

Marketwatch Report

August 2017

North San Diego County
Association of REALTORS®



A FREE RESEARCH TOOL FROM THE

North San Diego County Association of REALTORS®

Reporting on Detached Single-Family and Attached Single-Family Residential Activity Only

Counties

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San Diego County Overview

	Median Sales Price		Pct. of Orig. Price Rec'd.		Days on Market		Closed Sales	
	Aug-17	1-Yr Chg	Aug-17	1-Yr Chg	Aug-17	1-Yr Chg	Aug-17	1-Yr Chg
East San Diego County	\$465,000	↑ + 8.1%	98.2%	↑ + 1.3%	29	↓ - 10.7%	479	↓ - 7.5%
Metro San Diego County	\$555,250	↑ + 11.1%	97.9%	↑ + 0.7%	25	↓ - 14.4%	1,006	↓ - 10.3%
North San Diego County	\$610,000	↑ + 9.9%	97.5%	↑ + 0.4%	27	↓ - 12.7%	1,409	↓ - 6.7%
South San Diego County	\$480,000	↑ + 6.7%	97.9%	↓ - 0.1%	26	↓ - 3.6%	297	↓ - 11.1%
San Diego County	\$546,125	↑ + 9.4%	97.8%	↑ + 0.6%	26	↓ - 12.2%	3,248	↓ - 8.0%

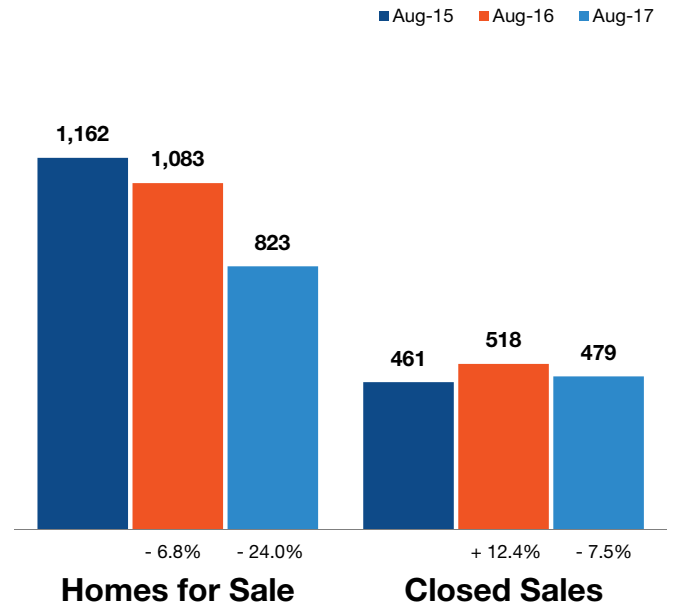
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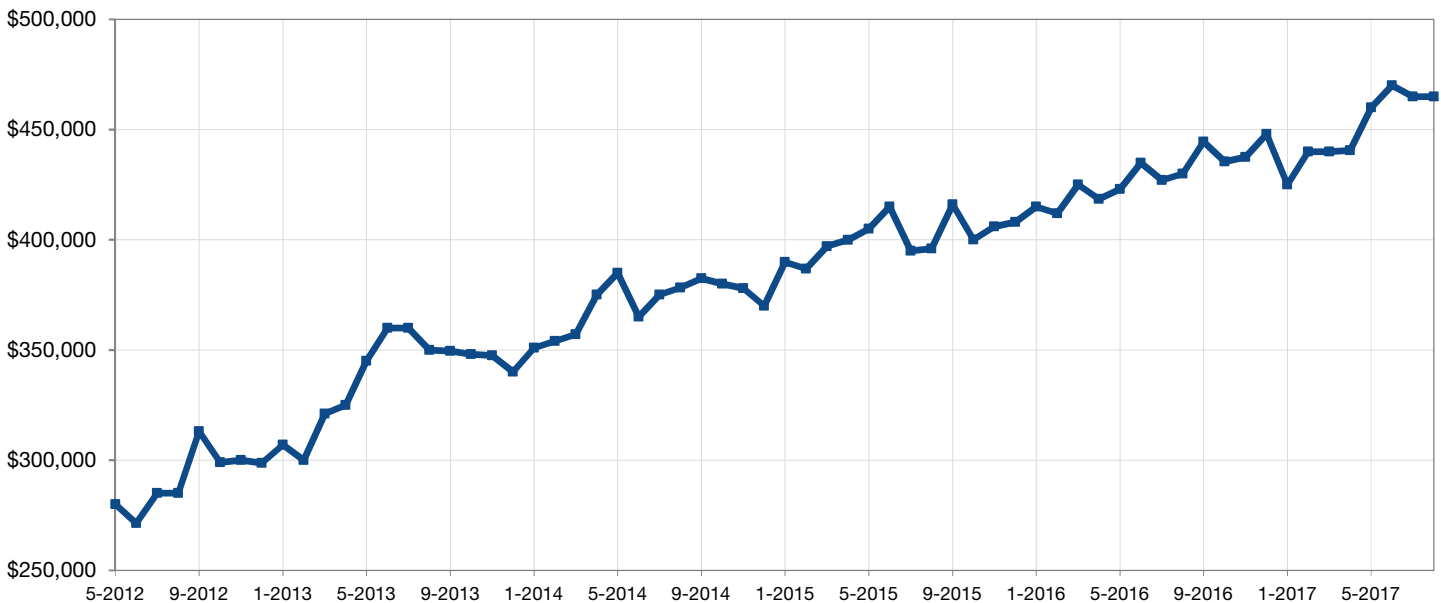
East San Diego County

Key Metrics	Aug-17	1-Yr Chg
Median Sales Price	\$465,000	+ 8.1%
Average Sales Price	\$486,395	+ 9.3%
Pct. of Orig. Price Rec'd.	98.2%	+ 1.3%
Homes for Sale	823	- 24.0%
Closed Sales	479	- 7.5%
Months Supply	1.8	- 25.5%
Days on Market	29	- 10.7%

Market Activity



Historical Median Sales Price for East San Diego County



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East San Diego County ZIP Codes

	Median Sales Price		Pct. of Orig. Price Rec'd.		Days on Market		Closed Sales	
	Aug-17	1-Yr Chg	Aug-17	1-Yr Chg	Aug-17	1-Yr Chg	Aug-17	1-Yr Chg
91901 - Alpine	\$571,000	↓ - 8.3%	97.1%	↑ + 0.8%	32	↓ - 22.1%	21	↓ - 12.5%
91905 - Boulevard	\$165,000	↑ + 65.0%	100.0%	↑ + 100.0%	19	↓ - 89.0%	1	→ 0.0%
91906 - Campo	\$310,000	↑ + 23.5%	96.4%	↑ + 0.2%	60	↑ + 70.0%	4	↓ - 20.0%
91916 - Descanso	\$632,750	↑ + 114.5%	91.6%	↑ + 7.2%	95	↑ + 57.5%	2	↓ - 33.3%
91917 - Dulzura	\$406,000	--	102.4%	--	75	--	2	--
91931 - Guatay	\$0	--	0.0%	--	0	--	0	--
91934 - Jacumba	\$105,000	--	114.1%	--	11	--	1	--
91935 - Jamul	\$499,000	↓ - 9.3%	100.3%	↑ + 3.2%	27	↓ - 56.3%	11	↑ + 57.1%
91941 - La Mesa	\$655,000	↑ + 8.3%	97.2%	↑ + 0.7%	33	↑ + 15.4%	35	↓ - 2.8%
91942 - La Mesa	\$465,000	↑ + 11.3%	98.5%	↓ - 0.4%	18	↓ - 28.7%	44	↓ - 15.4%
91945 - Lemon Grove	\$427,000	↑ + 4.4%	96.4%	↓ - 1.7%	42	↓ - 1.9%	24	↓ - 17.2%
91948 - Mount Laguna	\$77,500	↓ - 73.7%	90.3%	↑ + 2.6%	301	↑ + 82.4%	2	↑ + 100.0%
91962 - Pine Valley	\$520,500	↑ + 26.4%	101.6%	↑ + 7.6%	52	↑ + 41.1%	2	↓ - 50.0%
91963 - Potrero	\$450,000	--	96.8%	--	3	--	1	--
91977 - Spring Valley	\$440,000	↑ + 7.3%	98.8%	↑ + 1.7%	22	↓ - 17.8%	52	↓ - 18.8%
91978 - Spring Valley	\$505,000	↑ + 12.2%	100.2%	↑ + 3.8%	18	↓ - 15.8%	12	↑ + 33.3%
91980 - Tecate	\$0	--	0.0%	--	0	--	0	--
92004 - Borrego Springs	\$282,500	↑ + 29.0%	92.6%	↑ + 15.5%	114	↓ - 53.5%	8	→ 0.0%
92019 - El Cajon	\$460,000	↓ - 1.1%	98.7%	↑ + 1.3%	21	↓ - 13.8%	43	↓ - 18.9%
92020 - El Cajon	\$492,500	↑ + 9.4%	98.1%	↑ + 1.2%	23	↓ - 17.8%	46	↑ + 2.2%
92021 - El Cajon	\$460,000	↑ + 4.5%	97.9%	↓ - 0.1%	31	↑ + 31.2%	47	↓ - 4.1%
92036 - Julian	\$339,500	↑ + 19.3%	95.2%	↑ + 0.7%	81	↑ + 53.5%	10	↑ + 25.0%
92040 - Lakeside	\$475,000	↑ + 10.5%	99.1%	↑ + 1.4%	18	↓ - 44.2%	43	↓ - 17.3%
92066 - Ranchita	\$0	--	0.0%	--	0	--	0	--
92070 - Santa Ysabel	\$0	--	0.0%	--	0	--	0	--
92071 - Santee	\$466,500	↑ + 10.8%	98.8%	↑ + 1.5%	19	↓ - 1.1%	66	↓ - 2.9%
92086 - Warner Springs	\$575,000	--	92.8%	--	67	--	2	--

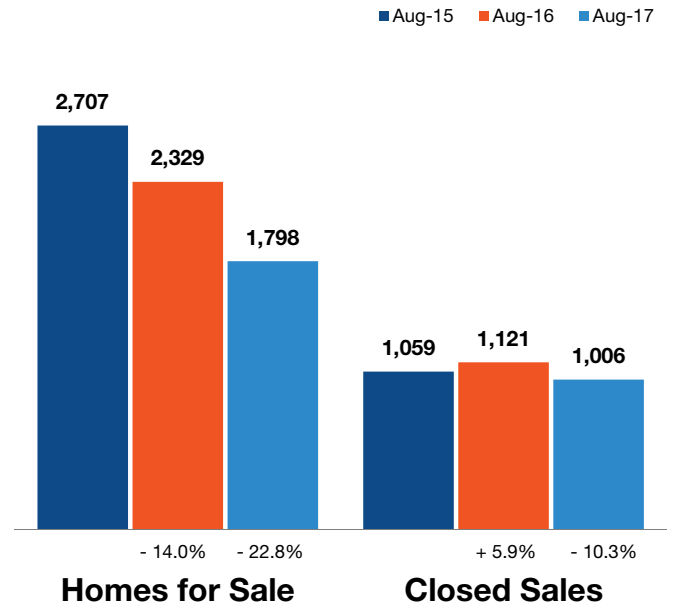
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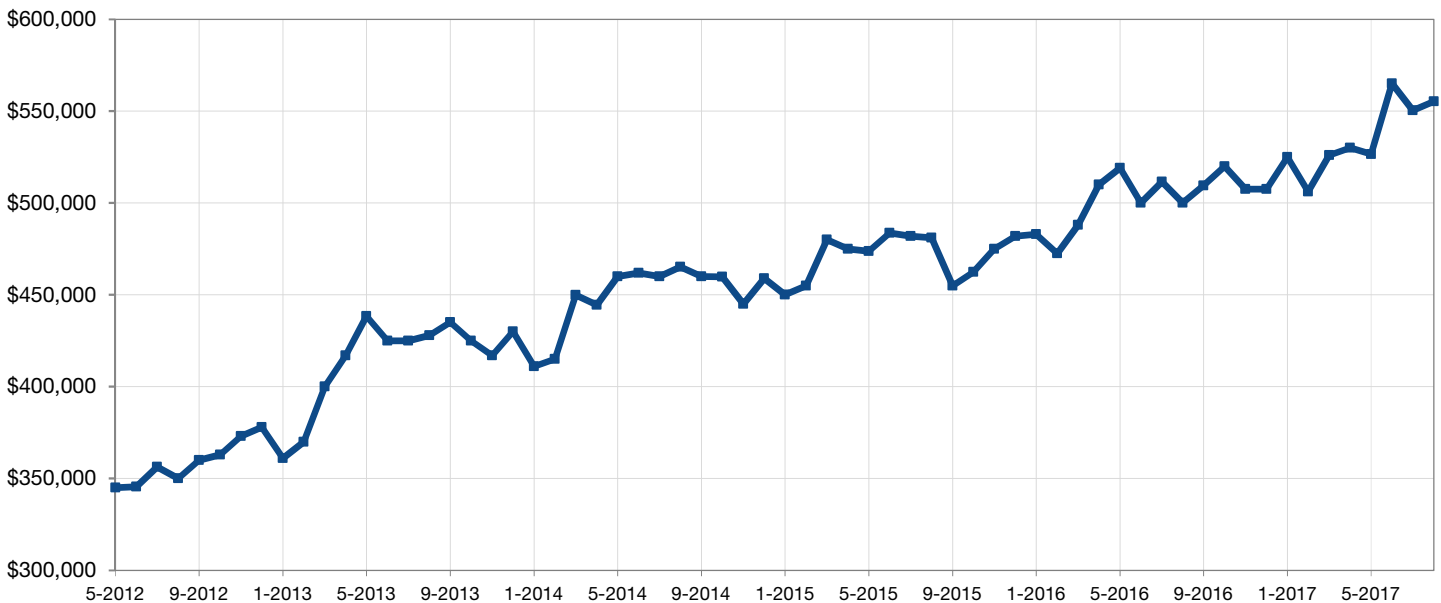
Metro San Diego County

Key Metrics	Aug-17	1-Yr Chg
Median Sales Price	\$555,250	+ 11.1%
Average Sales Price	\$699,971	+ 8.7%
Pct. of Orig. Price Rec'd.	97.9%	+ 0.7%
Homes for Sale	1,798	- 22.8%
Closed Sales	1,006	- 10.3%
Months Supply	1.9	- 21.5%
Days on Market	25	- 14.4%

Market Activity



Historical Median Sales Price for Metro San Diego County



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Metro San Diego County ZIP Codes

	Median Sales Price		Pct. of Orig. Price Rec'd.		Days on Market		Closed Sales	
	Aug-17	1-Yr Chg	Aug-17	1-Yr Chg	Aug-17	1-Yr Chg	Aug-17	1-Yr Chg
92037 - La Jolla	\$1,135,000	↓ - 1.3%	94.0%	↑ + 0.0%	48	↓ - 14.2%	54	↓ - 37.9%
92101 - San Diego Downtown	\$612,500	↑ + 23.2%	96.2%	↓ - 1.1%	30	↓ - 7.0%	80	↓ - 14.0%
92102 - San Diego Golden Hill	\$398,500	↑ + 13.9%	98.8%	↑ + 0.6%	20	↓ - 15.6%	27	↑ + 42.1%
92103 - Mission Hills-Hillcrest-Midtown	\$648,275	↑ + 17.9%	97.5%	↑ + 1.6%	43	↑ + 28.0%	44	↓ - 18.5%
92104 - North Park	\$585,000	↑ + 15.8%	97.6%	↓ - 0.0%	20	↑ + 8.6%	32	↓ - 31.9%
92105 - East San Diego	\$399,000	↑ + 9.3%	97.9%	↑ + 0.3%	31	↑ + 35.7%	31	↑ + 10.7%
92106 - Point Loma	\$1,017,500	↑ + 10.6%	97.5%	↑ + 0.6%	25	↑ + 2.2%	22	↓ - 8.3%
92107 - Ocean Beach	\$725,650	↓ - 5.6%	96.7%	↓ - 2.3%	19	↓ - 26.0%	28	↑ + 12.0%
92108 - Mission Valley	\$340,000	↑ + 12.6%	99.1%	↑ + 0.4%	16	↓ - 19.3%	44	↑ + 2.3%
92109 - Pacific Beach	\$780,000	↑ + 27.9%	95.6%	↓ - 0.8%	27	↓ - 13.6%	44	↓ - 17.0%
92110 - Old Town	\$545,000	↑ + 25.3%	96.9%	↓ - 0.9%	26	↓ - 19.1%	24	↓ - 35.1%
92111 - Linda Vista	\$489,500	↑ + 8.8%	98.9%	↑ + 1.7%	14	↓ - 36.4%	38	↑ + 8.6%
92113 - Logan Heights	\$359,000	↑ + 10.5%	97.3%	↑ + 1.5%	15	↓ - 49.7%	9	↓ - 30.8%
92114 - Encanto	\$427,000	↑ + 8.1%	98.1%	↓ - 1.2%	22	↓ - 25.5%	38	↓ - 11.6%
92115 - San Diego	\$460,000	↑ + 4.5%	97.3%	↑ + 0.2%	25	↓ - 5.9%	75	↑ + 41.5%
92116 - Normal Heights	\$607,000	↓ - 0.5%	97.8%	↑ + 0.8%	24	↓ - 4.3%	25	↓ - 19.4%
92117 - Clairemont Mesa	\$610,000	↑ + 13.0%	99.0%	↑ + 0.0%	17	↑ + 22.4%	62	↑ + 5.1%
92118 - Coronado	\$1,605,000	↓ - 9.0%	97.2%	↑ + 6.3%	76	↓ - 17.3%	32	↑ + 28.0%
92119 - San Carlos	\$575,000	↑ + 9.4%	99.0%	↑ + 0.1%	14	↓ - 22.3%	43	↑ + 19.4%
92120 - Del Cerro	\$580,000	↑ + 10.6%	99.7%	↑ + 2.8%	14	↓ - 50.9%	39	↓ - 15.2%
92121 - Sorrento Valley	\$632,500	↑ + 20.5%	98.6%	↑ + 0.8%	10	↓ - 66.9%	6	↓ - 40.0%
92122 - University City	\$505,100	↑ + 1.2%	99.4%	↑ + 2.1%	15	↓ - 18.5%	39	↓ - 29.1%
92123 - Mission Valley	\$586,500	↑ + 8.6%	99.8%	↑ + 1.2%	15	↓ - 6.4%	33	→ 0.0%
92124 - Tierrasanta	\$544,000	↑ + 7.8%	99.9%	↑ + 1.6%	36	↑ + 65.0%	17	↓ - 22.7%
92126 - Mira Mesa	\$515,000	↑ + 9.6%	99.4%	↑ + 1.1%	12	↓ - 52.1%	61	↑ + 10.9%
92131 - Scripps Miramar	\$782,450	↑ + 22.3%	98.1%	↑ + 0.9%	16	↓ - 33.5%	40	↓ - 29.8%
92139 - Paradise Hills	\$439,000	↑ + 16.3%	99.3%	↑ + 1.2%	21	↓ - 8.2%	19	↓ - 50.0%

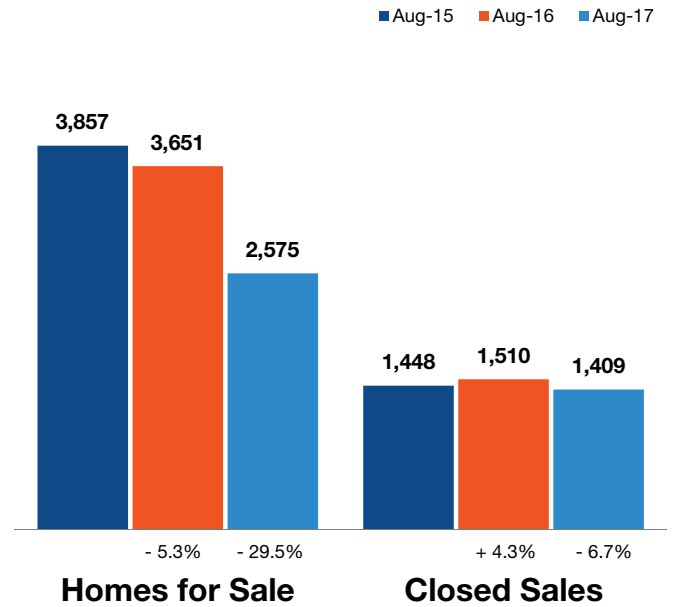
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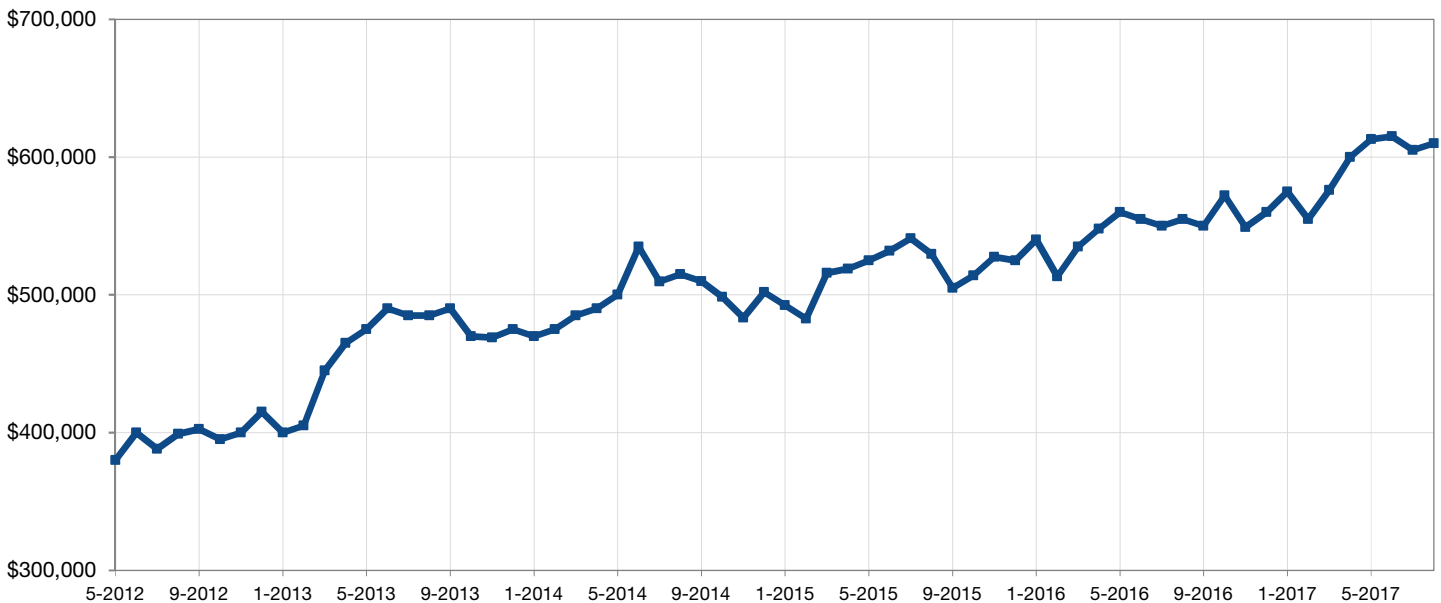
North San Diego County

Key Metrics	Aug-17	1-Yr Chg
Median Sales Price	\$610,000	+ 9.9%
Average Sales Price	\$762,489	+ 9.9%
Pct. of Orig. Price Rec'd.	97.5%	+ 0.4%
Homes for Sale	2,575	- 29.5%
Closed Sales	1,409	- 6.7%
Months Supply	1.9	- 30.5%
Days on Market	27	- 12.7%

Market Activity



Historical Median Sales Price for North San Diego County



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	Median Sales Price		Pct. of Orig. Price Rec'd.		Days on Market		Closed Sales	
	Aug-17	1-Yr Chg	Aug-17	1-Yr Chg	Aug-17	1-Yr Chg	Aug-17	1-Yr Chg
92003 - Bonsall	\$340,000	↓ - 23.8%	97.1%	↓ - 0.4%	37	↑ + 24.4%	5	↓ - 28.6%
92007 - Cardiff	\$1,300,000	↑ + 20.9%	97.0%	↑ + 2.0%	39	↑ + 108.9%	7	↓ - 12.5%
92008 - Carlsbad	\$950,000	↑ + 23.8%	96.0%	↓ - 1.0%	28	↓ - 29.0%	27	↓ - 15.6%
92009 - Carlsbad	\$800,000	↑ + 10.3%	97.7%	↑ + 0.5%	23	↓ - 22.7%	67	↓ - 17.3%
92010 - Carlsbad	\$592,000	↓ - 14.8%	100.0%	↑ + 1.9%	21	↑ + 34.0%	25	→ 0.0%
92011 - Carlsbad	\$865,000	↑ + 0.6%	98.0%	↑ + 1.6%	21	↓ - 21.7%	35	↓ - 7.9%
92014 - Del Mar	\$1,360,000	↑ + 5.0%	93.6%	↓ - 1.2%	49	↑ + 41.9%	27	↑ + 58.8%
92024 - Encinitas	\$1,180,000	↑ + 35.9%	95.4%	↓ - 0.8%	30	↓ - 12.0%	63	↑ + 3.3%
92025 - Escondido	\$487,500	↑ + 15.0%	97.9%	↑ + 0.9%	21	↓ - 15.1%	36	↓ - 10.0%
92026 - Escondido	\$495,000	↑ + 10.6%	97.7%	↑ + 1.0%	25	↓ - 52.0%	79	↑ + 19.7%
92027 - Escondido	\$432,000	↑ + 2.6%	97.6%	↓ - 0.9%	26	↑ + 9.4%	55	↑ + 5.8%
92028 - Fallbrook	\$665,000	↑ + 29.8%	94.9%	↓ - 1.6%	56	↑ + 32.4%	53	↓ - 14.5%
92029 - Escondido	\$607,500	↓ - 17.1%	97.6%	↑ + 3.0%	27	↓ - 51.7%	22	↓ - 8.3%
92054 - Oceanside	\$664,500	↑ + 18.7%	96.3%	↑ + 0.4%	26	↓ - 17.5%	46	↑ + 2.2%
92056 - Oceanside	\$527,500	↑ + 9.3%	97.2%	↓ - 1.6%	24	↑ + 6.1%	74	↓ - 2.6%
92057 - Oceanside	\$450,000	↑ + 5.9%	98.1%	↓ - 0.2%	23	↑ + 28.9%	105	↓ - 3.7%
92058 - Oceanside	\$385,000	↓ - 15.4%	97.6%	↑ + 0.8%	19	↓ - 36.5%	27	↑ + 28.6%
92059 - Pala	\$0	--	0.0%	--	0	--	0	--
92061 - Pauma Valley	\$540,000	↑ + 35.0%	94.2%	↓ - 5.3%	57	↑ + 197.4%	6	↑ + 50.0%
92064 - Poway	\$750,000	↑ + 24.0%	97.5%	↑ + 0.2%	21	↓ - 30.0%	53	↓ - 10.2%
92065 - Ramona	\$522,500	↑ + 15.0%	97.5%	↓ - 0.7%	29	↓ - 6.7%	57	↓ - 5.0%
92067 - Rancho Santa Fe	\$2,425,000	↑ + 18.5%	88.3%	↓ - 6.3%	85	↓ - 13.9%	19	↓ - 29.6%
92069 - San Marcos	\$525,000	↑ + 5.0%	98.2%	↑ + 0.4%	23	↑ + 6.6%	41	→ 0.0%
92075 - Solana Beach	\$1,280,000	↑ + 2.4%	92.6%	↓ - 2.2%	52	↓ - 10.1%	19	↑ + 11.8%
92078 - San Marcos	\$625,000	↑ + 7.3%	99.0%	↑ + 1.6%	17	↓ - 15.5%	68	↓ - 17.1%
92081 - Vista	\$557,500	↑ + 12.6%	101.6%	↑ + 5.2%	20	↓ - 27.3%	32	↓ - 8.6%
92082 - Valley Center	\$610,000	↑ + 15.1%	97.5%	↑ + 4.2%	43	↓ - 27.5%	17	↓ - 32.0%
92083 - Vista	\$460,000	↑ + 7.9%	98.6%	↑ + 0.8%	25	↓ - 34.2%	25	↓ - 3.8%
92084 - Vista	\$545,000	↑ + 17.7%	97.5%	↑ + 0.8%	28	↓ - 6.1%	35	↓ - 10.3%
92091 - Rancho Santa Fe	\$2,090,250	↑ + 167.6%	92.5%	↓ - 1.8%	113	↑ + 481.9%	8	↑ + 166.7%
92127 - Rancho Bernardo	\$865,000	↑ + 7.2%	98.8%	↑ + 2.3%	25	↓ - 29.9%	79	↑ + 1.3%
92128 - Rancho Bernardo	\$627,500	↑ + 25.5%	98.5%	↑ + 1.0%	18	↓ - 22.8%	74	↓ - 33.3%
92129 - Rancho Penasquitos	\$689,500	↑ + 0.7%	99.4%	↑ + 1.1%	11	↓ - 33.1%	59	↑ + 7.3%
92130 - Carmel Valley	\$772,475	↓ - 18.3%	98.7%	↑ + 1.7%	21	↓ - 18.0%	64	↓ - 23.8%

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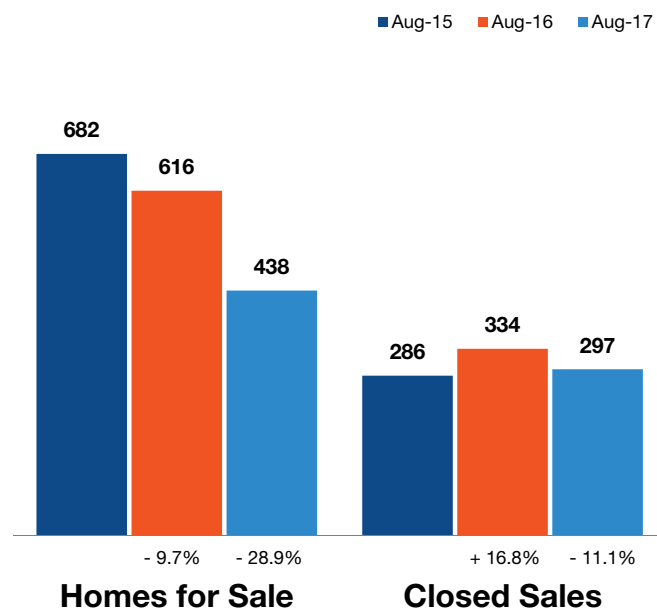
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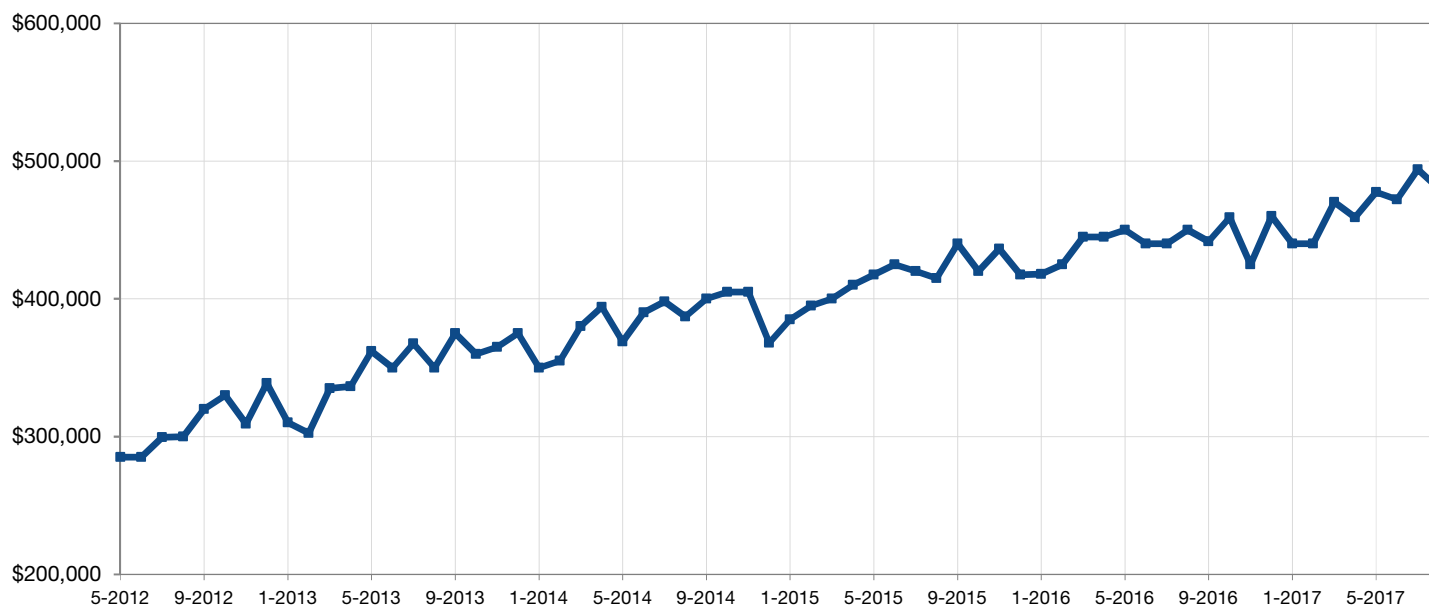
South San Diego County

Key Metrics	Aug-17	1-Yr Chg
Median Sales Price	\$480,000	+ 6.7%
Average Sales Price	\$510,819	+ 8.1%
Pct. of Orig. Price Rec'd.	97.9%	- 0.1%
Homes for Sale	438	- 28.9%
Closed Sales	297	- 11.1%
Months Supply	1.5	- 27.2%
Days on Market	26	- 3.6%

Market Activity



Historical Median Sales Price for South San Diego County



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South San Diego County ZIP Codes

	Median Sales Price		Pct. of Orig. Price Rec'd.		Days on Market		Closed Sales	
	Aug-17	1-Yr Chg	Aug-17	1-Yr Chg	Aug-17	1-Yr Chg	Aug-17	1-Yr Chg
91902 - Bonita	\$597,500	↓ - 11.6%	95.9%	↓ - 0.4%	29	↓ - 13.0%	16	↓ - 27.3%
91910 - Chula Vista	\$510,000	↑ + 8.5%	97.7%	↓ - 0.6%	31	↑ + 6.1%	57	↑ + 7.5%
91911 - Chula Vista	\$439,500	↑ + 3.0%	99.0%	↑ + 0.4%	20	↓ - 19.9%	40	↓ - 31.0%
91913 - Chula Vista	\$515,000	↑ + 11.5%	98.7%	↑ + 0.1%	19	↓ - 23.9%	58	↓ - 25.6%
91914 - Chula Vista	\$679,000	↑ + 4.5%	95.7%	↓ - 2.6%	39	↑ + 52.7%	19	↓ - 38.7%
91915 - Chula Vista	\$476,500	↑ + 3.8%	98.7%	↑ + 1.5%	22	↓ - 31.7%	50	↑ + 13.6%
91932 - Imperial Beach	\$528,000	↓ - 0.8%	96.3%	↓ - 2.4%	38	↑ + 119.9%	25	↑ + 78.6%
91950 - National City	\$387,500	↑ + 2.6%	98.4%	↑ + 1.2%	23	↑ + 23.9%	26	↓ - 3.7%
92154 - Otay Mesa	\$465,800	↑ + 9.8%	99.4%	↑ + 2.2%	21	↓ - 31.1%	54	↑ + 14.9%
92173 - San Ysidro	\$340,250	↑ + 74.5%	96.9%	↑ + 1.7%	7	↓ - 74.6%	6	↓ - 14.3%