

Local Market Update for September 2024

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

92106

Point Loma

Single Family

Key Metrics	September			Year to Date		
	2023	2024	Percent Change	Thru 9-2023	Thru 9-2024	Percent Change
New Listings	18	21	+ 16.7%	146	177	+ 21.2%
Pending Sales	10	13	+ 30.0%	89	118	+ 32.6%
Closed Sales	12	10	- 16.7%	93	105	+ 12.9%
Median Sales Price*	\$1,700,000	\$1,675,000	- 1.5%	\$1,725,000	\$1,900,000	+ 10.1%
Percent of Original List Price Received*	99.2%	94.6%	- 4.6%	98.5%	97.4%	- 1.1%
Days on Market Until Sale	31	27	- 12.9%	33	37	+ 12.1%
Inventory of Homes for Sale	27	35	+ 29.6%	--	--	--
Months Supply of Inventory	2.7	3.1	+ 14.8%	--	--	--

* 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.

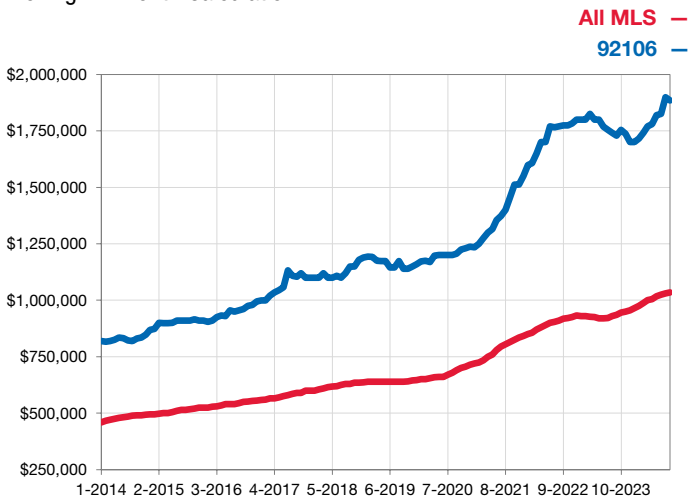
Townhouse-Condo

Key Metrics	September			Year to Date		
	2023	2024	Percent Change	Thru 9-2023	Thru 9-2024	Percent Change
New Listings	8	3	- 62.5%	45	41	- 8.9%
Pending Sales	5	2	- 60.0%	33	23	- 30.3%
Closed Sales	2	3	+ 50.0%	31	23	- 25.8%
Median Sales Price*	\$455,500	\$1,080,000	+ 137.1%	\$960,375	\$1,020,000	+ 6.2%
Percent of Original List Price Received*	98.4%	92.8%	- 5.7%	98.2%	98.5%	+ 0.3%
Days on Market Until Sale	4	65	+ 1525.0%	21	48	+ 128.6%
Inventory of Homes for Sale	5	9	+ 80.0%	--	--	--
Months Supply of Inventory	1.5	3.5	+ 133.3%	--	--	--

* 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

