

Local Market Update for October 2022

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

92118

Coronado

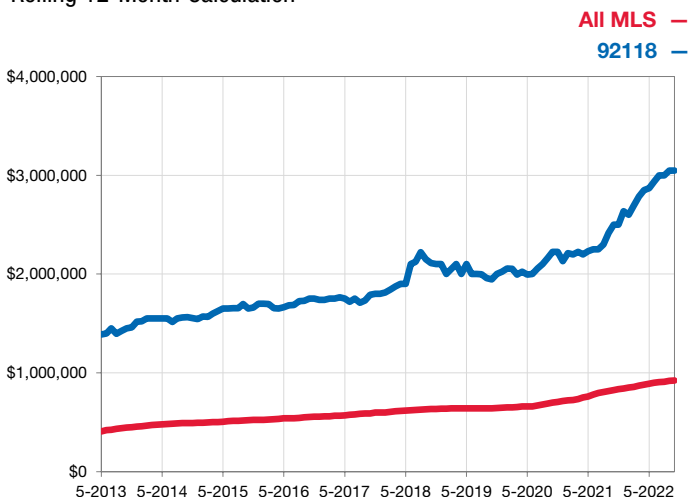
Single Family	October			Year to Date		
	2021	2022	Percent Change	Thru 10-2021	Thru 10-2022	Percent Change
Key Metrics						
New Listings	14	10	- 28.6%	200	146	- 27.0%
Pending Sales	13	7	- 46.2%	164	95	- 42.1%
Closed Sales	26	12	- 53.8%	167	107	- 35.9%
Median Sales Price*	\$2,725,000	\$2,625,000	- 3.7%	\$2,595,000	\$3,060,000	+ 17.9%
Percent of Original List Price Received*	95.4%	93.3%	- 2.2%	97.0%	97.6%	+ 0.6%
Days on Market Until Sale	35	49	+ 40.0%	48	45	- 6.3%
Inventory of Homes for Sale	30	31	+ 3.3%	--	--	--
Months Supply of Inventory	1.9	3.2	+ 68.4%	--	--	--

* 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	19	10	- 47.4%	183	138	- 24.6%
Pending Sales	12	9	- 25.0%	145	97	- 33.1%
Closed Sales	10	4	- 60.0%	142	97	- 31.7%
Median Sales Price*	\$1,869,000	\$1,557,500	- 16.7%	\$1,584,000	\$1,775,000	+ 12.1%
Percent of Original List Price Received*	98.9%	99.5%	+ 0.6%	97.1%	97.2%	+ 0.1%
Days on Market Until Sale	30	35	+ 16.7%	48	29	- 39.6%
Inventory of Homes for Sale	26	18	- 30.8%	--	--	--
Months Supply of Inventory	1.9	1.8	- 5.3%	--	--	--

* 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

