

Local Market Update for May 2022

Provided by the North San Diego County REALTORS®.

NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

92003 - Bonsall

North San Diego County

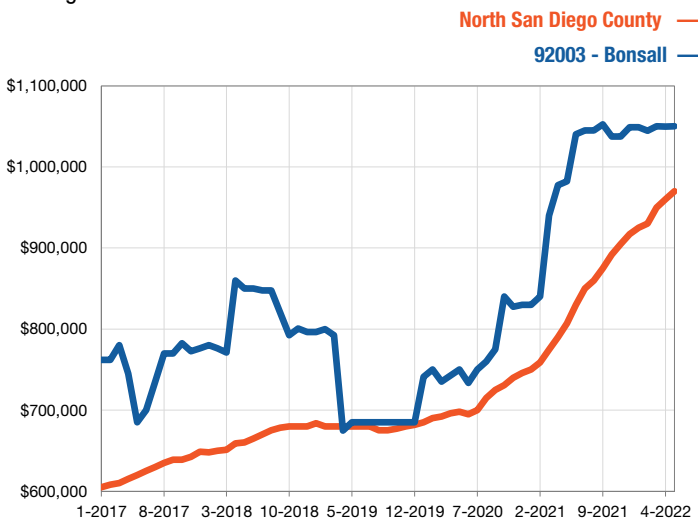
Detached Single-Family Key Metrics	May			Rolling 12 Months		
	2021	2022	Percent Change	Thru 5-2021	Thru 5-2022	Percent Change
New Listings	13	16	+ 23.1%	128	109	- 14.8%
Pending Sales	9	5	- 44.4%	100	82	- 18.0%
Closed Sales	9	4	- 55.6%	96	87	- 9.4%
Days on Market Until Sale	6	8	+ 33.3%	38	23	- 39.5%
Median Sales Price*	\$1,179,999	\$1,750,000	+ 48.3%	\$982,000	\$1,050,000	+ 6.9%
Average Sales Price*	\$1,131,111	\$1,577,500	+ 39.5%	\$1,033,671	\$1,127,836	+ 9.1%
Percent of Original List Price Received*	99.8%	101.9%	+ 2.1%	98.2%	101.1%	+ 3.0%
Percent of List Price Received*	102.4%	101.9%	- 0.5%	98.9%	101.3%	+ 2.4%
Inventory of Homes for Sale	18	18	0.0%	--	--	--
Months Supply of Inventory	2.2	2.6	+ 18.2%	--	--	--

* 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.

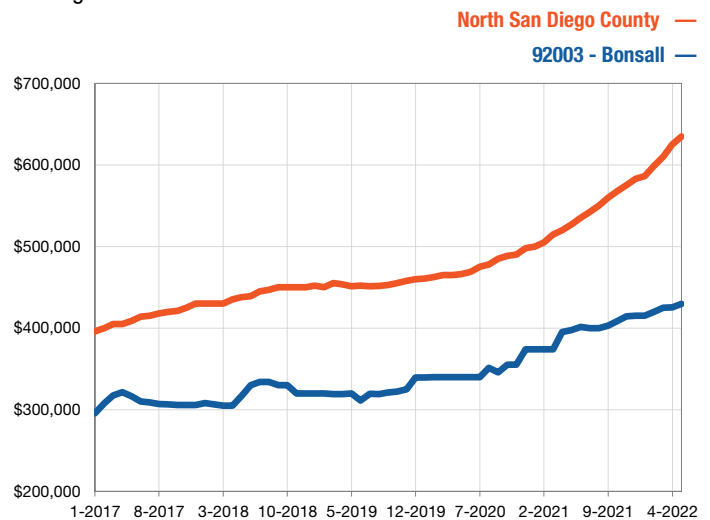
Attached Single-Family Key Metrics	May			Rolling 12 Months		
	2021	2022	Percent Change	Thru 5-2021	Thru 5-2022	Percent Change
New Listings	6	3	- 50.0%	35	38	+ 8.6%
Pending Sales	3	3	0.0%	28	37	+ 32.1%
Closed Sales	2	5	+ 150.0%	26	39	+ 50.0%
Days on Market Until Sale	5	5	0.0%	22	9	- 59.1%
Median Sales Price*	\$390,000	\$531,000	+ 36.2%	\$397,500	\$430,000	+ 8.2%
Average Sales Price*	\$390,000	\$478,400	+ 22.7%	\$394,423	\$466,087	+ 18.2%
Percent of Original List Price Received*	103.4%	110.5%	+ 6.9%	101.1%	104.1%	+ 3.0%
Percent of List Price Received*	103.4%	110.5%	+ 6.9%	100.5%	103.7%	+ 3.2%
Inventory of Homes for Sale	5	3	- 40.0%	--	--	--
Months Supply of Inventory	2.1	1.0	- 52.4%	--	--	--

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Median Sales Price – Detached Single-Family
Rolling 12-Month Calculation



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



Local Market Update for May 2022

Provided by the North San Diego County REALTORS®.

NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

92025 - Escondido

North San Diego County

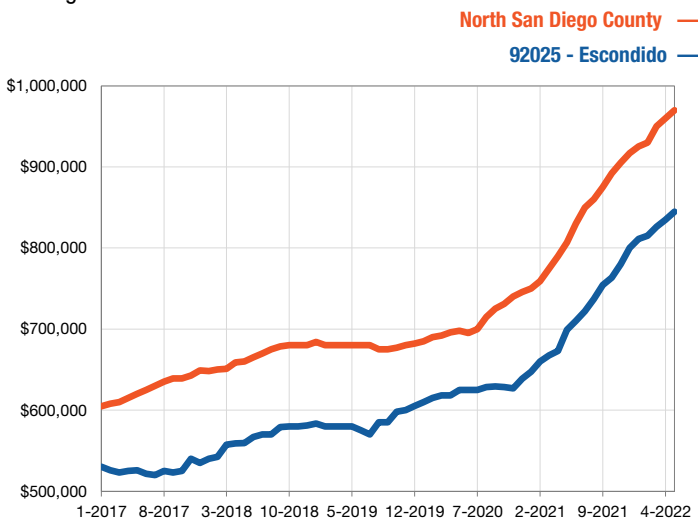
Detached Single-Family	May			Rolling 12 Months		
	2021	2022	Percent Change	Thru 5-2021	Thru 5-2022	Percent Change
Key Metrics						
New Listings	45	31	- 31.1%	405	398	- 1.7%
Pending Sales	36	22	- 38.9%	355	342	- 3.7%
Closed Sales	35	22	- 37.1%	354	354	0.0%
Days on Market Until Sale	7	10	+ 42.9%	18	13	- 27.8%
Median Sales Price*	\$870,000	\$939,875	+ 8.0%	\$699,000	\$844,950	+ 20.9%
Average Sales Price*	\$932,968	\$1,074,908	+ 15.2%	\$755,059	\$956,285	+ 26.7%
Percent of Original List Price Received*	107.4%	105.1%	- 2.1%	101.4%	104.3%	+ 2.9%
Percent of List Price Received*	105.5%	104.9%	- 0.6%	101.5%	104.0%	+ 2.5%
Inventory of Homes for Sale	45	34	- 24.4%	--	--	--
Months Supply of Inventory	1.5	1.2	- 20.0%	--	--	--

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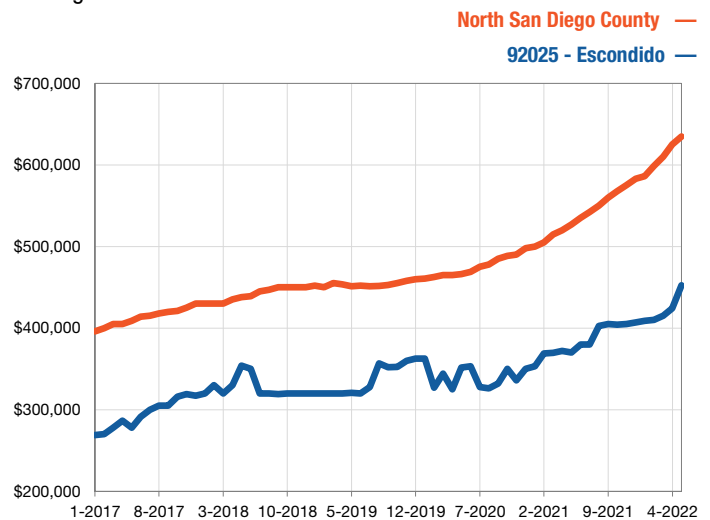
Attached Single-Family	May			Rolling 12 Months		
	2021	2022	Percent Change	Thru 5-2021	Thru 5-2022	Percent Change
Key Metrics						
New Listings	21	10	- 52.4%	114	137	+ 20.2%
Pending Sales	13	8	- 38.5%	102	128	+ 25.5%
Closed Sales	9	13	+ 44.4%	95	138	+ 45.3%
Days on Market Until Sale	6	11	+ 83.3%	20	10	- 50.0%
Median Sales Price*	\$365,000	\$600,000	+ 64.4%	\$370,000	\$452,500	+ 22.3%
Average Sales Price*	\$392,378	\$637,462	+ 62.5%	\$389,354	\$475,156	+ 22.0%
Percent of Original List Price Received*	105.6%	105.4%	- 0.2%	100.0%	104.4%	+ 4.4%
Percent of List Price Received*	107.7%	102.1%	- 5.2%	100.9%	103.7%	+ 2.8%
Inventory of Homes for Sale	14	5	- 64.3%	--	--	--
Months Supply of Inventory	1.6	0.5	- 68.8%	--	--	--

* 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



Local Market Update for May 2022

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NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

92026 - Escondido

North San Diego County

Detached Single-Family

Key Metrics	May			Rolling 12 Months		
	2021	2022	Percent Change	Thru 5-2021	Thru 5-2022	Percent Change
New Listings	70	68	- 2.9%	742	700	- 5.7%
Pending Sales	71	48	- 32.4%	682	602	- 11.7%
Closed Sales	54	35	- 35.2%	666	626	- 6.0%
Days on Market Until Sale	20	8	- 60.0%	22	16	- 27.3%
Median Sales Price*	\$774,950	\$875,000	+ 12.9%	\$630,500	\$755,500	+ 19.8%
Average Sales Price*	\$761,551	\$895,314	+ 17.6%	\$653,101	\$805,308	+ 23.3%
Percent of Original List Price Received*	104.2%	104.0%	- 0.2%	101.0%	102.8%	+ 1.8%
Percent of List Price Received*	103.8%	104.0%	+ 0.2%	100.8%	102.7%	+ 1.9%
Inventory of Homes for Sale	67	73	+ 9.0%	--	--	--
Months Supply of Inventory	1.2	1.5	+ 25.0%	--	--	--

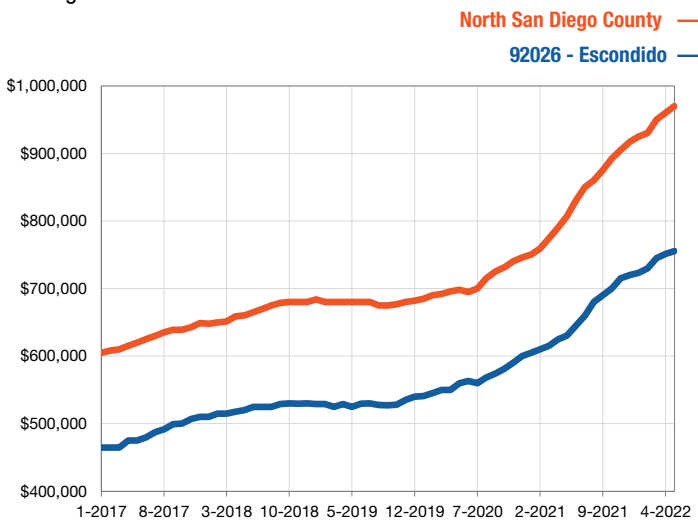
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Attached Single-Family

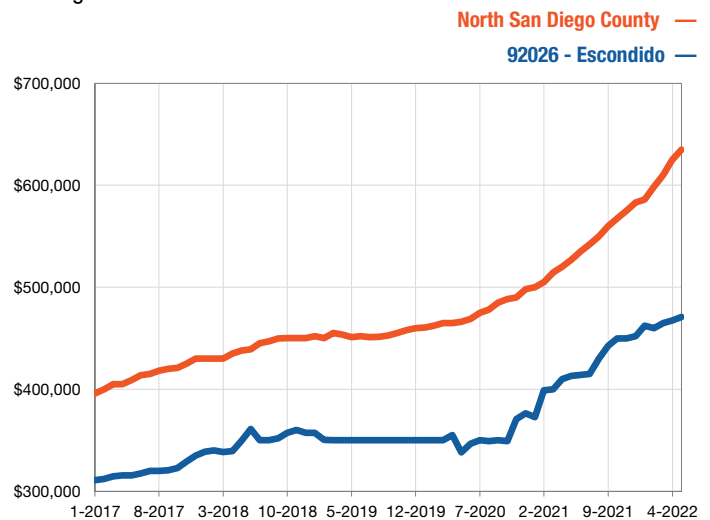
Key Metrics	May			Rolling 12 Months		
	2021	2022	Percent Change	Thru 5-2021	Thru 5-2022	Percent Change
New Listings	20	22	+ 10.0%	173	167	- 3.5%
Pending Sales	15	19	+ 26.7%	159	152	- 4.4%
Closed Sales	11	13	+ 18.2%	148	152	+ 2.7%
Days on Market Until Sale	7	6	- 14.3%	15	9	- 40.0%
Median Sales Price*	\$430,000	\$580,000	+ 34.9%	\$413,000	\$471,000	+ 14.0%
Average Sales Price*	\$429,659	\$535,885	+ 24.7%	\$413,964	\$483,450	+ 16.8%
Percent of Original List Price Received*	105.4%	108.9%	+ 3.3%	101.0%	105.4%	+ 4.4%
Percent of List Price Received*	105.4%	107.6%	+ 2.1%	101.2%	104.6%	+ 3.4%
Inventory of Homes for Sale	14	16	+ 14.3%	--	--	--
Months Supply of Inventory	1.1	1.3	+ 18.2%	--	--	--

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Median Sales Price – Detached Single-Family Rolling 12-Month Calculation



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



Local Market Update for May 2022

Provided by the North San Diego County REALTORS®.

NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

92027 - Escondido

North San Diego County

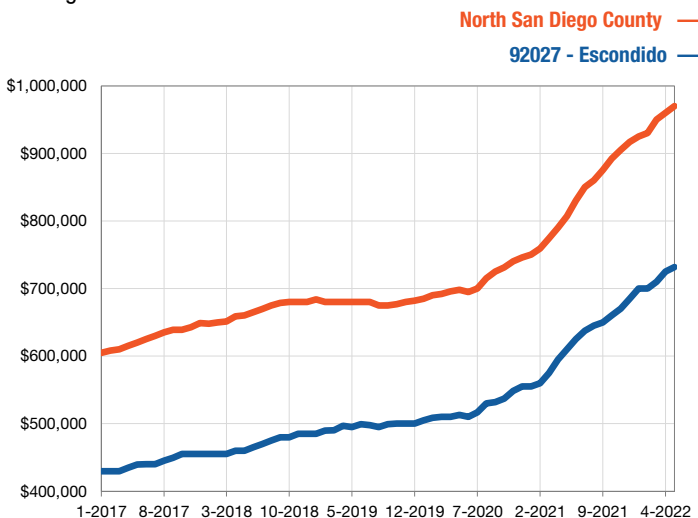
Detached Single-Family	May			Rolling 12 Months		
	2021	2022	Percent Change	Thru 5-2021	Thru 5-2022	Percent Change
Key Metrics						
New Listings	63	53	- 15.9%	629	611	- 2.9%
Pending Sales	59	42	- 28.8%	574	513	- 10.6%
Closed Sales	54	33	- 38.9%	562	545	- 3.0%
Days on Market Until Sale	10	8	- 20.0%	16	13	- 18.8%
Median Sales Price*	\$747,500	\$815,000	+ 9.0%	\$610,000	\$732,000	+ 20.0%
Average Sales Price*	\$724,418	\$852,561	+ 17.7%	\$643,882	\$780,509	+ 21.2%
Percent of Original List Price Received*	104.7%	105.5%	+ 0.8%	101.7%	104.0%	+ 2.3%
Percent of List Price Received*	104.3%	105.3%	+ 1.0%	101.4%	103.6%	+ 2.2%
Inventory of Homes for Sale	55	48	- 12.7%	--	--	--
Months Supply of Inventory	1.1	1.1	0.0%	--	--	--

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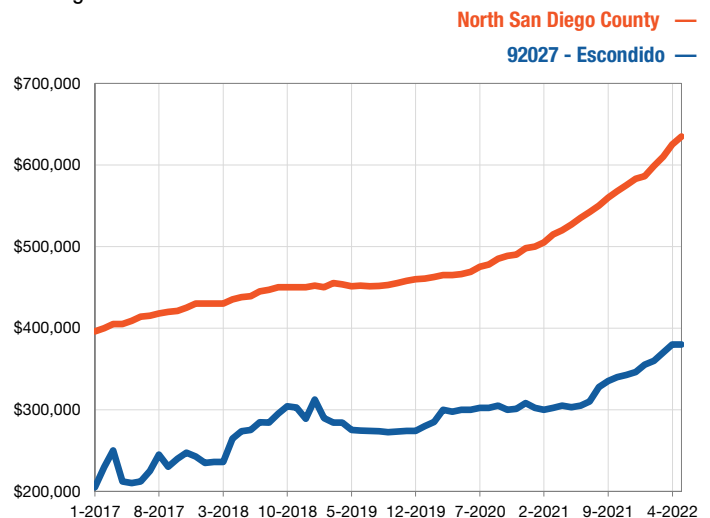
Attached Single-Family	May			Rolling 12 Months		
	2021	2022	Percent Change	Thru 5-2021	Thru 5-2022	Percent Change
Key Metrics						
New Listings	14	17	+ 21.4%	124	144	+ 16.1%
Pending Sales	7	12	+ 71.4%	103	129	+ 25.2%
Closed Sales	3	10	+ 233.3%	107	125	+ 16.8%
Days on Market Until Sale	9	7	- 22.2%	21	8	- 61.9%
Median Sales Price*	\$365,000	\$392,500	+ 7.5%	\$303,000	\$380,000	+ 25.4%
Average Sales Price*	\$331,000	\$433,000	+ 30.8%	\$323,409	\$420,026	+ 29.9%
Percent of Original List Price Received*	102.8%	101.4%	- 1.4%	100.1%	103.5%	+ 3.4%
Percent of List Price Received*	102.8%	104.3%	+ 1.5%	100.5%	103.0%	+ 2.5%
Inventory of Homes for Sale	18	12	- 33.3%	--	--	--
Months Supply of Inventory	2.1	1.1	- 47.6%	--	--	--

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Median Sales Price – Detached Single-Family
Rolling 12-Month Calculation



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



Local Market Update for May 2022

Provided by the North San Diego County REALTORS®.

92028 - Fallbrook

North San Diego County

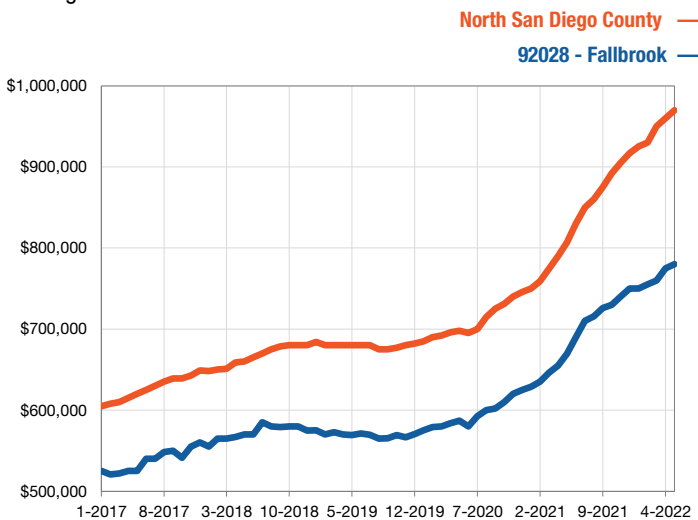
Detached Single-Family	May			Rolling 12 Months		
	2021	2022	Percent Change	Thru 5-2021	Thru 5-2022	Percent Change
Key Metrics						
New Listings	108	81	- 25.0%	1,098	1,011	- 7.9%
Pending Sales	85	58	- 31.8%	1,003	890	- 11.3%
Closed Sales	77	75	- 2.6%	998	917	- 8.1%
Days on Market Until Sale	26	14	- 46.2%	28	19	- 32.1%
Median Sales Price*	\$754,000	\$850,000	+ 12.7%	\$669,500	\$780,000	+ 16.5%
Average Sales Price*	\$848,949	\$964,635	+ 13.6%	\$731,224	\$876,173	+ 19.8%
Percent of Original List Price Received*	102.2%	104.1%	+ 1.9%	99.8%	102.5%	+ 2.7%
Percent of List Price Received*	102.3%	103.9%	+ 1.6%	100.4%	102.7%	+ 2.3%
Inventory of Homes for Sale	131	98	- 25.2%	--	--	--
Months Supply of Inventory	1.6	1.3	- 18.8%	--	--	--

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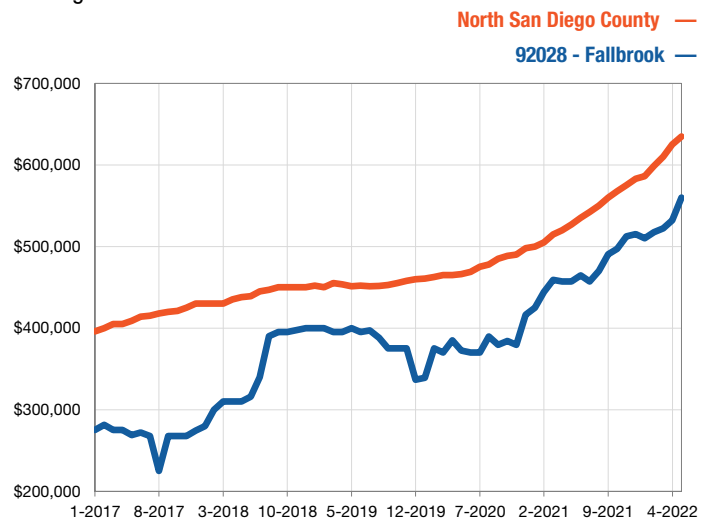
Attached Single-Family	May			Rolling 12 Months		
	2021	2022	Percent Change	Thru 5-2021	Thru 5-2022	Percent Change
Key Metrics						
New Listings	6	5	- 16.7%	54	45	- 16.7%
Pending Sales	5	3	- 40.0%	47	40	- 14.9%
Closed Sales	3	3	0.0%	42	42	0.0%
Days on Market Until Sale	10	6	- 40.0%	25	21	- 16.0%
Median Sales Price*	\$440,000	\$643,000	+ 46.1%	\$457,000	\$560,000	+ 22.5%
Average Sales Price*	\$398,333	\$631,000	+ 58.4%	\$448,384	\$566,337	+ 26.3%
Percent of Original List Price Received*	110.9%	107.4%	- 3.2%	99.8%	99.8%	0.0%
Percent of List Price Received*	110.9%	107.4%	- 3.2%	100.8%	101.1%	+ 0.3%
Inventory of Homes for Sale	7	5	- 28.6%	--	--	--
Months Supply of Inventory	1.8	1.5	- 16.7%	--	--	--

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Median Sales Price – Detached Single-Family
 Rolling 12-Month Calculation



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



Local Market Update for May 2022

Provided by the North San Diego County REALTORS®.

92029 - Escondido

North San Diego County

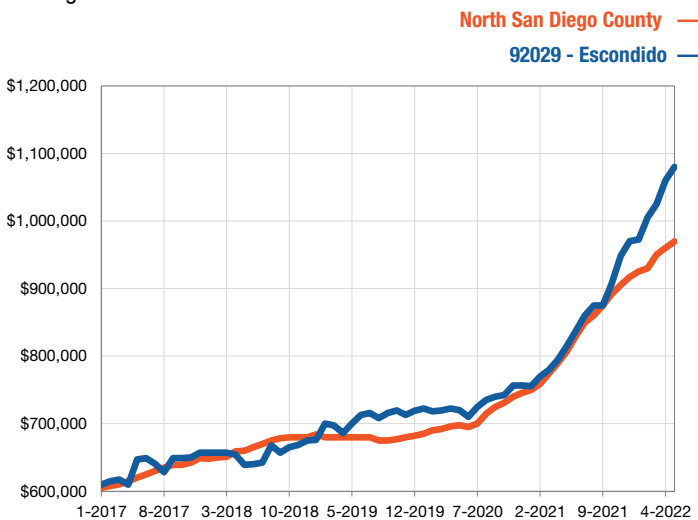
Detached Single-Family	May			Rolling 12 Months		
	2021	2022	Percent Change	Thru 5-2021	Thru 5-2022	Percent Change
Key Metrics						
New Listings	33	30	- 9.1%	375	345	- 8.0%
Pending Sales	34	20	- 41.2%	348	296	- 14.9%
Closed Sales	30	31	+ 3.3%	346	308	- 11.0%
Days on Market Until Sale	10	12	+ 20.0%	22	13	- 40.9%
Median Sales Price*	\$1,037,500	\$1,250,000	+ 20.5%	\$815,000	\$1,080,000	+ 32.5%
Average Sales Price*	\$1,139,880	\$1,455,849	+ 27.7%	\$865,172	\$1,156,935	+ 33.7%
Percent of Original List Price Received*	104.8%	106.8%	+ 1.9%	100.4%	104.0%	+ 3.6%
Percent of List Price Received*	103.8%	106.1%	+ 2.2%	100.5%	103.8%	+ 3.3%
Inventory of Homes for Sale	32	37	+ 15.6%	--	--	--
Months Supply of Inventory	1.1	1.5	+ 36.4%	--	--	--

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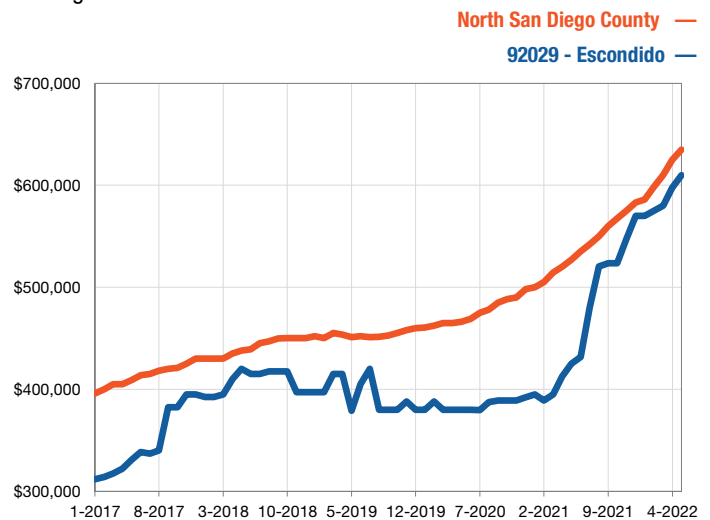
Attached Single-Family	May			Rolling 12 Months		
	2021	2022	Percent Change	Thru 5-2021	Thru 5-2022	Percent Change
Key Metrics						
New Listings	1	0	- 100.0%	17	13	- 23.5%
Pending Sales	1	1	0.0%	18	13	- 27.8%
Closed Sales	0	1	--	19	13	- 31.6%
Days on Market Until Sale	0	4	--	14	11	- 21.4%
Median Sales Price*	\$0	\$715,000	--	\$425,000	\$610,000	+ 43.5%
Average Sales Price*	\$0	\$715,000	--	\$445,674	\$632,077	+ 41.8%
Percent of Original List Price Received*	0.0%	110.0%	--	100.6%	102.3%	+ 1.7%
Percent of List Price Received*	0.0%	110.0%	--	101.0%	102.0%	+ 1.0%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--

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Median Sales Price – Detached Single-Family
 Rolling 12-Month Calculation



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



Local Market Update for May 2022

Provided by the North San Diego County REALTORS®.

NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

92069 - San Marcos

North San Diego County

Detached Single-Family

Key Metrics	May			Rolling 12 Months		
	2021	2022	Percent Change	Thru 5-2021	Thru 5-2022	Percent Change
New Listings	49	35	- 28.6%	447	438	- 2.0%
Pending Sales	42	38	- 9.5%	404	390	- 3.5%
Closed Sales	35	28	- 20.0%	392	396	+ 1.0%
Days on Market Until Sale	8	14	+ 75.0%	18	14	- 22.2%
Median Sales Price*	\$761,777	\$890,000	+ 16.8%	\$695,000	\$828,750	+ 19.2%
Average Sales Price*	\$760,188	\$874,664	+ 15.1%	\$699,060	\$876,355	+ 25.4%
Percent of Original List Price Received*	104.9%	105.1%	+ 0.2%	101.3%	103.8%	+ 2.5%
Percent of List Price Received*	104.5%	104.6%	+ 0.1%	101.5%	103.8%	+ 2.3%
Inventory of Homes for Sale	50	29	- 42.0%	--	--	--
Months Supply of Inventory	1.5	0.9	- 40.0%	--	--	--

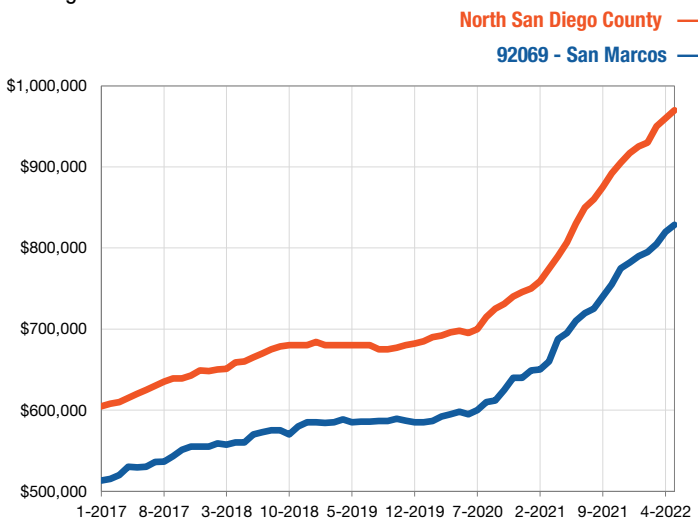
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Attached Single-Family

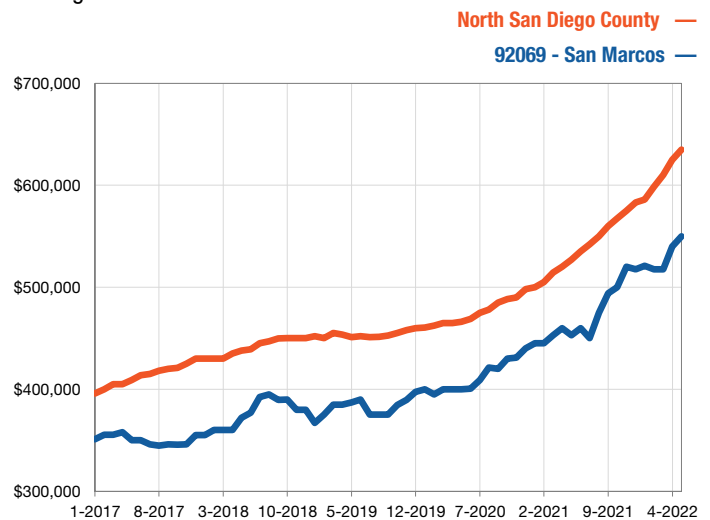
Key Metrics	May			Rolling 12 Months		
	2021	2022	Percent Change	Thru 5-2021	Thru 5-2022	Percent Change
New Listings	13	11	- 15.4%	91	119	+ 30.8%
Pending Sales	9	6	- 33.3%	87	103	+ 18.4%
Closed Sales	8	16	+ 100.0%	89	109	+ 22.5%
Days on Market Until Sale	17	13	- 23.5%	18	10	- 44.4%
Median Sales Price*	\$444,375	\$602,500	+ 35.6%	\$453,000	\$550,000	+ 21.4%
Average Sales Price*	\$499,531	\$615,438	+ 23.2%	\$442,744	\$557,894	+ 26.0%
Percent of Original List Price Received*	105.3%	103.4%	- 1.8%	101.6%	104.1%	+ 2.5%
Percent of List Price Received*	104.8%	103.0%	- 1.7%	101.6%	103.4%	+ 1.8%
Inventory of Homes for Sale	8	6	- 25.0%	--	--	--
Months Supply of Inventory	1.1	0.7	- 36.4%	--	--	--

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Median Sales Price – Detached Single-Family Rolling 12-Month Calculation



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



Local Market Update for May 2022

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NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

92078 - San Marcos

North San Diego County

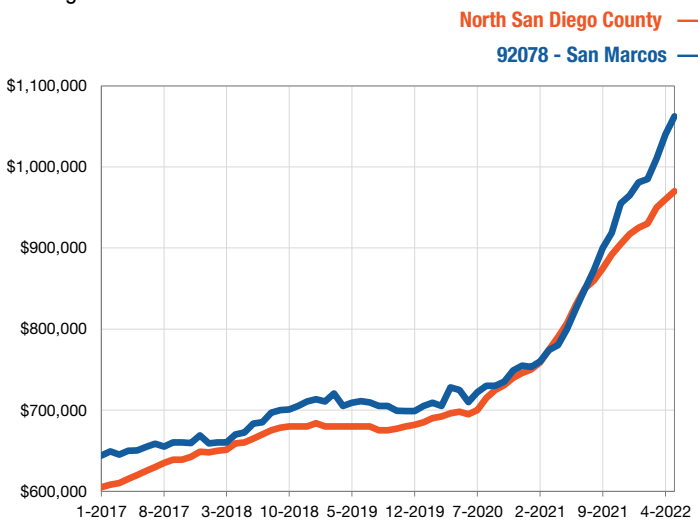
Detached Single-Family Key Metrics	May			Rolling 12 Months		
	2021	2022	Percent Change	Thru 5-2021	Thru 5-2022	Percent Change
New Listings	78	58	- 25.6%	751	564	- 24.9%
Pending Sales	60	40	- 33.3%	710	529	- 25.5%
Closed Sales	49	46	- 6.1%	700	555	- 20.7%
Days on Market Until Sale	8	8	0.0%	19	12	- 36.8%
Median Sales Price*	\$1,040,000	\$1,195,000	+ 14.9%	\$800,000	\$1,062,500	+ 32.8%
Average Sales Price*	\$1,099,824	\$1,245,704	+ 13.3%	\$844,220	\$1,074,889	+ 27.3%
Percent of Original List Price Received*	109.2%	105.9%	- 3.0%	101.4%	105.1%	+ 3.6%
Percent of List Price Received*	107.8%	106.0%	- 1.7%	101.6%	104.8%	+ 3.1%
Inventory of Homes for Sale	56	39	- 30.4%	--	--	--
Months Supply of Inventory	0.9	0.9	0.0%	--	--	--

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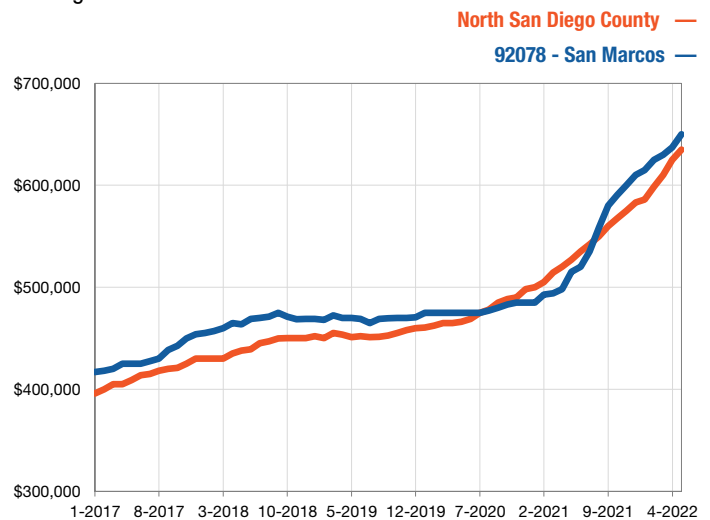
Attached Single-Family Key Metrics	May			Rolling 12 Months		
	2021	2022	Percent Change	Thru 5-2021	Thru 5-2022	Percent Change
New Listings	22	26	+ 18.2%	254	292	+ 15.0%
Pending Sales	15	17	+ 13.3%	237	275	+ 16.0%
Closed Sales	28	20	- 28.6%	249	272	+ 9.2%
Days on Market Until Sale	12	10	- 16.7%	15	13	- 13.3%
Median Sales Price*	\$587,500	\$755,000	+ 28.5%	\$515,000	\$650,000	+ 26.2%
Average Sales Price*	\$546,762	\$699,098	+ 27.9%	\$512,140	\$638,064	+ 24.6%
Percent of Original List Price Received*	106.1%	107.5%	+ 1.3%	101.4%	103.6%	+ 2.2%
Percent of List Price Received*	105.3%	106.2%	+ 0.9%	101.4%	103.4%	+ 2.0%
Inventory of Homes for Sale	22	16	- 27.3%	--	--	--
Months Supply of Inventory	1.1	0.7	- 36.4%	--	--	--

* 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



Local Market Update for May 2022

Provided by the North San Diego County REALTORS®.

NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

92081 - Vista

North San Diego County

Detached Single-Family

Key Metrics	May			Rolling 12 Months		
	2021	2022	Percent Change	Thru 5-2021	Thru 5-2022	Percent Change
New Listings	24	34	+ 41.7%	357	341	- 4.5%
Pending Sales	23	23	0.0%	344	308	- 10.5%
Closed Sales	20	28	+ 40.0%	352	312	- 11.4%
Days on Market Until Sale	8	7	- 12.5%	16	10	- 37.5%
Median Sales Price*	\$754,661	\$982,500	+ 30.2%	\$667,918	\$849,500	+ 27.2%
Average Sales Price*	\$776,556	\$1,027,811	+ 32.4%	\$689,772	\$883,336	+ 28.1%
Percent of Original List Price Received*	106.9%	105.7%	- 1.1%	101.7%	106.1%	+ 4.3%
Percent of List Price Received*	106.0%	106.4%	+ 0.4%	101.7%	105.6%	+ 3.8%
Inventory of Homes for Sale	15	25	+ 66.7%	--	--	--
Months Supply of Inventory	0.5	1.0	+ 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.

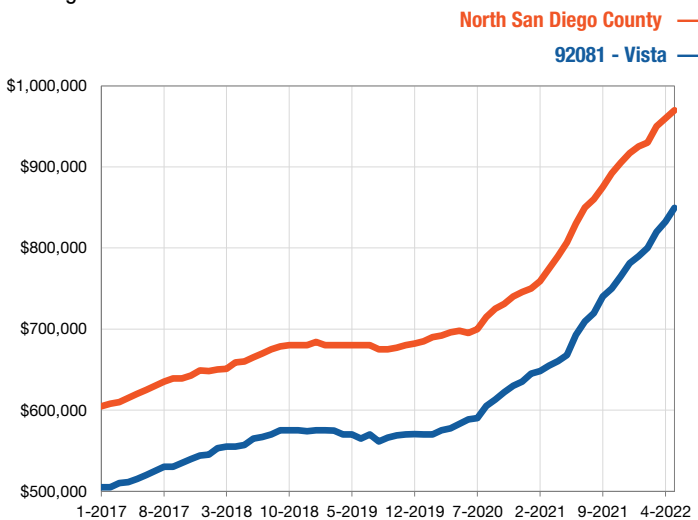
Attached Single-Family

Key Metrics	May			Rolling 12 Months		
	2021	2022	Percent Change	Thru 5-2021	Thru 5-2022	Percent Change
New Listings	12	8	- 33.3%	111	86	- 22.5%
Pending Sales	13	9	- 30.8%	112	81	- 27.7%
Closed Sales	12	7	- 41.7%	115	87	- 24.3%
Days on Market Until Sale	10	8	- 20.0%	26	8	- 69.2%
Median Sales Price*	\$416,250	\$530,000	+ 27.3%	\$530,000	\$632,355	+ 19.3%
Average Sales Price*	\$488,943	\$636,563	+ 30.2%	\$509,480	\$633,862	+ 24.4%
Percent of Original List Price Received*	106.3%	100.9%	- 5.1%	101.6%	103.8%	+ 2.2%
Percent of List Price Received*	106.5%	100.3%	- 5.8%	101.6%	103.0%	+ 1.4%
Inventory of Homes for Sale	8	5	- 37.5%	--	--	--
Months Supply of Inventory	0.9	0.7	- 22.2%	--	--	--

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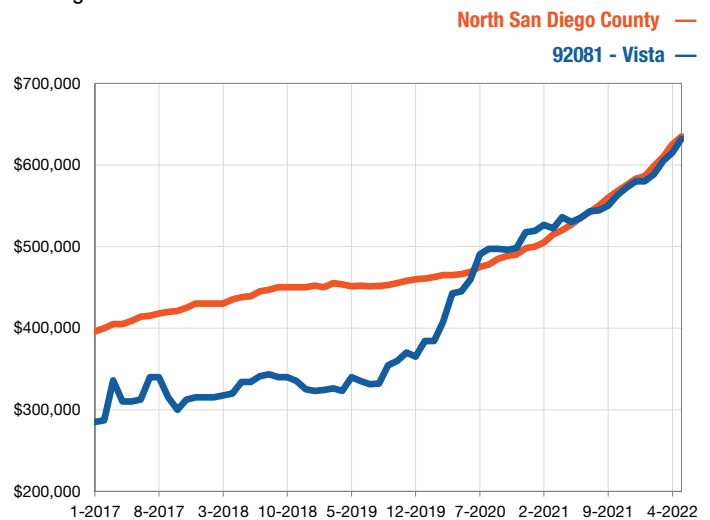
Median Sales Price – Detached Single-Family

Rolling 12-Month Calculation



Median Sales Price – Attached Single-Family

Rolling 12-Month Calculation



Local Market Update for May 2022

Provided by the North San Diego County REALTORS®.

NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

92082 - Valley Center

North San Diego County

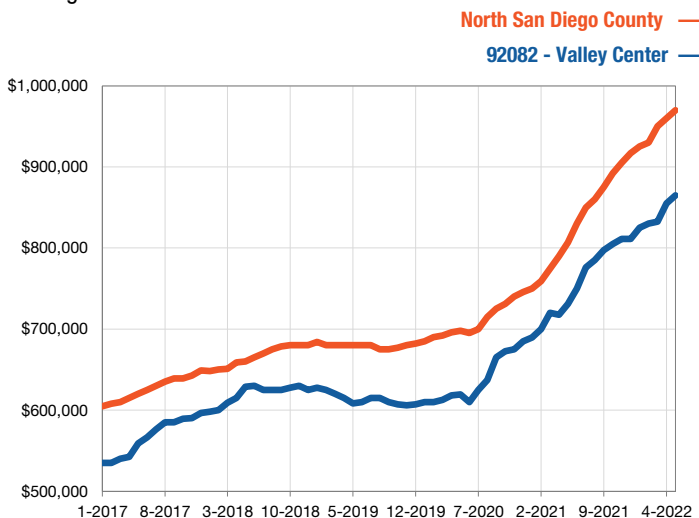
Detached Single-Family	May			Rolling 12 Months		
	2021	2022	Percent Change	Thru 5-2021	Thru 5-2022	Percent Change
Key Metrics						
New Listings	25	37	+ 48.0%	335	365	+ 9.0%
Pending Sales	21	17	- 19.0%	313	303	- 3.2%
Closed Sales	19	29	+ 52.6%	305	317	+ 3.9%
Days on Market Until Sale	29	10	- 65.5%	38	25	- 34.2%
Median Sales Price*	\$920,000	\$940,000	+ 2.2%	\$731,000	\$865,000	+ 18.3%
Average Sales Price*	\$921,789	\$981,042	+ 6.4%	\$740,861	\$960,162	+ 29.6%
Percent of Original List Price Received*	99.6%	103.9%	+ 4.3%	99.0%	100.7%	+ 1.7%
Percent of List Price Received*	100.9%	102.7%	+ 1.8%	99.4%	101.2%	+ 1.8%
Inventory of Homes for Sale	48	46	- 4.2%	--	--	--
Months Supply of Inventory	1.8	1.8	0.0%	--	--	--

* 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.

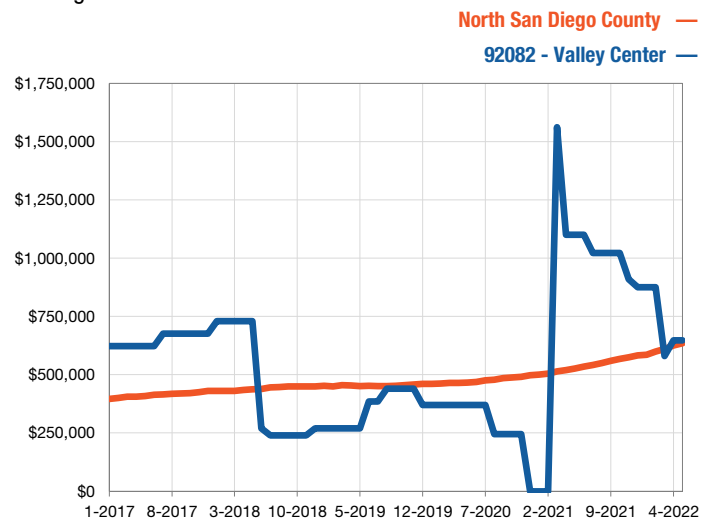
Attached Single-Family	May			Rolling 12 Months		
	2021	2022	Percent Change	Thru 5-2021	Thru 5-2022	Percent Change
Key Metrics						
New Listings	0	2	--	4	7	+ 75.0%
Pending Sales	0	1	--	4	4	0.0%
Closed Sales	0	0	--	3	4	+ 33.3%
Days on Market Until Sale	0	0	--	4	15	+ 275.0%
Median Sales Price*	\$0	\$0	--	\$1,100,000	\$647,500	- 41.1%
Average Sales Price*	\$0	\$0	--	\$1,235,000	\$646,225	- 47.7%
Percent of Original List Price Received*	0.0%	0.0%	--	92.7%	100.1%	+ 8.0%
Percent of List Price Received*	0.0%	0.0%	--	92.7%	98.2%	+ 5.9%
Inventory of Homes for Sale	0	2	--	--	--	--
Months Supply of Inventory	0.0	1.5	--	--	--	--

* 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



Local Market Update for May 2022

Provided by the North San Diego County REALTORS®.

NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

92083 - Vista

North San Diego County

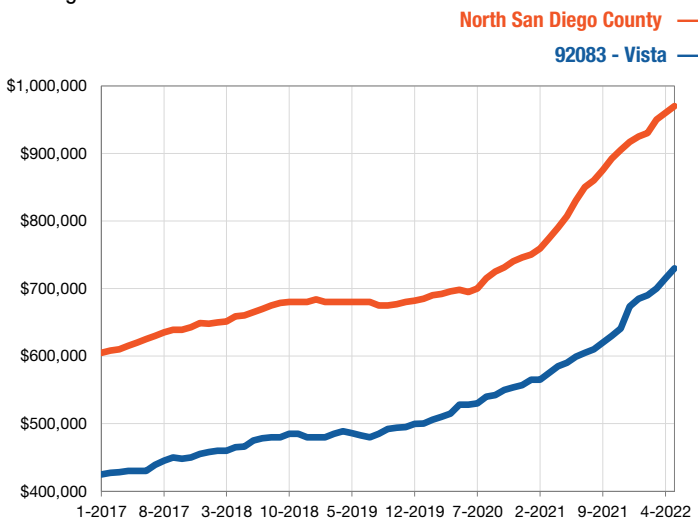
Detached Single-Family	May			Rolling 12 Months		
	2021	2022	Percent Change	Thru 5-2021	Thru 5-2022	Percent Change
Key Metrics						
New Listings	20	14	- 30.0%	294	269	- 8.5%
Pending Sales	15	16	+ 6.7%	276	244	- 11.6%
Closed Sales	17	29	+ 70.6%	282	246	- 12.8%
Days on Market Until Sale	14	10	- 28.6%	22	12	- 45.5%
Median Sales Price*	\$695,000	\$762,500	+ 9.7%	\$590,000	\$730,000	+ 23.7%
Average Sales Price*	\$679,441	\$766,900	+ 12.9%	\$575,142	\$728,420	+ 26.7%
Percent of Original List Price Received*	106.3%	104.0%	- 2.2%	100.8%	104.2%	+ 3.4%
Percent of List Price Received*	104.2%	103.6%	- 0.6%	100.8%	103.5%	+ 2.7%
Inventory of Homes for Sale	29	15	- 48.3%	--	--	--
Months Supply of Inventory	1.3	0.7	- 46.2%	--	--	--

* 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.

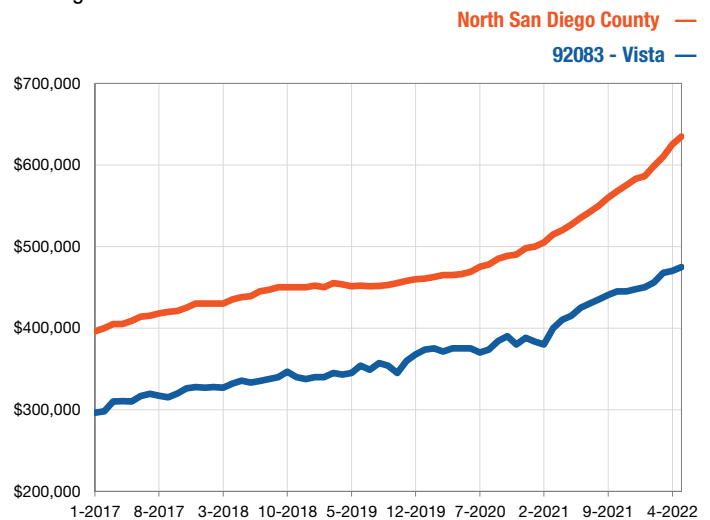
Attached Single-Family	May			Rolling 12 Months		
	2021	2022	Percent Change	Thru 5-2021	Thru 5-2022	Percent Change
Key Metrics						
New Listings	10	12	+ 20.0%	99	102	+ 3.0%
Pending Sales	12	11	- 8.3%	94	89	- 5.3%
Closed Sales	6	10	+ 66.7%	88	95	+ 8.0%
Days on Market Until Sale	8	9	+ 12.5%	22	9	- 59.1%
Median Sales Price*	\$467,500	\$617,500	+ 32.1%	\$415,000	\$475,000	+ 14.5%
Average Sales Price*	\$526,667	\$614,800	+ 16.7%	\$418,314	\$499,947	+ 19.5%
Percent of Original List Price Received*	104.2%	102.2%	- 1.9%	101.0%	104.3%	+ 3.3%
Percent of List Price Received*	104.2%	101.9%	- 2.2%	101.2%	103.7%	+ 2.5%
Inventory of Homes for Sale	9	9	0.0%	--	--	--
Months Supply of Inventory	1.1	1.2	+ 9.1%	--	--	--

* 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 – Detached Single-Family
Rolling 12-Month Calculation



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



Local Market Update for May 2022

Provided by the North San Diego County REALTORS®.

NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

92084 - Vista

North San Diego County

Detached Single-Family

Key Metrics	May			Rolling 12 Months		
	2021	2022	Percent Change	Thru 5-2021	Thru 5-2022	Percent Change
New Listings	46	36	- 21.7%	508	508	0.0%
Pending Sales	45	34	- 24.4%	460	436	- 5.2%
Closed Sales	30	41	+ 36.7%	452	457	+ 1.1%
Days on Market Until Sale	9	10	+ 11.1%	22	15	- 31.8%
Median Sales Price*	\$772,000	\$880,000	+ 14.0%	\$690,000	\$850,000	+ 23.2%
Average Sales Price*	\$763,450	\$999,649	+ 30.9%	\$716,042	\$910,958	+ 27.2%
Percent of Original List Price Received*	105.4%	105.3%	- 0.1%	100.5%	103.2%	+ 2.7%
Percent of List Price Received*	104.5%	105.1%	+ 0.6%	100.8%	103.6%	+ 2.8%
Inventory of Homes for Sale	51	35	- 31.4%	--	--	--
Months Supply of Inventory	1.3	1.0	- 23.1%	--	--	--

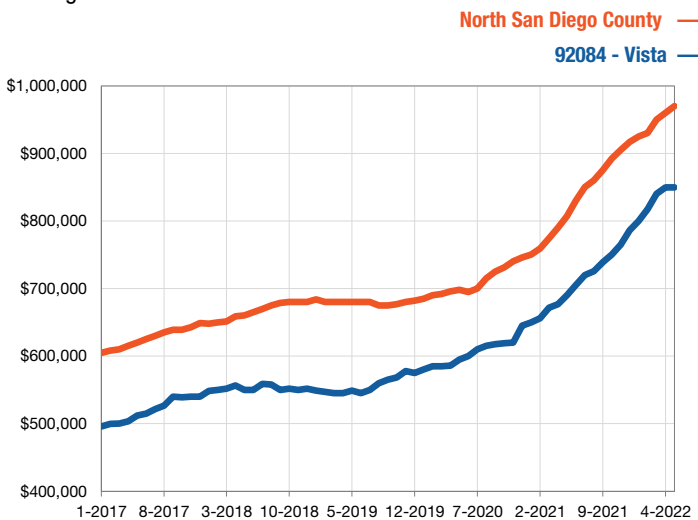
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached Single-Family

Key Metrics	May			Rolling 12 Months		
	2021	2022	Percent Change	Thru 5-2021	Thru 5-2022	Percent Change
New Listings	12	1	- 91.7%	73	72	- 1.4%
Pending Sales	7	4	- 42.9%	66	73	+ 10.6%
Closed Sales	6	7	+ 16.7%	67	77	+ 14.9%
Days on Market Until Sale	8	7	- 12.5%	15	11	- 26.7%
Median Sales Price*	\$452,500	\$563,000	+ 24.4%	\$411,000	\$503,000	+ 22.4%
Average Sales Price*	\$453,000	\$575,414	+ 27.0%	\$437,831	\$520,706	+ 18.9%
Percent of Original List Price Received*	102.7%	103.7%	+ 1.0%	100.9%	102.9%	+ 2.0%
Percent of List Price Received*	101.2%	104.6%	+ 3.4%	101.0%	102.0%	+ 1.0%
Inventory of Homes for Sale	9	1	- 88.9%	--	--	--
Months Supply of Inventory	1.6	0.2	- 87.5%	--	--	--

* 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

