

Local Market Update for June 2022

Provided by the North San Diego County REALTORS®.

NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

92007 - Cardiff

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	15	16	+ 6.7%	170	81	- 52.4%
Pending Sales	9	5	- 44.4%	136	59	- 56.6%
Closed Sales	12	6	- 50.0%	136	64	- 52.9%
Days on Market Until Sale	29	16	- 44.8%	30	17	- 43.3%
Median Sales Price*	\$2,168,578	\$2,775,000	+ 28.0%	\$1,944,813	\$2,122,500	+ 9.1%
Average Sales Price*	\$2,624,096	\$2,789,000	+ 6.3%	\$2,129,057	\$2,319,613	+ 9.0%
Percent of Original List Price Received*	100.6%	102.3%	+ 1.7%	98.5%	100.3%	+ 1.8%
Percent of List Price Received*	101.4%	103.1%	+ 1.7%	99.9%	101.2%	+ 1.3%
Inventory of Homes for Sale	20	17	- 15.0%	--	--	--
Months Supply of Inventory	1.8	3.5	+ 94.4%	--	--	--

* 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.

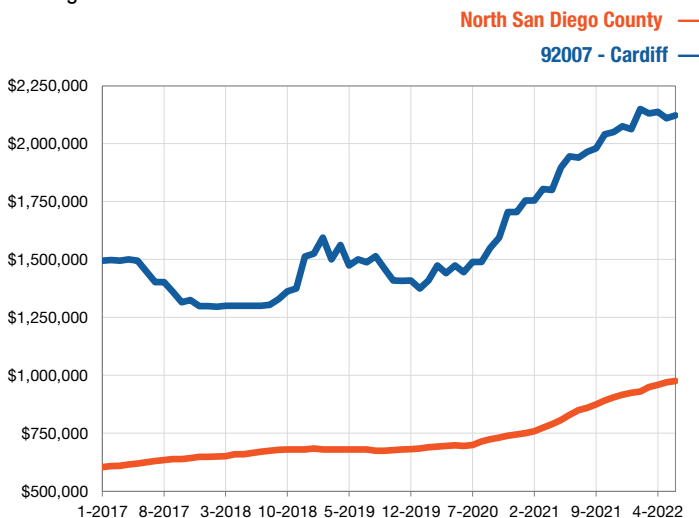
Attached Single-Family

Key Metrics	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
New Listings	3	3	0.0%	79	55	- 30.4%
Pending Sales	3	2	- 33.3%	75	47	- 37.3%
Closed Sales	6	3	- 50.0%	75	50	- 33.3%
Days on Market Until Sale	8	13	+ 62.5%	20	10	- 50.0%
Median Sales Price*	\$1,508,000	\$810,000	- 46.3%	\$1,170,000	\$1,007,500	- 13.9%
Average Sales Price*	\$1,806,602	\$978,000	- 45.9%	\$1,287,709	\$1,410,616	+ 9.5%
Percent of Original List Price Received*	103.4%	104.9%	+ 1.5%	99.8%	103.5%	+ 3.7%
Percent of List Price Received*	100.8%	105.6%	+ 4.8%	100.6%	103.6%	+ 3.0%
Inventory of Homes for Sale	3	2	- 33.3%	--	--	--
Months Supply of Inventory	0.5	0.5	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.

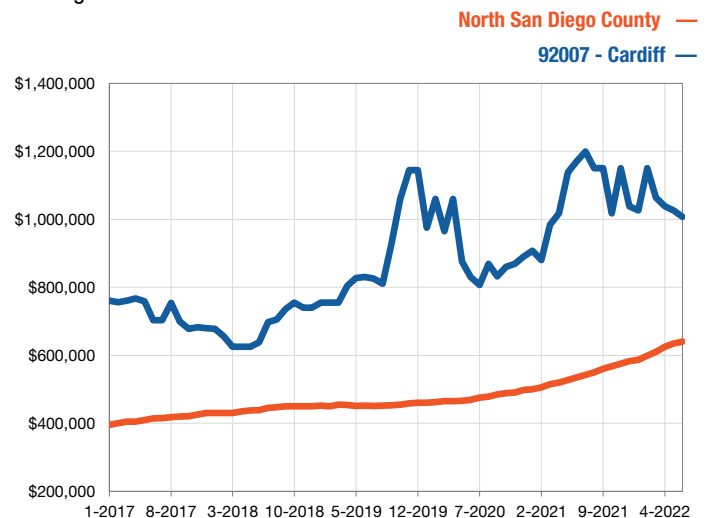
Median Sales Price – Detached Single-Family

Rolling 12-Month Calculation



Median Sales Price – Attached Single-Family

Rolling 12-Month Calculation



Local Market Update for June 2022

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NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

92008 - Carlsbad

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	33	29	- 12.1%	360	238	- 33.9%
Pending Sales	29	10	- 65.5%	290	198	- 31.7%
Closed Sales	23	14	- 39.1%	275	222	- 19.3%
Days on Market Until Sale	11	8	- 27.3%	23	18	- 21.7%
Median Sales Price*	\$1,525,000	\$1,787,500	+ 17.2%	\$1,210,000	\$1,540,000	+ 27.3%
Average Sales Price*	\$1,507,963	\$1,927,929	+ 27.8%	\$1,421,844	\$1,746,673	+ 22.8%
Percent of Original List Price Received*	104.7%	104.3%	- 0.4%	99.9%	103.3%	+ 3.4%
Percent of List Price Received*	104.6%	105.0%	+ 0.4%	100.5%	103.6%	+ 3.1%
Inventory of Homes for Sale	44	41	- 6.8%	--	--	--
Months Supply of Inventory	1.8	2.5	+ 38.9%	--	--	--

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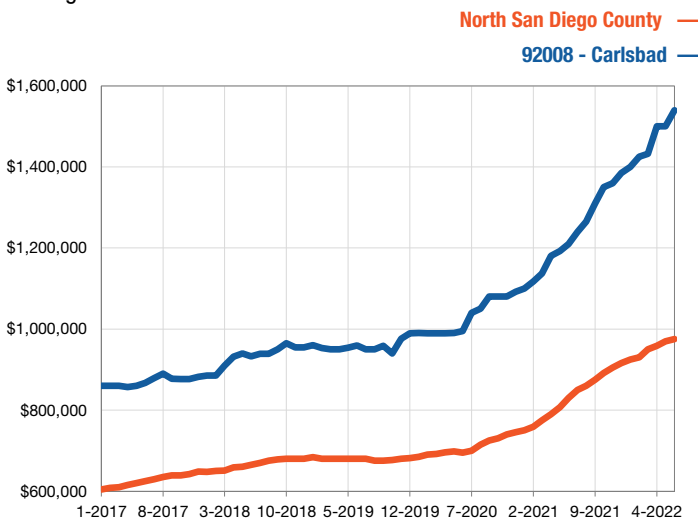
Attached Single-Family

Key Metrics	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
New Listings	18	15	- 16.7%	175	166	- 5.1%
Pending Sales	11	10	- 9.1%	135	138	+ 2.2%
Closed Sales	9	12	+ 33.3%	140	140	0.0%
Days on Market Until Sale	8	14	+ 75.0%	36	21	- 41.7%
Median Sales Price*	\$790,000	\$1,227,500	+ 55.4%	\$824,016	\$1,130,000	+ 37.1%
Average Sales Price*	\$893,713	\$1,343,750	+ 50.4%	\$933,984	\$1,346,044	+ 44.1%
Percent of Original List Price Received*	102.8%	102.3%	- 0.5%	99.4%	102.6%	+ 3.2%
Percent of List Price Received*	101.4%	101.9%	+ 0.5%	100.1%	102.5%	+ 2.4%
Inventory of Homes for Sale	32	27	- 15.6%	--	--	--
Months Supply of Inventory	2.8	2.3	- 17.9%	--	--	--

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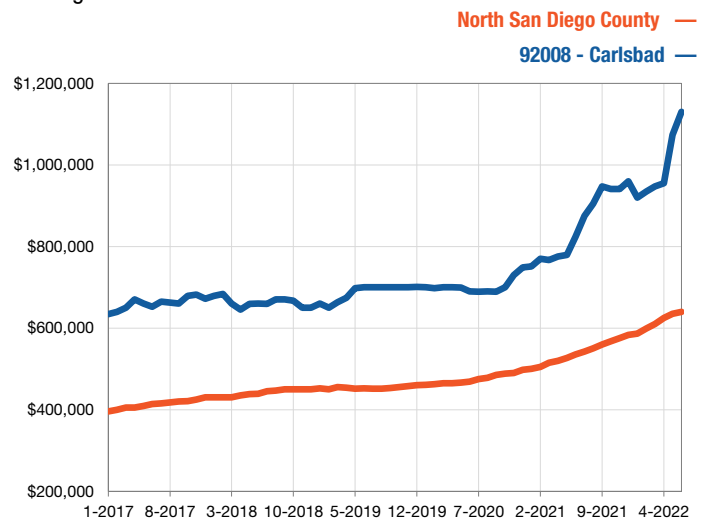
Median Sales Price – Detached Single-Family

Rolling 12-Month Calculation



Median Sales Price – Attached Single-Family

Rolling 12-Month Calculation



Local Market Update for June 2022

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92009 - Carlsbad

North San Diego County

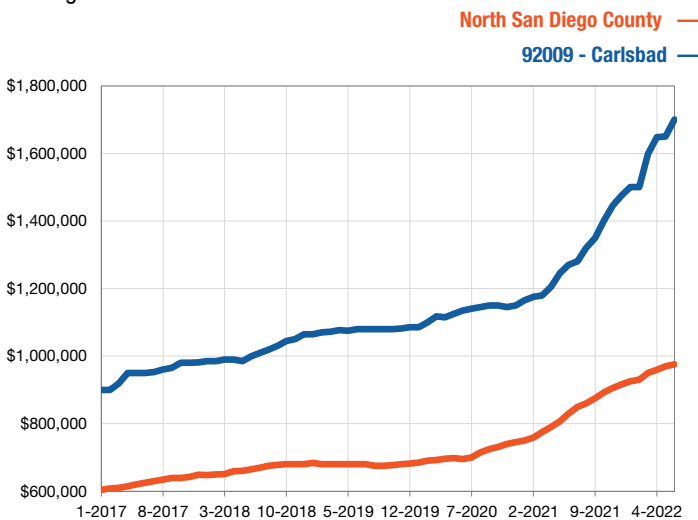
Detached Single-Family	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
Key Metrics						
New Listings	51	46	- 9.8%	692	469	- 32.2%
Pending Sales	45	26	- 42.2%	638	376	- 41.1%
Closed Sales	58	30	- 48.3%	651	401	- 38.4%
Days on Market Until Sale	6	13	+ 116.7%	15	12	- 20.0%
Median Sales Price*	\$1,507,500	\$2,150,000	+ 42.6%	\$1,270,000	\$1,700,000	+ 33.9%
Average Sales Price*	\$1,596,159	\$2,195,614	+ 37.6%	\$1,317,444	\$1,792,131	+ 36.0%
Percent of Original List Price Received*	108.3%	102.2%	- 5.6%	102.6%	105.2%	+ 2.5%
Percent of List Price Received*	108.1%	103.5%	- 4.3%	102.6%	105.1%	+ 2.4%
Inventory of Homes for Sale	70	55	- 21.4%	--	--	--
Months Supply of Inventory	1.3	1.8	+ 38.5%	--	--	--

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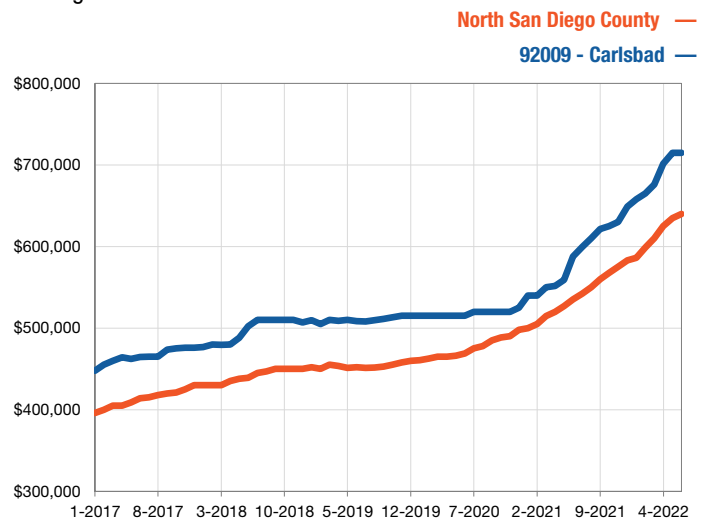
Attached Single-Family	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
Key Metrics						
New Listings	27	27	0.0%	344	338	- 1.7%
Pending Sales	34	15	- 55.9%	332	292	- 12.0%
Closed Sales	33	26	- 21.2%	336	307	- 8.6%
Days on Market Until Sale	7	12	+ 71.4%	20	14	- 30.0%
Median Sales Price*	\$744,426	\$737,000	- 1.0%	\$587,500	\$715,000	+ 21.7%
Average Sales Price*	\$760,749	\$818,283	+ 7.6%	\$617,866	\$764,919	+ 23.8%
Percent of Original List Price Received*	105.3%	101.1%	- 4.0%	101.2%	103.7%	+ 2.5%
Percent of List Price Received*	103.9%	101.9%	- 1.9%	101.2%	103.6%	+ 2.4%
Inventory of Homes for Sale	29	32	+ 10.3%	--	--	--
Months Supply of Inventory	1.0	1.3	+ 30.0%	--	--	--

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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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NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

92010 - Carlsbad

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	24	21	- 12.5%	199	213	+ 7.0%
Pending Sales	25	9	- 64.0%	181	173	- 4.4%
Closed Sales	16	15	- 6.3%	177	189	+ 6.8%
Days on Market Until Sale	13	13	0.0%	19	11	- 42.1%
Median Sales Price*	\$1,115,500	\$1,400,000	+ 25.5%	\$917,000	\$1,250,000	+ 36.3%
Average Sales Price*	\$1,068,148	\$1,438,467	+ 34.7%	\$943,135	\$1,202,699	+ 27.5%
Percent of Original List Price Received*	109.2%	103.3%	- 5.4%	101.8%	105.1%	+ 3.2%
Percent of List Price Received*	108.5%	104.1%	- 4.1%	101.9%	105.3%	+ 3.3%
Inventory of Homes for Sale	17	31	+ 82.4%	--	--	--
Months Supply of Inventory	1.1	2.2	+ 100.0%	--	--	--

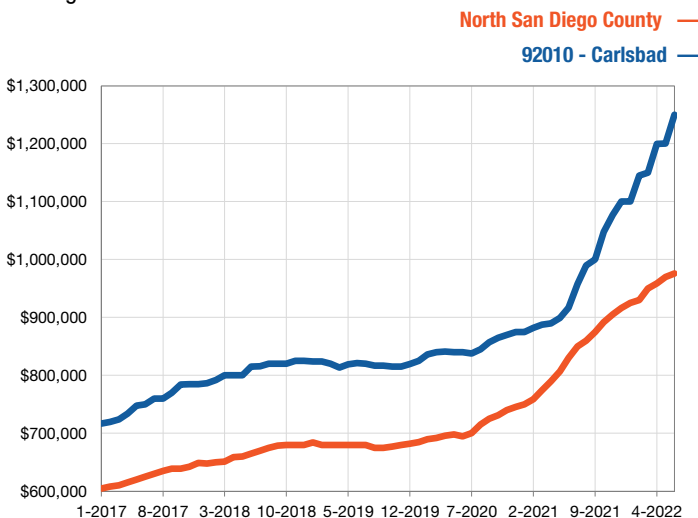
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Attached Single-Family

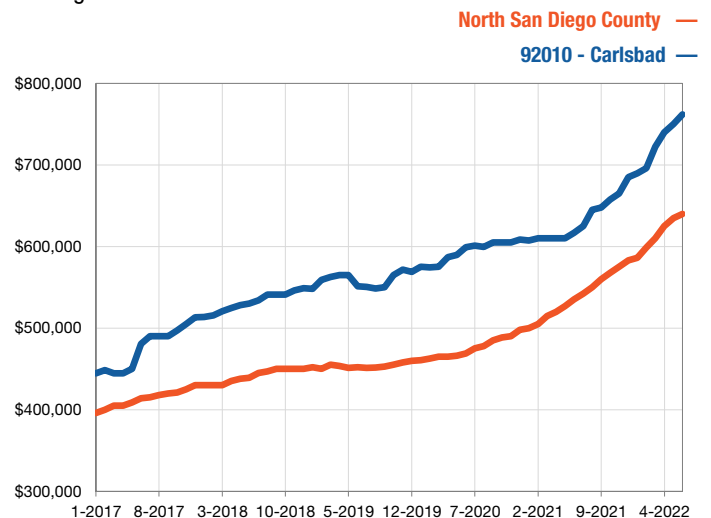
Key Metrics	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
New Listings	16	13	- 18.8%	112	97	- 13.4%
Pending Sales	12	4	- 66.7%	104	77	- 26.0%
Closed Sales	7	9	+ 28.6%	102	85	- 16.7%
Days on Market Until Sale	8	10	+ 25.0%	12	10	- 16.7%
Median Sales Price*	\$677,500	\$940,000	+ 38.7%	\$616,500	\$762,000	+ 23.6%
Average Sales Price*	\$695,643	\$1,195,510	+ 71.9%	\$617,782	\$807,078	+ 30.6%
Percent of Original List Price Received*	105.5%	106.4%	+ 0.9%	101.1%	104.6%	+ 3.5%
Percent of List Price Received*	105.5%	104.2%	- 1.2%	101.3%	104.3%	+ 3.0%
Inventory of Homes for Sale	9	14	+ 55.6%	--	--	--
Months Supply of Inventory	1.0	2.2	+ 120.0%	--	--	--

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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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NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

92011 - Carlsbad

North San Diego County

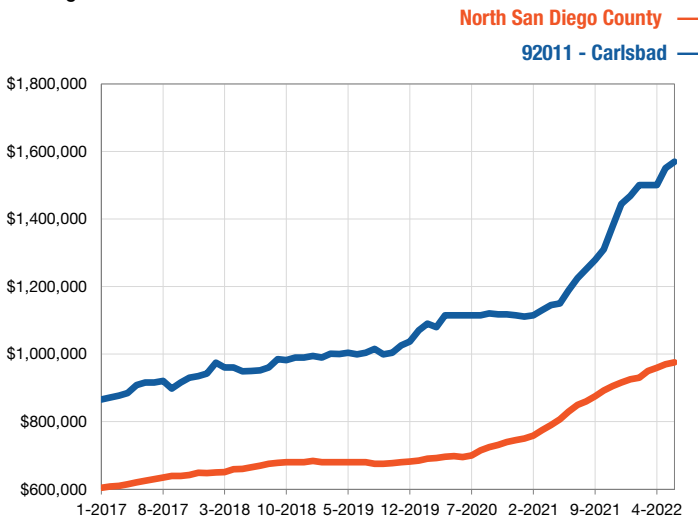
Detached Single-Family Key Metrics	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
New Listings	27	24	- 11.1%	342	255	- 25.4%
Pending Sales	17	14	- 17.6%	328	217	- 33.8%
Closed Sales	24	19	- 20.8%	354	219	- 38.1%
Days on Market Until Sale	25	13	- 48.0%	27	15	- 44.4%
Median Sales Price*	\$1,415,500	\$1,600,000	+ 13.0%	\$1,189,000	\$1,570,000	+ 32.0%
Average Sales Price*	\$1,212,583	\$1,555,895	+ 28.3%	\$1,123,477	\$1,520,538	+ 35.3%
Percent of Original List Price Received*	104.0%	101.3%	- 2.6%	99.0%	104.1%	+ 5.2%
Percent of List Price Received*	104.0%	100.5%	- 3.4%	100.0%	103.9%	+ 3.9%
Inventory of Homes for Sale	36	32	- 11.1%	--	--	--
Months Supply of Inventory	1.3	1.8	+ 38.5%	--	--	--

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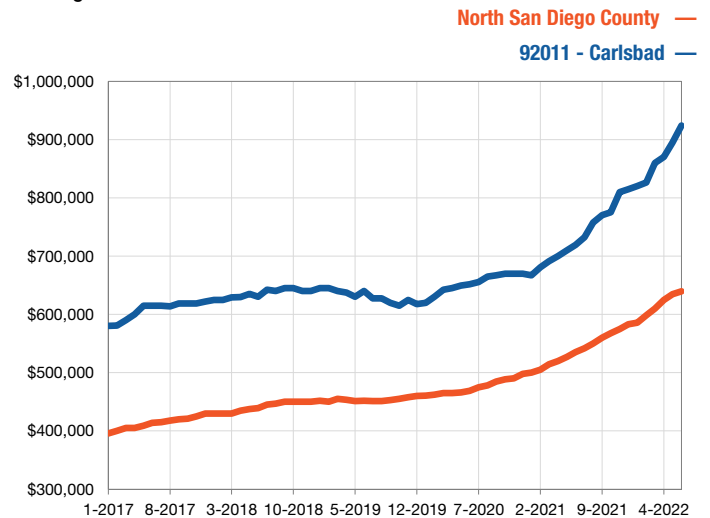
Attached Single-Family Key Metrics	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
New Listings	15	12	- 20.0%	116	100	- 13.8%
Pending Sales	11	6	- 45.5%	111	89	- 19.8%
Closed Sales	10	5	- 50.0%	117	94	- 19.7%
Days on Market Until Sale	9	5	- 44.4%	14	10	- 28.6%
Median Sales Price*	\$763,750	\$1,325,000	+ 73.5%	\$719,000	\$924,000	+ 28.5%
Average Sales Price*	\$804,150	\$1,234,000	+ 53.5%	\$742,026	\$955,532	+ 28.8%
Percent of Original List Price Received*	104.5%	107.9%	+ 3.3%	101.5%	105.1%	+ 3.5%
Percent of List Price Received*	104.6%	107.9%	+ 3.2%	101.4%	104.7%	+ 3.3%
Inventory of Homes for Sale	9	14	+ 55.6%	--	--	--
Months Supply of Inventory	1.0	1.9	+ 90.0%	--	--	--

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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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NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

92024 - Encinitas

North San Diego County

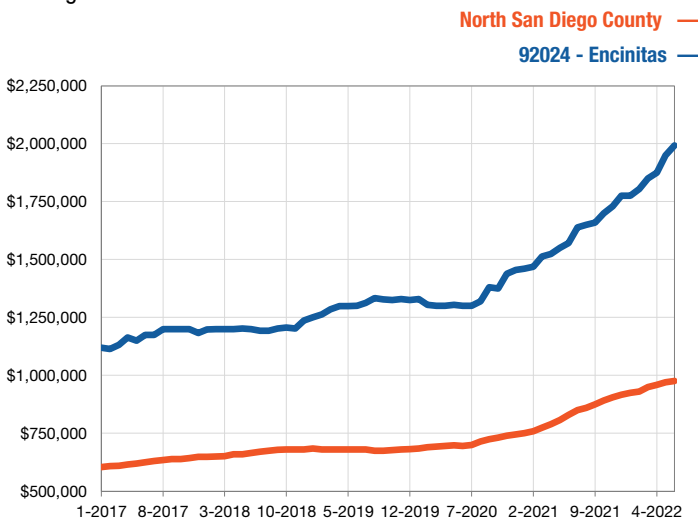
Detached Single-Family Key Metrics	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
New Listings	58	44	- 24.1%	694	471	- 32.1%
Pending Sales	52	24	- 53.8%	616	374	- 39.3%
Closed Sales	56	26	- 53.6%	614	404	- 34.2%
Days on Market Until Sale	13	9	- 30.8%	27	18	- 33.3%
Median Sales Price*	\$1,612,500	\$2,330,000	+ 44.5%	\$1,571,288	\$1,992,325	+ 26.8%
Average Sales Price*	\$1,877,500	\$2,524,357	+ 34.5%	\$1,768,819	\$2,347,127	+ 32.7%
Percent of Original List Price Received*	103.9%	102.1%	- 1.7%	99.2%	103.7%	+ 4.5%
Percent of List Price Received*	103.9%	101.5%	- 2.3%	100.2%	103.9%	+ 3.7%
Inventory of Homes for Sale	85	53	- 37.6%	--	--	--
Months Supply of Inventory	1.7	1.7	0.0%	--	--	--

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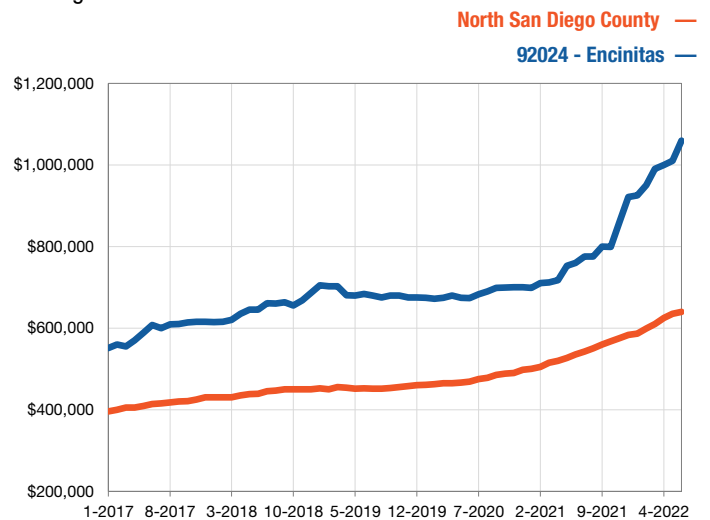
Attached Single-Family Key Metrics	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
New Listings	20	34	+ 70.0%	223	233	+ 4.5%
Pending Sales	13	20	+ 53.8%	207	195	- 5.8%
Closed Sales	21	17	- 19.0%	216	187	- 13.4%
Days on Market Until Sale	6	14	+ 133.3%	17	12	- 29.4%
Median Sales Price*	\$950,000	\$1,250,000	+ 31.6%	\$760,000	\$1,060,000	+ 39.5%
Average Sales Price*	\$1,161,143	\$1,526,735	+ 31.5%	\$932,719	\$1,256,747	+ 34.7%
Percent of Original List Price Received*	105.3%	99.2%	- 5.8%	100.8%	103.8%	+ 3.0%
Percent of List Price Received*	105.1%	99.5%	- 5.3%	101.2%	103.6%	+ 2.4%
Inventory of Homes for Sale	18	32	+ 77.8%	--	--	--
Months Supply of Inventory	1.0	2.0	+ 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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NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

92054 - Oceanside

North San Diego County

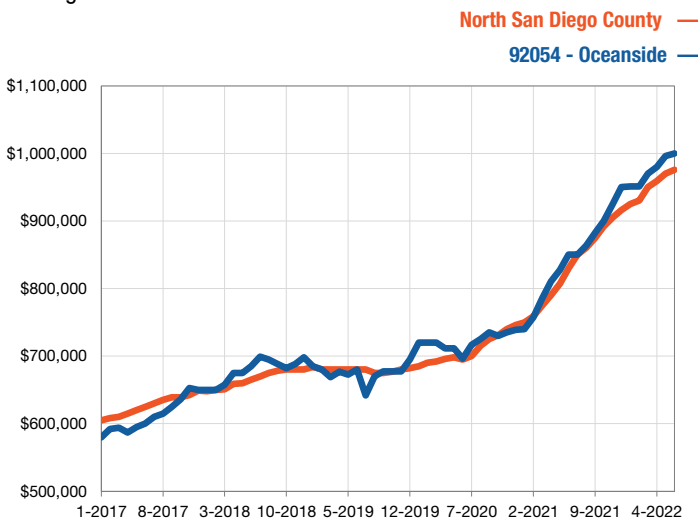
Detached Single-Family Key Metrics	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
New Listings	35	19	- 45.7%	390	331	- 15.1%
Pending Sales	33	14	- 57.6%	325	264	- 18.8%
Closed Sales	28	17	- 39.3%	307	280	- 8.8%
Days on Market Until Sale	15	11	- 26.7%	23	16	- 30.4%
Median Sales Price*	\$1,001,000	\$1,410,000	+ 40.9%	\$850,000	\$1,000,250	+ 17.7%
Average Sales Price*	\$1,115,107	\$1,374,301	+ 23.2%	\$976,883	\$1,179,687	+ 20.8%
Percent of Original List Price Received*	102.9%	104.6%	+ 1.7%	100.4%	102.7%	+ 2.3%
Percent of List Price Received*	102.7%	103.0%	+ 0.3%	101.0%	102.7%	+ 1.7%
Inventory of Homes for Sale	46	34	- 26.1%	--	--	--
Months Supply of Inventory	1.7	1.5	- 11.8%	--	--	--

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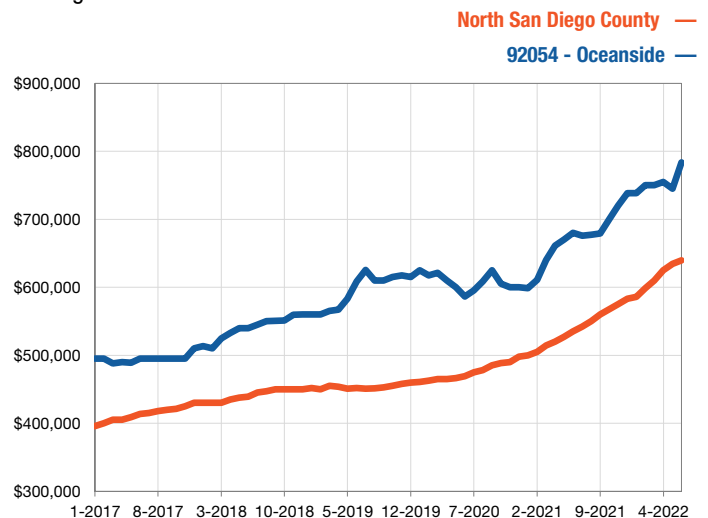
Attached Single-Family Key Metrics	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
New Listings	30	18	- 40.0%	257	213	- 17.1%
Pending Sales	23	9	- 60.9%	236	180	- 23.7%
Closed Sales	26	18	- 30.8%	239	184	- 23.0%
Days on Market Until Sale	11	10	- 9.1%	34	19	- 44.1%
Median Sales Price*	\$674,944	\$855,000	+ 26.7%	\$679,990	\$783,550	+ 15.2%
Average Sales Price*	\$705,007	\$1,016,306	+ 44.2%	\$775,767	\$851,683	+ 9.8%
Percent of Original List Price Received*	99.7%	101.5%	+ 1.8%	98.5%	101.4%	+ 2.9%
Percent of List Price Received*	99.2%	101.5%	+ 2.3%	98.7%	101.5%	+ 2.8%
Inventory of Homes for Sale	34	22	- 35.3%	--	--	--
Months Supply of Inventory	1.7	1.5	- 11.8%	--	--	--

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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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NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

92056 - Oceanside

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	72	48	- 33.3%	616	560	- 9.1%
Pending Sales	60	41	- 31.7%	567	501	- 11.6%
Closed Sales	59	33	- 44.1%	562	508	- 9.6%
Days on Market Until Sale	8	11	+ 37.5%	11	10	- 9.1%
Median Sales Price*	\$780,000	\$860,000	+ 10.3%	\$674,054	\$830,000	+ 23.1%
Average Sales Price*	\$777,850	\$878,728	+ 13.0%	\$673,515	\$852,089	+ 26.5%
Percent of Original List Price Received*	105.6%	103.6%	- 1.9%	102.8%	104.9%	+ 2.0%
Percent of List Price Received*	104.6%	102.7%	- 1.8%	102.6%	104.2%	+ 1.6%
Inventory of Homes for Sale	59	52	- 11.9%	--	--	--
Months Supply of Inventory	1.2	1.2	0.0%	--	--	--

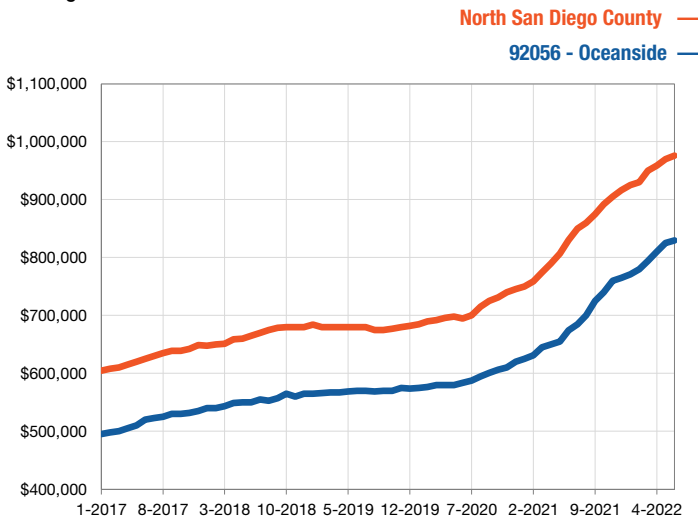
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Attached Single-Family

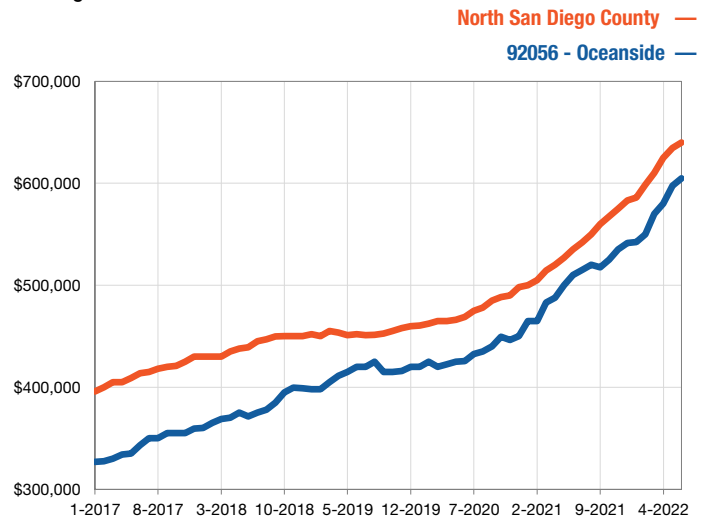
Key Metrics	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
New Listings	27	24	- 11.1%	348	334	- 4.0%
Pending Sales	28	26	- 7.1%	333	296	- 11.1%
Closed Sales	31	22	- 29.0%	335	296	- 11.6%
Days on Market Until Sale	12	11	- 8.3%	16	10	- 37.5%
Median Sales Price*	\$535,000	\$647,500	+ 21.0%	\$510,000	\$605,000	+ 18.6%
Average Sales Price*	\$561,044	\$708,359	+ 26.3%	\$517,464	\$641,570	+ 24.0%
Percent of Original List Price Received*	102.7%	102.4%	- 0.3%	101.3%	103.6%	+ 2.3%
Percent of List Price Received*	101.4%	101.2%	- 0.2%	101.0%	103.3%	+ 2.3%
Inventory of Homes for Sale	22	24	+ 9.1%	--	--	--
Months Supply of Inventory	0.8	1.0	+ 25.0%	--	--	--

* 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.

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

92057 - Oceanside

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	77	70	- 9.1%	708	723	+ 2.1%
Pending Sales	64	34	- 46.9%	670	616	- 8.1%
Closed Sales	60	43	- 28.3%	685	639	- 6.7%
Days on Market Until Sale	7	15	+ 114.3%	17	13	- 23.5%
Median Sales Price*	\$778,500	\$860,000	+ 10.5%	\$648,245	\$800,000	+ 23.4%
Average Sales Price*	\$805,621	\$837,498	+ 4.0%	\$653,277	\$805,643	+ 23.3%
Percent of Original List Price Received*	107.1%	101.9%	- 4.9%	102.3%	103.8%	+ 1.5%
Percent of List Price Received*	106.2%	101.6%	- 4.3%	101.9%	103.6%	+ 1.7%
Inventory of Homes for Sale	61	79	+ 29.5%	--	--	--
Months Supply of Inventory	1.1	1.5	+ 36.4%	--	--	--

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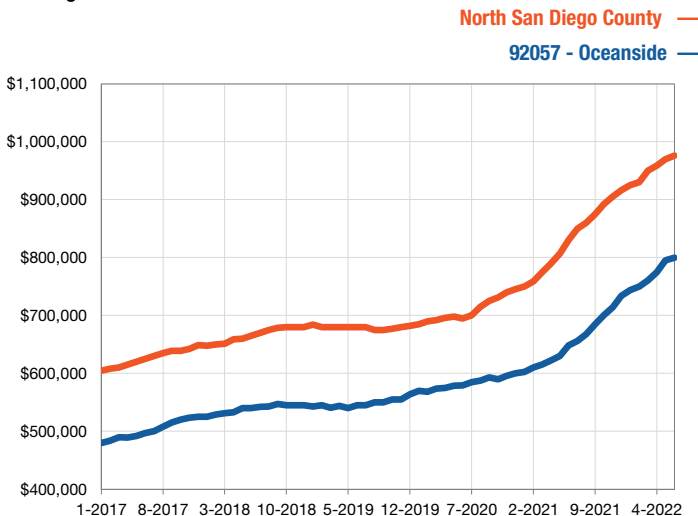
Attached Single-Family

Key Metrics	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
New Listings	39	37	- 5.1%	342	384	+ 12.3%
Pending Sales	29	36	+ 24.1%	317	338	+ 6.6%
Closed Sales	33	35	+ 6.1%	320	338	+ 5.6%
Days on Market Until Sale	7	10	+ 42.9%	19	13	- 31.6%
Median Sales Price*	\$455,000	\$510,000	+ 12.1%	\$398,000	\$479,500	+ 20.5%
Average Sales Price*	\$476,909	\$504,986	+ 5.9%	\$403,974	\$496,759	+ 23.0%
Percent of Original List Price Received*	105.1%	100.6%	- 4.3%	100.7%	103.1%	+ 2.4%
Percent of List Price Received*	105.0%	100.3%	- 4.5%	101.1%	102.9%	+ 1.8%
Inventory of Homes for Sale	28	33	+ 17.9%	--	--	--
Months Supply of Inventory	1.1	1.2	+ 9.1%	--	--	--

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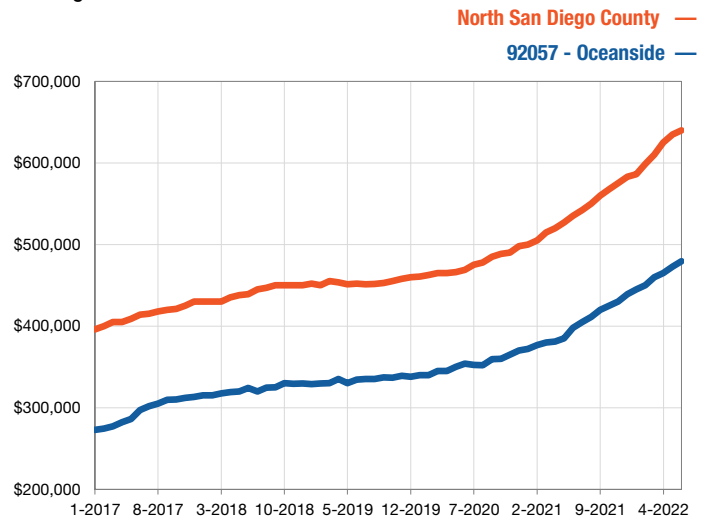
Median Sales Price – Detached Single-Family

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

92058 - Oceanside

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	13	17	+ 30.8%	165	191	+ 15.8%
Pending Sales	11	5	- 54.5%	158	154	- 2.5%
Closed Sales	15	7	- 53.3%	168	157	- 6.5%
Days on Market Until Sale	8	10	+ 25.0%	24	14	- 41.7%
Median Sales Price*	\$748,000	\$777,000	+ 3.9%	\$580,000	\$750,000	+ 29.3%
Average Sales Price*	\$720,910	\$653,071	- 9.4%	\$515,572	\$716,180	+ 38.9%
Percent of Original List Price Received*	104.8%	101.8%	- 2.9%	100.4%	103.1%	+ 2.7%
Percent of List Price Received*	102.6%	101.9%	- 0.7%	100.7%	102.3%	+ 1.6%
Inventory of Homes for Sale	16	29	+ 81.3%	--	--	--
Months Supply of Inventory	1.2	2.3	+ 91.7%	--	--	--

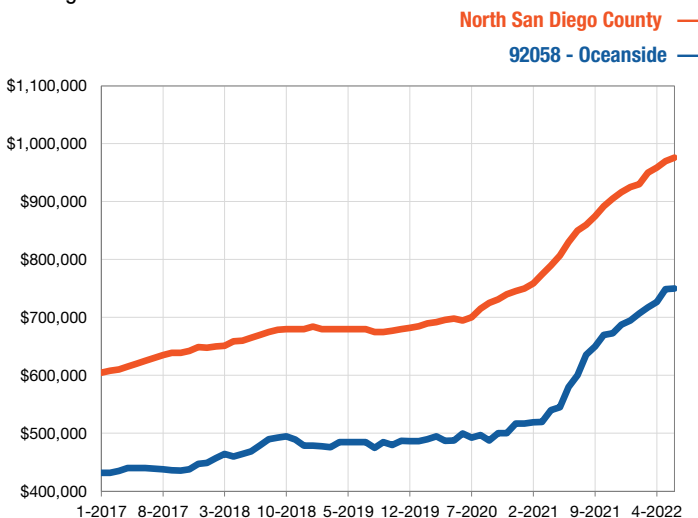
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Attached Single-Family

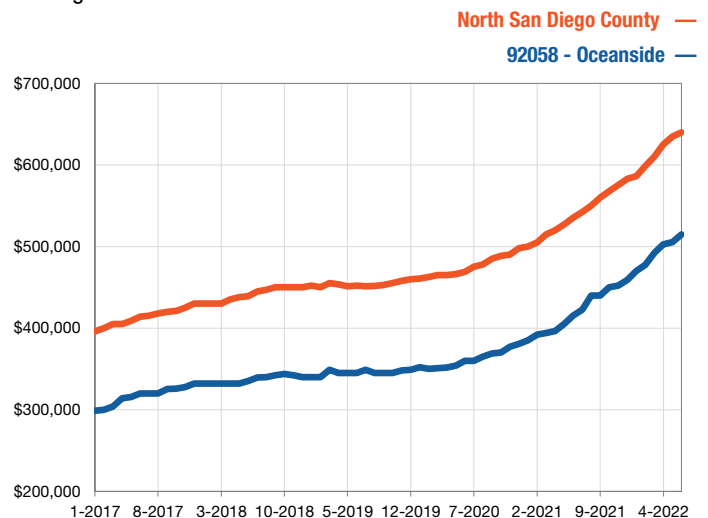
Key Metrics	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
New Listings	19	8	- 57.9%	117	108	- 7.7%
Pending Sales	10	7	- 30.0%	99	106	+ 7.1%
Closed Sales	17	6	- 64.7%	97	111	+ 14.4%
Days on Market Until Sale	5	11	+ 120.0%	11	10	- 9.1%
Median Sales Price*	\$450,000	\$555,000	+ 23.3%	\$415,000	\$515,000	+ 24.1%
Average Sales Price*	\$447,132	\$558,333	+ 24.9%	\$412,705	\$516,766	+ 25.2%
Percent of Original List Price Received*	105.4%	104.4%	- 0.9%	102.6%	105.1%	+ 2.4%
Percent of List Price Received*	103.8%	101.0%	- 2.7%	102.2%	103.5%	+ 1.3%
Inventory of Homes for Sale	18	9	- 50.0%	--	--	--
Months Supply of Inventory	2.2	1.0	- 54.5%	--	--	--

* 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 June 2022

Provided by the North San Diego County REALTORS®.

NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

92075 - Solana Beach

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	22	11	- 50.0%	161	112	- 30.4%
Pending Sales	13	5	- 61.5%	121	86	- 28.9%
Closed Sales	9	4	- 55.6%	119	94	- 21.0%
Days on Market Until Sale	14	4	- 71.4%	29	19	- 34.5%
Median Sales Price*	\$2,375,000	\$2,462,500	+ 3.7%	\$1,800,000	\$2,425,000	+ 34.7%
Average Sales Price*	\$2,821,667	\$2,662,500	- 5.6%	\$2,371,621	\$2,941,965	+ 24.0%
Percent of Original List Price Received*	102.8%	101.7%	- 1.1%	96.4%	100.4%	+ 4.1%
Percent of List Price Received*	103.7%	101.7%	- 1.9%	97.6%	101.5%	+ 4.0%
Inventory of Homes for Sale	32	12	- 62.5%	--	--	--
Months Supply of Inventory	3.2	1.7	- 46.9%	--	--	--

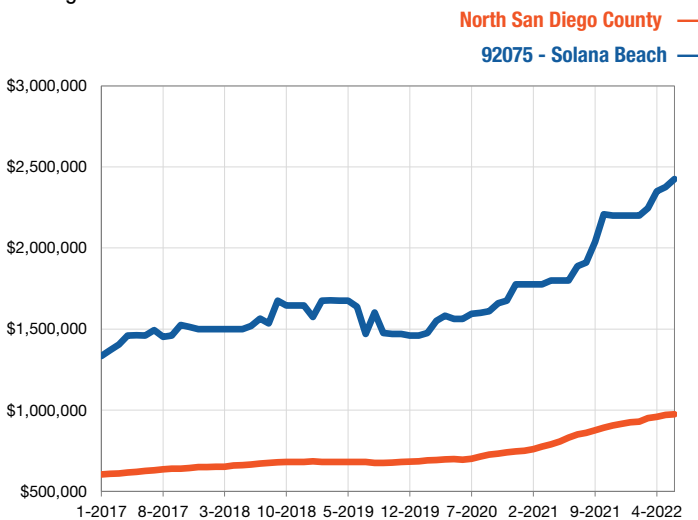
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached Single-Family

Key Metrics	June			Rolling 12 Months		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
New Listings	19	6	- 68.4%	160	108	- 32.5%
Pending Sales	12	5	- 58.3%	125	102	- 18.4%
Closed Sales	16	9	- 43.8%	125	104	- 16.8%
Days on Market Until Sale	20	10	- 50.0%	30	18	- 40.0%
Median Sales Price*	\$1,232,500	\$1,500,000	+ 21.7%	\$1,050,000	\$1,377,000	+ 31.1%
Average Sales Price*	\$1,251,125	\$1,526,667	+ 22.0%	\$1,164,169	\$1,432,099	+ 23.0%
Percent of Original List Price Received*	101.1%	101.4%	+ 0.3%	97.7%	101.1%	+ 3.5%
Percent of List Price Received*	102.1%	102.4%	+ 0.3%	98.9%	101.8%	+ 2.9%
Inventory of Homes for Sale	25	12	- 52.0%	--	--	--
Months Supply of Inventory	2.4	1.4	- 41.7%	--	--	--

* 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

