

Local Market Update for October 2022

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

92108

Mission Valley

Single Family	October			Year to Date		
	2021	2022	Percent Change	Thru 10-2021	Thru 10-2022	Percent Change
Key Metrics						
New Listings	0	0	--	16	17	+ 6.3%
Pending Sales	2	0	- 100.0%	15	9	- 40.0%
Closed Sales	2	0	- 100.0%	16	10	- 37.5%
Median Sales Price*	\$847,500	\$0	- 100.0%	\$872,500	\$1,140,250	+ 30.7%
Percent of Original List Price Received*	102.1%	0.0%	- 100.0%	101.5%	102.1%	+ 0.6%
Days on Market Until Sale	24	0	- 100.0%	21	47	+ 123.8%
Inventory of Homes for Sale	1	4	+ 300.0%	--	--	--
Months Supply of Inventory	0.5	3.2	+ 540.0%	--	--	--

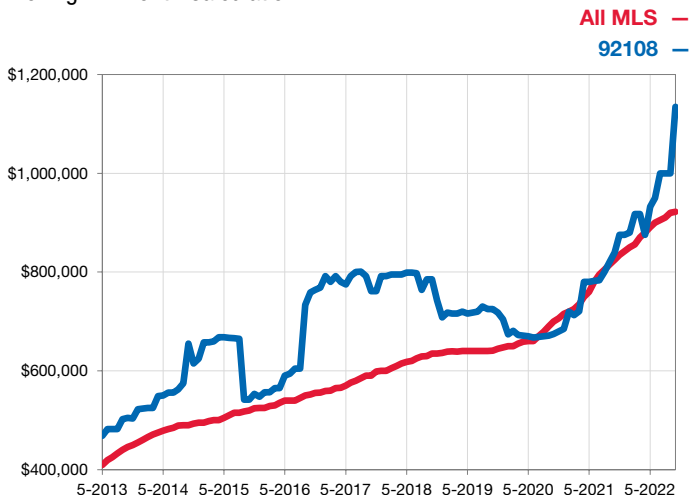
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo	October			Year to Date		
	2021	2022	Percent Change	Thru 10-2021	Thru 10-2022	Percent Change
Key Metrics						
New Listings	36	27	- 25.0%	439	402	- 8.4%
Pending Sales	36	20	- 44.4%	419	299	- 28.6%
Closed Sales	39	16	- 59.0%	424	305	- 28.1%
Median Sales Price*	\$510,000	\$520,000	+ 2.0%	\$500,000	\$620,000	+ 24.0%
Percent of Original List Price Received*	101.3%	96.5%	- 4.7%	102.2%	103.3%	+ 1.1%
Days on Market Until Sale	20	38	+ 90.0%	20	17	- 15.0%
Inventory of Homes for Sale	22	51	+ 131.8%	--	--	--
Months Supply of Inventory	0.5	1.7	+ 240.0%	--	--	--

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Median Sales Price – Single Family

Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo

Rolling 12-Month Calculation

