

Local Market Update for September 2024

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

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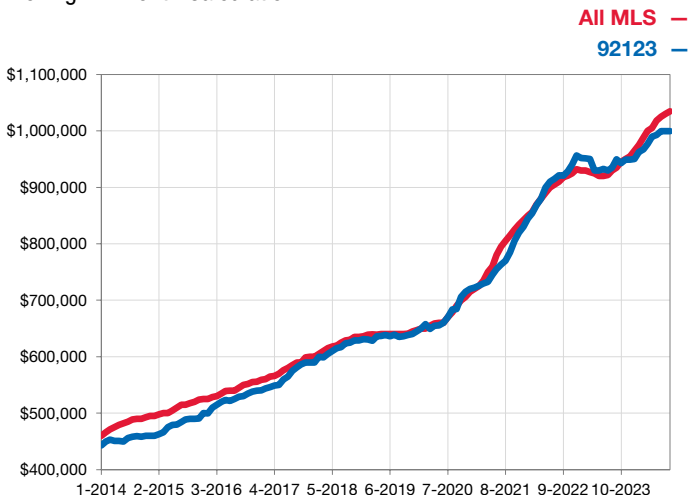
Single Family	September			Year to Date		
	2023	2024	Percent Change	Thru 9-2023	Thru 9-2024	Percent Change
Key Metrics						
New Listings	11	13	+ 18.2%	121	157	+ 29.8%
Pending Sales	13	9	- 30.8%	102	107	+ 4.9%
Closed Sales	7	8	+ 14.3%	96	105	+ 9.4%
Median Sales Price*	\$1,150,000	\$1,126,980	- 2.0%	\$946,000	\$1,010,000	+ 6.8%
Percent of Original List Price Received*	98.6%	102.2%	+ 3.7%	100.8%	101.4%	+ 0.6%
Days on Market Until Sale	22	10	- 54.5%	21	18	- 14.3%
Inventory of Homes for Sale	11	21	+ 90.9%	--	--	--
Months Supply of Inventory	1.1	2.0	+ 81.8%	--	--	--

* 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	September			Year to Date		
	2023	2024	Percent Change	Thru 9-2023	Thru 9-2024	Percent Change
Key Metrics						
New Listings	10	7	- 30.0%	56	61	+ 8.9%
Pending Sales	9	3	- 66.7%	46	42	- 8.7%
Closed Sales	4	3	- 25.0%	39	44	+ 12.8%
Median Sales Price*	\$543,500	\$557,000	+ 2.5%	\$549,000	\$600,000	+ 9.3%
Percent of Original List Price Received*	96.2%	100.1%	+ 4.1%	99.9%	100.6%	+ 0.7%
Days on Market Until Sale	28	15	- 46.4%	33	17	- 48.5%
Inventory of Homes for Sale	6	11	+ 83.3%	--	--	--
Months Supply of Inventory	1.2	2.3	+ 91.7%	--	--	--

* 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

