pending Sales	6	3	- 50.0%	20	26	+ 30.0%
Closed Sales	3	2	- 33.3%	19	26	+ 36.8%
Median Sales Price*	\$510,500	<b>\$557,500</b>	+ 9.2%	\$579,000	<b>\$620,000</b>	+ 7.1%
Percent of Original List Price Received*	99.2%	<b>96.7%</b>	- 2.5%	99.2%	<b>100.1%</b>	+ 0.9%
Days on Market Until Sale	20	46	+ 130.0%	41	34	- 17.1%
Inventory of Homes for Sale	5	8	+ 60.0%	--	--	--
Months Supply of Inventory	1.5	2.1	+ 40.0%	--	--	--

\* 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.

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



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

