

Local Market Update for August 2024

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

92124

Tierrasanta

Single Family

Key Metrics	August			Year to Date		
	2023	2024	Percent Change	Thru 8-2023	Thru 8-2024	Percent Change
New Listings	6	8	+ 33.3%	76	84	+ 10.5%
Pending Sales	7	5	- 28.6%	68	69	+ 1.5%
Closed Sales	9	15	+ 66.7%	71	68	- 4.2%
Median Sales Price*	\$1,100,000	\$1,210,000	+ 10.0%	\$1,125,000	\$1,205,250	+ 7.1%
Percent of Original List Price Received*	98.7%	99.3%	+ 0.6%	99.8%	100.7%	+ 0.9%
Days on Market Until Sale	14	12	- 14.3%	24	15	- 37.5%
Inventory of Homes for Sale	5	12	+ 140.0%	--	--	--
Months Supply of Inventory	0.6	1.5	+ 150.0%	--	--	--

* 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.

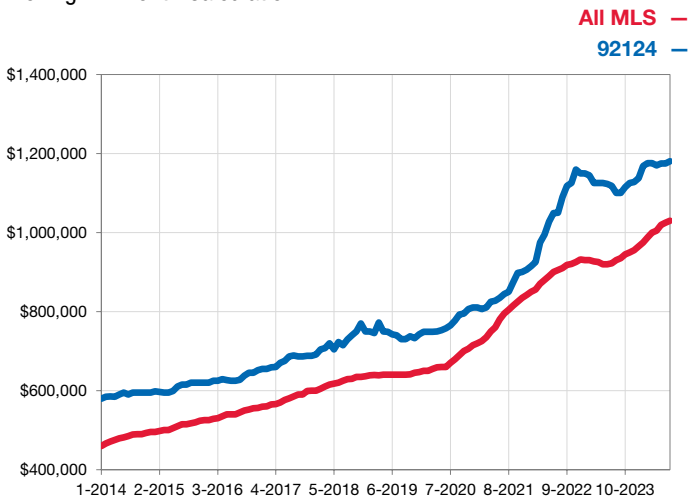
Townhouse-Condo

Key Metrics	August			Year to Date		
	2023	2024	Percent Change	Thru 8-2023	Thru 8-2024	Percent Change
New Listings	5	5	0.0%	53	75	+ 41.5%
Pending Sales	5	6	+ 20.0%	48	54	+ 12.5%
Closed Sales	9	4	- 55.6%	50	52	+ 4.0%
Median Sales Price*	\$725,000	\$771,500	+ 6.4%	\$717,500	\$780,000	+ 8.7%
Percent of Original List Price Received*	100.1%	95.4%	- 4.7%	100.6%	101.7%	+ 1.1%
Days on Market Until Sale	13	31	+ 138.5%	16	14	- 12.5%
Inventory of Homes for Sale	4	6	+ 50.0%	--	--	--
Months Supply of Inventory	0.7	1.0	+ 42.9%	--	--	--

* 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

