

Local Market Update for July 2024

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

92104

North Park

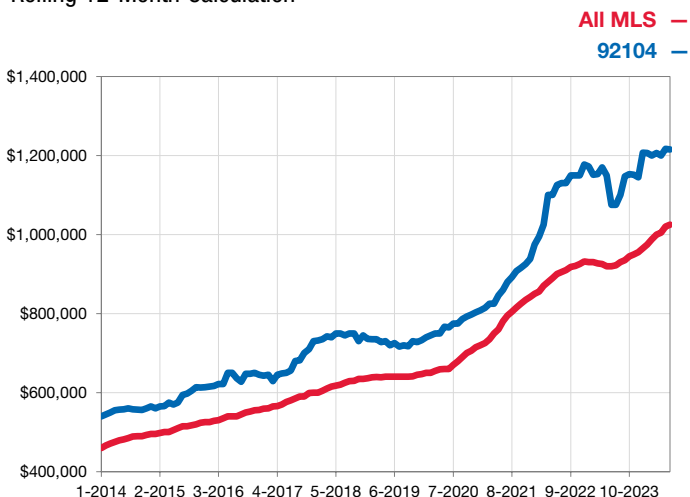
Single Family	July			Year to Date		
	2023	2024	Percent Change	Thru 7-2023	Thru 7-2024	Percent Change
Key Metrics						
New Listings	16	16	0.0%	90	114	+ 26.7%
Pending Sales	9	12	+ 33.3%	72	73	+ 1.4%
Closed Sales	13	12	- 7.7%	72	74	+ 2.8%
Median Sales Price*	\$1,209,000	\$1,162,500	- 3.8%	\$1,087,500	\$1,205,000	+ 10.8%
Percent of Original List Price Received*	101.0%	93.8%	- 7.1%	99.9%	98.6%	- 1.3%
Days on Market Until Sale	21	26	+ 23.8%	25	22	- 12.0%
Inventory of Homes for Sale	13	23	+ 76.9%	--	--	--
Months Supply of Inventory	1.1	2.2	+ 100.0%	--	--	--

* 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	July			Year to Date		
	2023	2024	Percent Change	Thru 7-2023	Thru 7-2024	Percent Change
Key Metrics						
New Listings	16	18	+ 12.5%	98	136	+ 38.8%
Pending Sales	14	18	+ 28.6%	84	83	- 1.2%
Closed Sales	14	9	- 35.7%	80	72	- 10.0%
Median Sales Price*	\$607,500	\$635,000	+ 4.5%	\$592,500	\$645,000	+ 8.9%
Percent of Original List Price Received*	101.9%	99.7%	- 2.2%	102.7%	100.7%	- 1.9%
Days on Market Until Sale	28	29	+ 3.6%	22	25	+ 13.6%
Inventory of Homes for Sale	9	32	+ 255.6%	--	--	--
Months Supply of Inventory	0.8	3.0	+ 275.0%	--	--	--

* 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

