

Local Market Update for June 2022

Provided by the North San Diego County REALTORS®.

92064 - Poway

North San Diego County

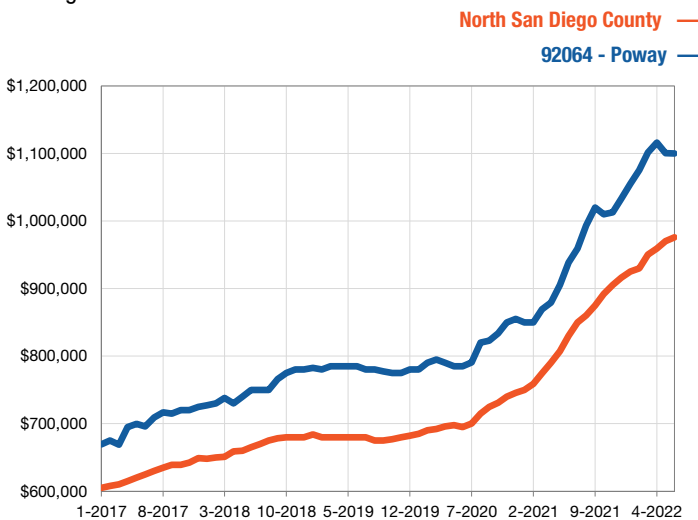
Detached Single-Family	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
Key Metrics						
New Listings	70	78	+ 11.4%	673	639	- 5.1%
Pending Sales	63	32	- 49.2%	598	514	- 14.0%
Closed Sales	59	45	- 23.7%	590	540	- 8.5%
Days on Market Until Sale	10	12	+ 20.0%	18	12	- 33.3%
Median Sales Price*	\$1,150,000	\$1,080,000	- 6.1%	\$938,500	\$1,100,000	+ 17.2%
Average Sales Price*	\$1,298,441	\$1,417,344	+ 9.2%	\$1,137,185	\$1,327,863	+ 16.8%
Percent of Original List Price Received*	108.5%	101.0%	- 6.9%	101.7%	104.5%	+ 2.8%
Percent of List Price Received*	107.2%	101.0%	- 5.8%	101.5%	103.7%	+ 2.2%
Inventory of Homes for Sale	58	79	+ 36.2%	--	--	--
Months Supply of Inventory	1.2	1.8	+ 50.0%	--	--	--

* 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.

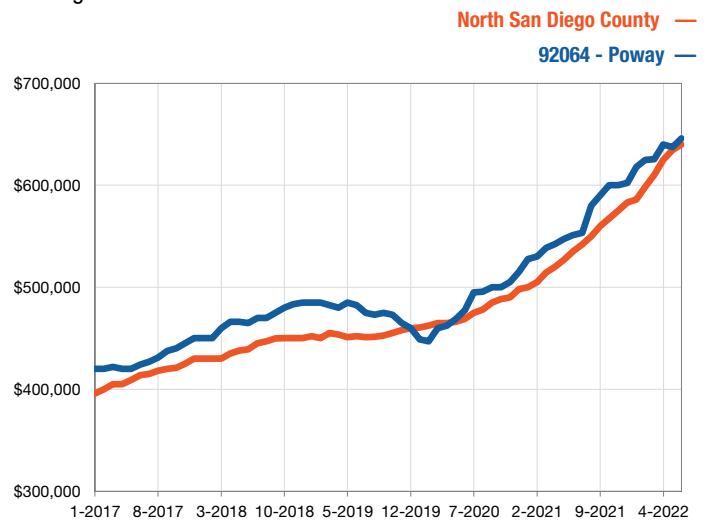
Attached Single-Family	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
Key Metrics						
New Listings	7	7	0.0%	69	96	+ 39.1%
Pending Sales	7	7	0.0%	62	77	+ 24.2%
Closed Sales	7	4	- 42.9%	61	69	+ 13.1%
Days on Market Until Sale	8	20	+ 150.0%	12	13	+ 8.3%
Median Sales Price*	\$580,000	\$749,500	+ 29.2%	\$551,000	\$646,000	+ 17.2%
Average Sales Price*	\$562,000	\$740,500	+ 31.8%	\$540,451	\$640,422	+ 18.5%
Percent of Original List Price Received*	102.9%	97.3%	- 5.4%	101.5%	103.7%	+ 2.2%
Percent of List Price Received*	102.3%	99.7%	- 2.5%	101.5%	104.2%	+ 2.7%
Inventory of Homes for Sale	4	10	+ 150.0%	--	--	--
Months Supply of Inventory	0.8	1.6	+ 100.0%	--	--	--

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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 June 2022

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92127 - Rancho Bernardo

North San Diego County

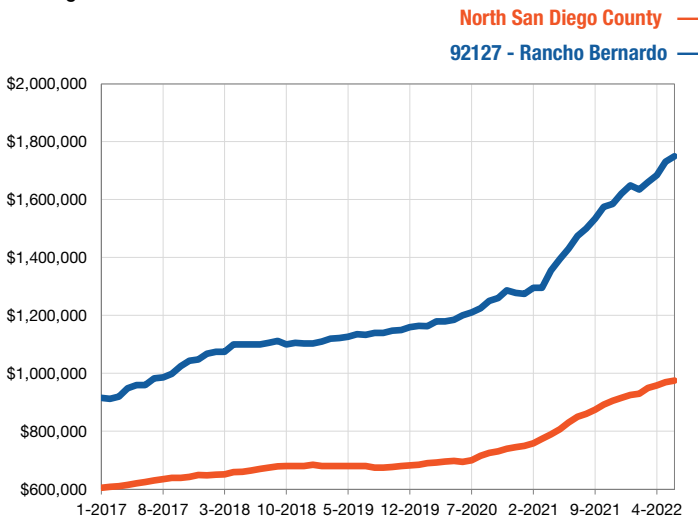
Detached Single-Family Key Metrics	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
New Listings	71	54	- 23.9%	735	523	- 28.8%
Pending Sales	63	37	- 41.3%	682	421	- 38.3%
Closed Sales	64	36	- 43.8%	692	450	- 35.0%
Days on Market Until Sale	8	13	+ 62.5%	17	11	- 35.3%
Median Sales Price*	\$1,720,000	\$2,011,000	+ 16.9%	\$1,430,000	\$1,750,000	+ 22.4%
Average Sales Price*	\$1,924,681	\$2,120,116	+ 10.2%	\$1,616,017	\$2,019,339	+ 25.0%
Percent of Original List Price Received*	107.2%	100.9%	- 5.9%	102.5%	105.4%	+ 2.8%
Percent of List Price Received*	105.4%	100.1%	- 5.0%	102.0%	104.4%	+ 2.4%
Inventory of Homes for Sale	53	69	+ 30.2%	--	--	--
Months Supply of Inventory	0.9	2.0	+ 122.2%	--	--	--

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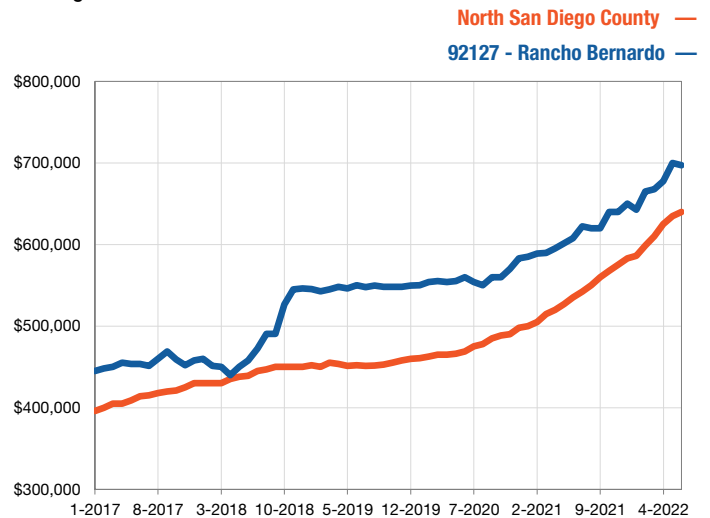
Attached Single-Family Key Metrics	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
New Listings	25	31	+ 24.0%	310	267	- 13.9%
Pending Sales	31	14	- 54.8%	297	210	- 29.3%
Closed Sales	29	15	- 48.3%	292	225	- 22.9%
Days on Market Until Sale	12	10	- 16.7%	14	9	- 35.7%
Median Sales Price*	\$650,000	\$575,000	- 11.5%	\$607,500	\$697,000	+ 14.7%
Average Sales Price*	\$706,820	\$726,063	+ 2.7%	\$613,261	\$753,468	+ 22.9%
Percent of Original List Price Received*	105.3%	100.0%	- 5.0%	102.4%	105.6%	+ 3.1%
Percent of List Price Received*	103.9%	101.5%	- 2.3%	101.9%	104.8%	+ 2.8%
Inventory of Homes for Sale	8	34	+ 325.0%	--	--	--
Months Supply of Inventory	0.3	1.9	+ 533.3%	--	--	--

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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 June 2022

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92128 - Rancho Bernardo

North San Diego County

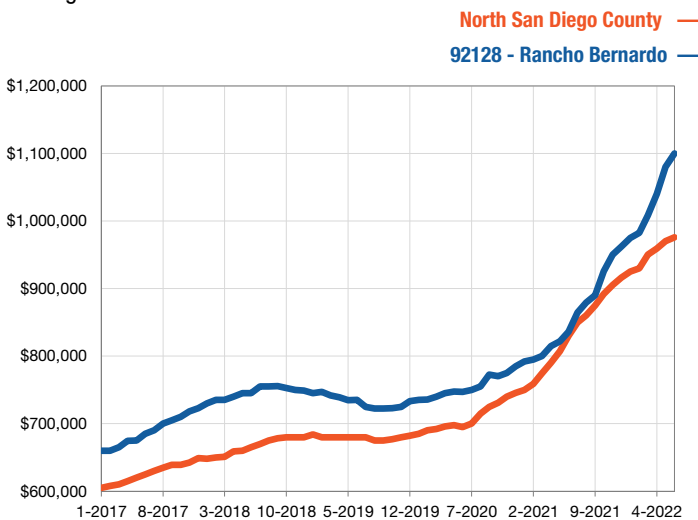
Detached Single-Family	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
Key Metrics						
New Listings	57	55	- 3.5%	652	532	- 18.4%
Pending Sales	58	29	- 50.0%	618	441	- 28.6%
Closed Sales	55	34	- 38.2%	618	478	- 22.7%
Days on Market Until Sale	10	14	+ 40.0%	13	11	- 15.4%
Median Sales Price*	\$1,000,000	\$1,155,000	+ 15.5%	\$836,000	\$1,100,000	+ 31.6%
Average Sales Price*	\$1,042,233	\$1,212,728	+ 16.4%	\$879,404	\$1,162,127	+ 32.1%
Percent of Original List Price Received*	107.1%	100.3%	- 6.3%	102.2%	105.6%	+ 3.3%
Percent of List Price Received*	105.9%	101.8%	- 3.9%	102.0%	104.8%	+ 2.7%
Inventory of Homes for Sale	38	54	+ 42.1%	--	--	--
Months Supply of Inventory	0.7	1.5	+ 114.3%	--	--	--

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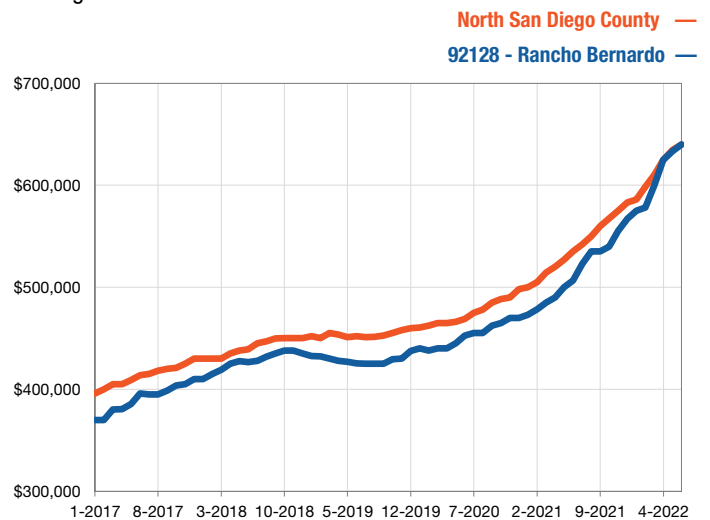
Attached Single-Family	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
Key Metrics						
New Listings	60	36	- 40.0%	511	464	- 9.2%
Pending Sales	53	28	- 47.2%	462	417	- 9.7%
Closed Sales	43	38	- 11.6%	450	443	- 1.6%
Days on Market Until Sale	8	16	+ 100.0%	12	12	0.0%
Median Sales Price*	\$610,000	\$637,000	+ 4.4%	\$506,500	\$640,000	+ 26.4%
Average Sales Price*	\$599,116	\$654,088	+ 9.2%	\$522,877	\$640,831	+ 22.6%
Percent of Original List Price Received*	104.8%	101.4%	- 3.2%	101.9%	104.0%	+ 2.1%
Percent of List Price Received*	104.4%	101.9%	- 2.4%	101.9%	103.5%	+ 1.6%
Inventory of Homes for Sale	37	37	0.0%	--	--	--
Months Supply of Inventory	1.0	1.1	+ 10.0%	--	--	--

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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 June 2022

Provided by the North San Diego County REALTORS®.

92129 - Rancho Penasquitos

North San Diego County

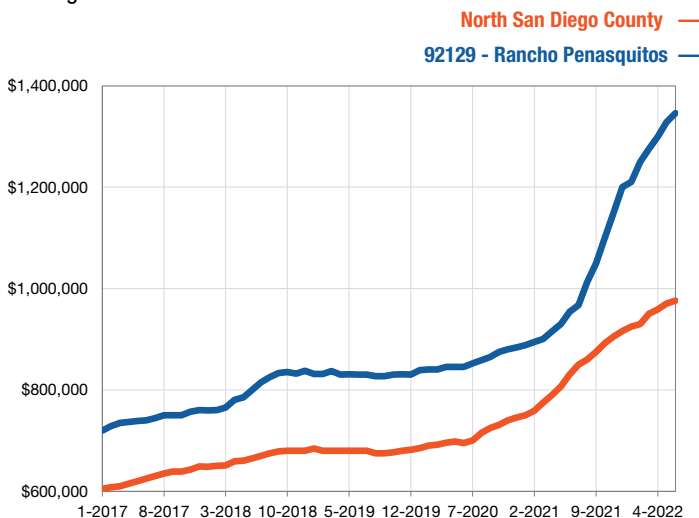
Detached Single-Family Key Metrics	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
New Listings	46	42	- 8.7%	373	366	- 1.9%
Pending Sales	41	30	- 26.8%	340	309	- 9.1%
Closed Sales	39	17	- 56.4%	343	315	- 8.2%
Days on Market Until Sale	6	12	+ 100.0%	12	9	- 25.0%
Median Sales Price*	\$1,185,000	\$1,250,000	+ 5.5%	\$954,000	\$1,346,332	+ 41.1%
Average Sales Price*	\$1,222,359	\$1,419,282	+ 16.1%	\$1,007,500	\$1,391,488	+ 38.1%
Percent of Original List Price Received*	111.8%	98.4%	- 12.0%	104.7%	108.2%	+ 3.3%
Percent of List Price Received*	108.5%	100.8%	- 7.1%	103.8%	106.7%	+ 2.8%
Inventory of Homes for Sale	26	33	+ 26.9%	--	--	--
Months Supply of Inventory	0.9	1.3	+ 44.4%	--	--	--

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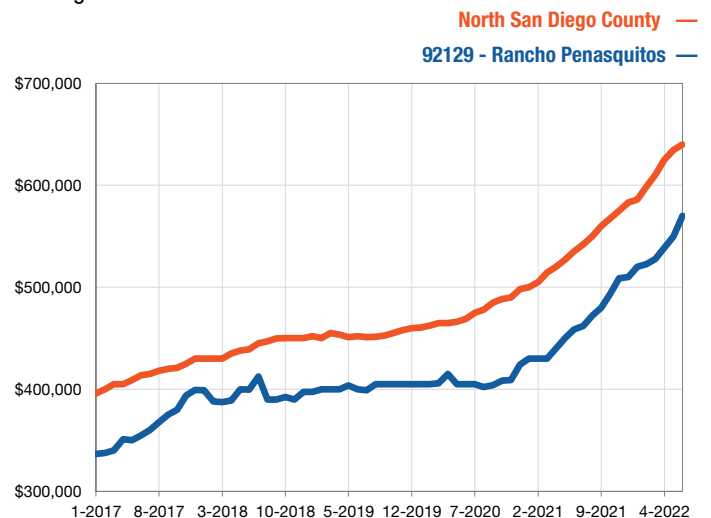
Attached Single-Family Key Metrics	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
New Listings	18	16	- 11.1%	184	174	- 5.4%
Pending Sales	12	12	0.0%	176	156	- 11.4%
Closed Sales	13	10	- 23.1%	182	155	- 14.8%
Days on Market Until Sale	7	8	+ 14.3%	13	9	- 30.8%
Median Sales Price*	\$545,000	\$654,243	+ 20.0%	\$458,500	\$570,000	+ 24.3%
Average Sales Price*	\$594,115	\$694,699	+ 16.9%	\$506,384	\$651,436	+ 28.6%
Percent of Original List Price Received*	106.9%	106.2%	- 0.7%	102.3%	105.4%	+ 3.0%
Percent of List Price Received*	105.7%	107.4%	+ 1.6%	101.7%	104.4%	+ 2.7%
Inventory of Homes for Sale	7	12	+ 71.4%	--	--	--
Months Supply of Inventory	0.5	0.9	+ 80.0%	--	--	--

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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 June 2022

Provided by the North San Diego County REALTORS®.

NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

92130 - Carmel Valley

North San Diego County

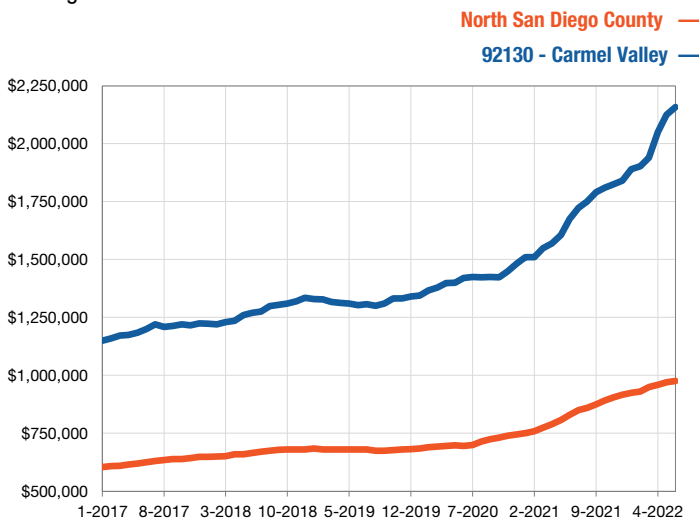
Detached Single-Family Key Metrics	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
New Listings	66	48	- 27.3%	625	438	- 29.9%
Pending Sales	59	20	- 66.1%	566	360	- 36.4%
Closed Sales	63	20	- 68.3%	575	400	- 30.4%
Days on Market Until Sale	14	8	- 42.9%	21	10	- 52.4%
Median Sales Price*	\$1,918,000	\$2,426,500	+ 26.5%	\$1,675,000	\$2,159,000	+ 28.9%
Average Sales Price*	\$2,169,833	\$2,619,675	+ 20.7%	\$1,820,523	\$2,323,110	+ 27.6%
Percent of Original List Price Received*	106.5%	101.8%	- 4.4%	101.1%	106.5%	+ 5.3%
Percent of List Price Received*	105.2%	101.5%	- 3.5%	101.1%	105.4%	+ 4.3%
Inventory of Homes for Sale	62	60	- 3.2%	--	--	--
Months Supply of Inventory	1.3	2.0	+ 53.8%	--	--	--

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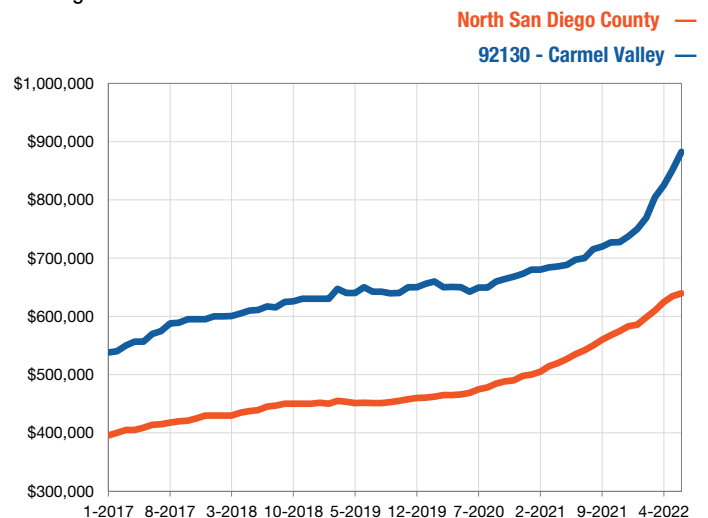
Attached Single-Family Key Metrics	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
New Listings	36	28	- 22.2%	296	270	- 8.8%
Pending Sales	24	22	- 8.3%	258	236	- 8.5%
Closed Sales	24	20	- 16.7%	257	244	- 5.1%
Days on Market Until Sale	12	11	- 8.3%	17	12	- 29.4%
Median Sales Price*	\$733,750	\$1,042,500	+ 42.1%	\$697,500	\$882,500	+ 26.5%
Average Sales Price*	\$814,600	\$1,068,925	+ 31.2%	\$723,591	\$970,917	+ 34.2%
Percent of Original List Price Received*	105.8%	101.9%	- 3.7%	101.1%	106.3%	+ 5.1%
Percent of List Price Received*	105.1%	102.1%	- 2.9%	101.2%	105.5%	+ 4.2%
Inventory of Homes for Sale	37	36	- 2.7%	--	--	--
Months Supply of Inventory	1.7	1.8	+ 5.9%	--	--	--

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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 June 2022

Provided by the North San Diego County REALTORS®.

92131 - Scripps Miramar

Metro San Diego County

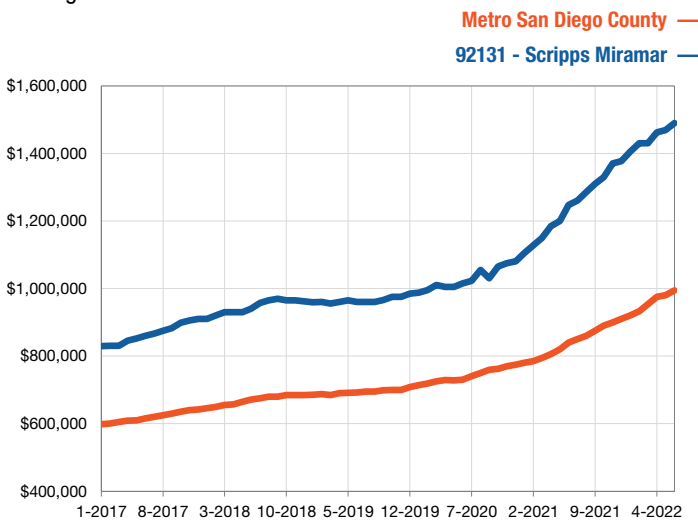
Detached Single-Family	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
Key Metrics						
New Listings	39	46	+ 17.9%	330	320	- 3.0%
Pending Sales	30	19	- 36.7%	296	256	- 13.5%
Closed Sales	30	24	- 20.0%	308	264	- 14.3%
Days on Market Until Sale	7	14	+ 100.0%	14	10	- 28.6%
Median Sales Price*	\$1,367,198	\$1,392,500	+ 1.9%	\$1,247,500	\$1,490,000	+ 19.4%
Average Sales Price*	\$1,475,280	\$1,577,542	+ 6.9%	\$1,276,204	\$1,610,321	+ 26.2%
Percent of Original List Price Received*	107.5%	100.3%	- 6.7%	103.0%	105.9%	+ 2.8%
Percent of List Price Received*	102.4%	100.4%	- 2.0%	102.1%	103.6%	+ 1.5%
Inventory of Homes for Sale	22	40	+ 81.8%	--	--	--
Months Supply of Inventory	0.9	1.9	+ 111.1%	--	--	--

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Attached Single-Family	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
Key Metrics						
New Listings	30	14	- 53.3%	222	201	- 9.5%
Pending Sales	23	8	- 65.2%	196	181	- 7.7%
Closed Sales	20	4	- 80.0%	198	192	- 3.0%
Days on Market Until Sale	11	8	- 27.3%	12	10	- 16.7%
Median Sales Price*	\$640,000	\$972,500	+ 52.0%	\$599,813	\$747,500	+ 24.6%
Average Sales Price*	\$639,300	\$976,434	+ 52.7%	\$590,188	\$752,003	+ 27.4%
Percent of Original List Price Received*	103.7%	103.0%	- 0.7%	102.3%	105.6%	+ 3.2%
Percent of List Price Received*	103.2%	103.5%	+ 0.3%	101.9%	104.3%	+ 2.4%
Inventory of Homes for Sale	19	15	- 21.1%	--	--	--
Months Supply of Inventory	1.2	1.0	- 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

