

Local Market Update for October 2022

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

92139

Paradise Hills

Single Family	October			Year to Date		
	2021	2022	Percent Change	Thru 10-2021	Thru 10-2022	Percent Change
Key Metrics						
New Listings	16	8	- 50.0%	173	169	- 2.3%
Pending Sales	14	4	- 71.4%	146	132	- 9.6%
Closed Sales	14	8	- 42.9%	137	136	- 0.7%
Median Sales Price*	\$642,500	\$675,000	+ 5.1%	\$640,000	\$715,000	+ 11.7%
Percent of Original List Price Received*	101.6%	98.2%	- 3.3%	103.7%	103.0%	- 0.7%
Days on Market Until Sale	14	27	+ 92.9%	14	15	+ 7.1%
Inventory of Homes for Sale	12	15	+ 25.0%	--	--	--
Months Supply of Inventory	0.9	1.2	+ 33.3%	--	--	--

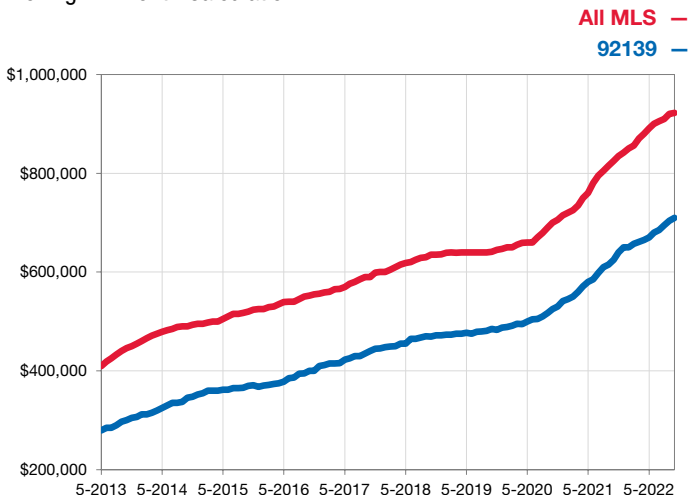
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo	October			Year to Date		
	2021	2022	Percent Change	Thru 10-2021	Thru 10-2022	Percent Change
Key Metrics						
New Listings	17	9	- 47.1%	139	100	- 28.1%
Pending Sales	22	7	- 68.2%	128	75	- 41.4%
Closed Sales	18	3	- 83.3%	113	77	- 31.9%
Median Sales Price*	\$506,500	\$600,000	+ 18.5%	\$470,000	\$565,000	+ 20.2%
Percent of Original List Price Received*	103.1%	98.9%	- 4.1%	104.8%	103.4%	- 1.3%
Days on Market Until Sale	10	21	+ 110.0%	13	22	+ 69.2%
Inventory of Homes for Sale	8	13	+ 62.5%	--	--	--
Months Supply of Inventory	0.7	1.8	+ 157.1%	--	--	--

* 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

