

# Local Market Update for June 2022

Provided by the North San Diego County REALTORS®.

NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

## San Diego County

County

### Detached Single-Family

Key Metrics	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
New Listings	3,071	<b>2,723</b>	- 11.3%	32,522	<b>28,985</b>	- 10.9%
Pending Sales	2,570	<b>1,516</b>	- 41.0%	28,411	<b>23,721</b>	- 16.5%
Closed Sales	2,710	<b>1,738</b>	- 35.9%	28,540	<b>24,667</b>	- 13.6%
Days on Market Until Sale	13	<b>14</b>	+ 7.7%	20	<b>16</b>	- 20.0%
Median Sales Price*	\$858,630	<b>\$969,500</b>	+ 12.9%	\$755,000	<b>\$880,000</b>	+ 16.6%
Average Sales Price*	\$1,139,892	<b>\$1,256,236</b>	+ 10.2%	\$990,760	<b>\$1,171,884</b>	+ 18.3%
Percent of Original List Price Received*	104.6%	<b>101.5%</b>	- 3.0%	101.3%	<b>103.1%</b>	+ 1.8%
Percent of List Price Received*	103.8%	<b>101.8%</b>	- 1.9%	101.2%	<b>102.9%</b>	+ 1.7%
Inventory of Homes for Sale	3,448	<b>3,192</b>	- 7.4%	--	--	--
Months Supply of Inventory	1.5	<b>1.6</b>	+ 6.7%	--	--	--

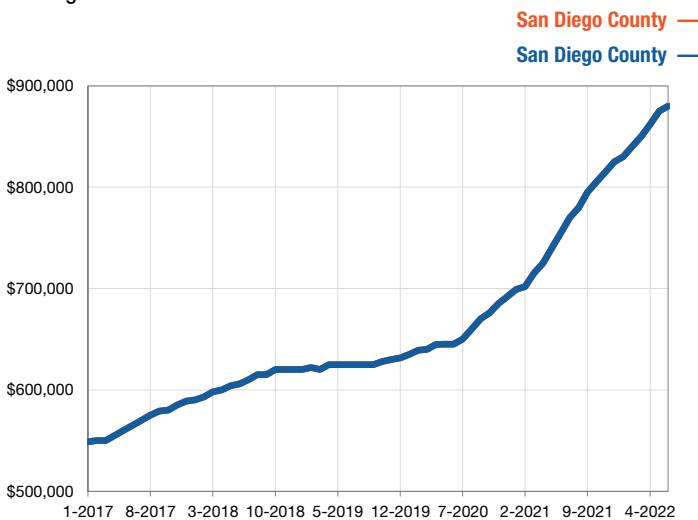
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### Attached Single-Family

Key Metrics	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
New Listings	1,538	<b>1,330</b>	- 13.5%	15,961	<b>14,002</b>	- 12.3%
Pending Sales	1,345	<b>888</b>	- 34.0%	13,588	<b>12,267</b>	- 9.7%
Closed Sales	1,316	<b>919</b>	- 30.2%	13,555	<b>12,685</b>	- 6.4%
Days on Market Until Sale	13	<b>12</b>	- 7.7%	20	<b>14</b>	- 30.0%
Median Sales Price*	\$550,000	<b>\$635,000</b>	+ 15.5%	\$500,000	<b>\$600,000</b>	+ 20.0%
Average Sales Price*	\$650,470	<b>\$757,449</b>	+ 16.4%	\$587,524	<b>\$708,613</b>	+ 20.6%
Percent of Original List Price Received*	103.5%	<b>102.8%</b>	- 0.7%	100.8%	<b>103.7%</b>	+ 2.9%
Percent of List Price Received*	102.8%	<b>102.5%</b>	- 0.3%	100.9%	<b>103.2%</b>	+ 2.3%
Inventory of Homes for Sale	1,424	<b>1,261</b>	- 11.4%	--	--	--
Months Supply of Inventory	1.3	<b>1.2</b>	- 7.7%	--	--	--

\* 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 – Detached Single-Family**  
Rolling 12-Month Calculation



**Median Sales Price – Attached Single-Family**  
Rolling 12-Month Calculation

