

Local Market Update for September 2024

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

92129

Penasquitos

Single Family

Key Metrics	September			Year to Date		
	2023	2024	Percent Change	Thru 9-2023	Thru 9-2024	Percent Change
New Listings	14	29	+ 107.1%	175	272	+ 55.4%
Pending Sales	13	20	+ 53.8%	155	202	+ 30.3%
Closed Sales	21	22	+ 4.8%	149	192	+ 28.9%
Median Sales Price*	\$1,410,000	\$1,512,500	+ 7.3%	\$1,370,000	\$1,525,000	+ 11.3%
Percent of Original List Price Received*	102.0%	98.3%	- 3.6%	102.1%	103.1%	+ 1.0%
Days on Market Until Sale	20	18	- 10.0%	22	16	- 27.3%
Inventory of Homes for Sale	13	31	+ 138.5%	--	--	--
Months Supply of Inventory	0.8	1.6	+ 100.0%	--	--	--

* 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.

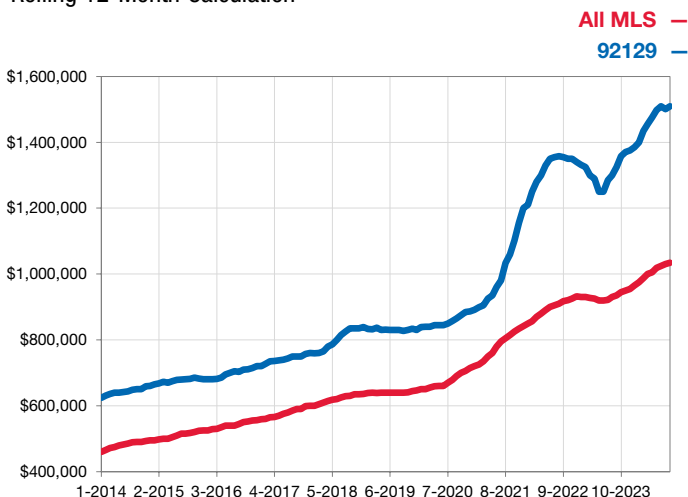
Townhouse-Condo

Key Metrics	September			Year to Date		
	2023	2024	Percent Change	Thru 9-2023	Thru 9-2024	Percent Change
New Listings	13	14	+ 7.7%	92	117	+ 27.2%
Pending Sales	4	7	+ 75.0%	72	74	+ 2.8%
Closed Sales	9	10	+ 11.1%	77	72	- 6.5%
Median Sales Price*	\$608,000	\$690,000	+ 13.5%	\$549,000	\$691,500	+ 26.0%
Percent of Original List Price Received*	99.3%	98.1%	- 1.2%	101.7%	102.2%	+ 0.5%
Days on Market Until Sale	16	34	+ 112.5%	16	19	+ 18.8%
Inventory of Homes for Sale	9	17	+ 88.9%	--	--	--
Months Supply of Inventory	1.1	2.2	+ 100.0%	--	--	--

* 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.

Median Sales Price – Single Family

Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo

Rolling 12-Month Calculation

