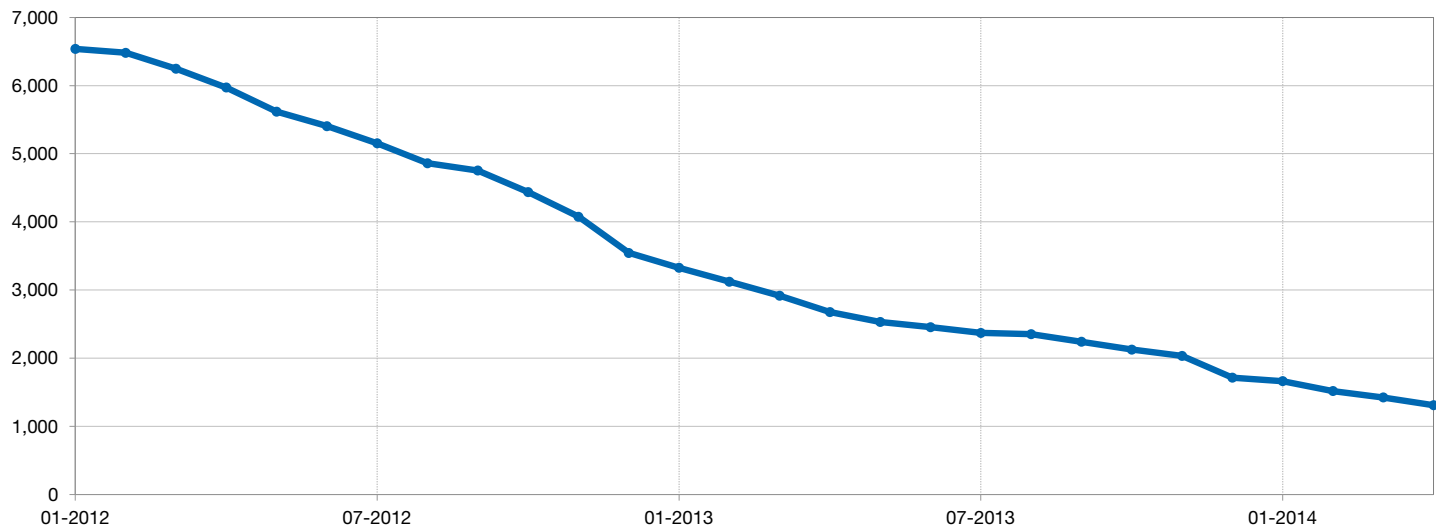


# Lender-Mediated Properties Report

A RESEARCH TOOL PROVIDED BY THE GREATER SAN DIEGO ASSOCIATION OF REALTORS®

## Inventory of Lender-Mediated Properties in San Diego County



## April 2014

New Listings in San Diego County increased 3.0 percent to 4,624

- Traditional New Listings increased 11.7 percent to 4,157
- Lender-mediated New Listings decreased 39.0 percent to 467
- Share of New Listings that were lender-mediated fell to 10.1 percent

Closed Sales were down 7.2 percent to 3,112

- Traditional Closed Sales were up 7.5 percent to 2,736
- Lender-mediated Closed Sales were down 53.3 percent to 376
- Share of Closed Sales that were lender-mediated fell to 12.1 percent

The overall Median Sales Price rose 10.1 percent to \$435,000

- The traditional Median Sales Price rose 5.2 percent to \$447,000
- The lender-mediated Median Sales Price rose 14.8 percent to \$350,000

Inventory of Homes for Sale	2
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[Click on desired metric to jump to that page.](#)

### Explanation of Methodology

A property is considered to be "lender-mediated" when properties are those marked in the Sandicor, Inc. MLS with the following: Call Agent; Court Approval Required; Deed Restricted Program; Estate; HAP (Home Assistance Program); HUD (Housing and Urban Development); NOD Filed/Foreclosure Pending; Need Short Sale – No Lender Knowledge; Other/Remarks; Pre SS Pkg submitted to lenders(s), ready to consider offers; Probate Subject to Overbid; REO; Short Sale Approved. This list may be adjusted at any time. Residential activity only. Total Market is not necessarily a sum of traditional and lender-mediated activity, as some lender-mediated homes can be listed both as foreclosure and short sale.

# Lender-Mediated Properties Report

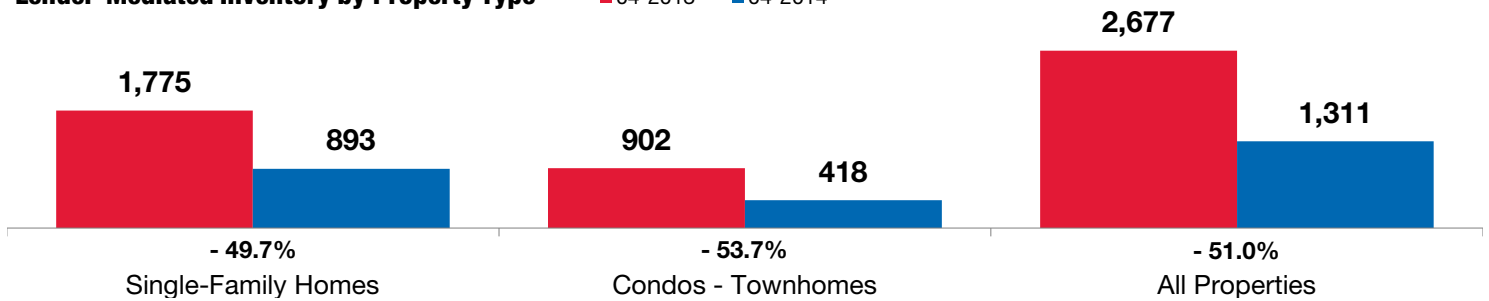
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## Inventory of Homes for Sale

	Lender-Mediated			Traditional			Total Market			Share of Lender-Mediated Activity	
	04-2013	04-2014	+ / -	04-2013	04-2014	+ / -	04-2013	04-2014	+ / -	04-2013	04-2014
Single-Family Homes	1,775	893	- 49.7%	4,597	4,767	+ 3.7%	6,372	5,660	- 11.2%	27.9%	15.8%
Condos - Townhomes	902	418	- 53.7%	1,613	1,854	+ 14.9%	2,515	2,272	- 9.7%	35.9%	18.4%
<b>All Properties</b>	<b>2,677</b>	<b>1,311</b>	<b>- 51.0%</b>	<b>6,210</b>	<b>6,621</b>	<b>+ 6.6%</b>	<b>8,887</b>	<b>7,932</b>	<b>- 10.7%</b>	<b>30.1%</b>	<b>16.5%</b>

### Lender-Mediated Inventory by Property Type

■ 04-2013 ■ 04-2014

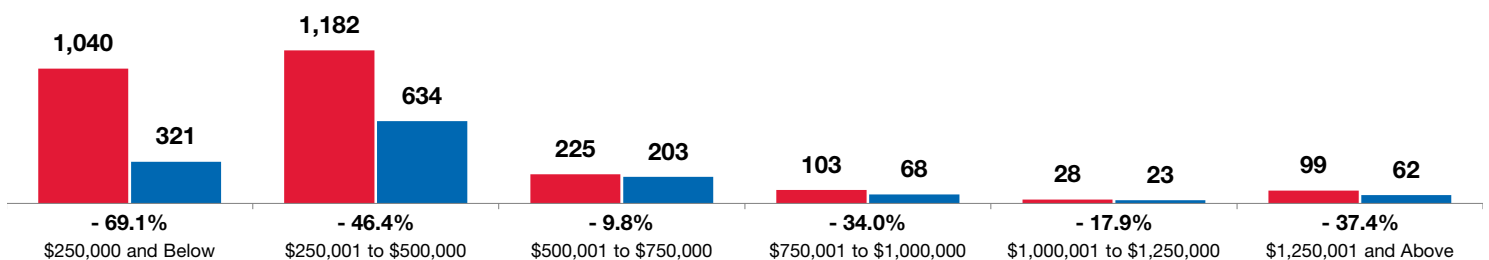


## Inventory by Price Range

	Lender-Mediated			Traditional			Total Market			Share of Lender-Mediated Activity	
	04-2013	04-2014	+ / -	04-2013	04-2014	+ / -	04-2013	04-2014	+ / -	04-2013	04-2014
\$250,000 and Below	1,040	321	- 69.1%	1,193	708	- 40.7%	2,233	1,029	- 53.9%	46.6%	31.2%
\$250,001 to \$500,000	1,182	634	- 46.4%	1,864	2,235	+ 19.9%	3,046	2,869	- 5.8%	38.8%	22.1%
\$500,001 to \$750,000	225	203	- 9.8%	1,061	1,486	+ 40.1%	1,286	1,689	+ 31.3%	17.5%	12.0%
\$750,001 to \$1,000,000	103	68	- 34.0%	610	747	+ 22.5%	713	815	+ 14.3%	14.4%	8.3%
\$1,000,001 to \$1,250,000	28	23	- 17.9%	250	249	- 0.4%	278	272	- 2.2%	10.1%	8.5%
\$1,250,001 and Above	99	62	- 37.4%	1,232	1,196	- 2.9%	1,331	1,258	- 5.5%	7.4%	4.9%
<b>All Prices</b>	<b>2,677</b>	<b>1,311</b>	<b>- 51.0%</b>	<b>6,210</b>	<b>6,621</b>	<b>+ 6.6%</b>	<b>8,887</b>	<b>7,932</b>	<b>- 10.7%</b>	<b>30.1%</b>	<b>16.5%</b>

### Lender-Mediated Inventory by Price Range

■ 04-2013 ■ 04-2014



# Lender-Mediated Properties Report

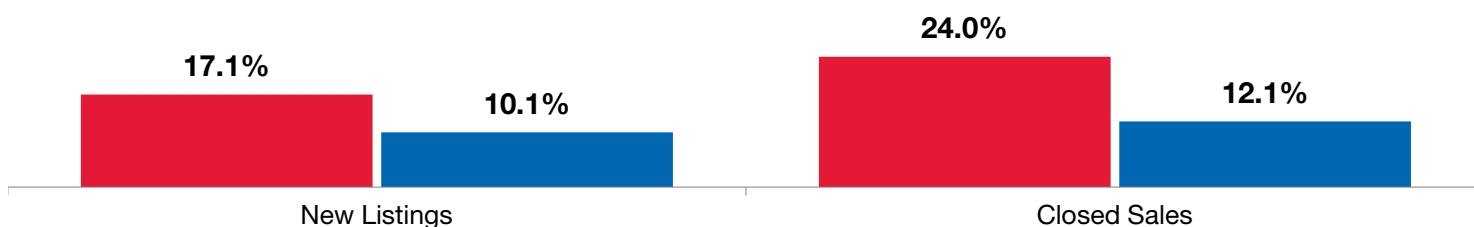
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## New Listings and Closed Sales

	Lender-Mediated			Traditional			Total Market			Share of Lender-Mediated Activity	
	04-2013	04-2014	+ / -	04-2013	04-2014	+ / -	04-2013	04-2014	+ / -	04-2013	04-2014
New Listings	766	467	- 39.0%	3,723	4,157	+ 11.7%	4,489	4,624	+ 3.0%	17.1%	10.1%
Closed Sales	806	376	- 53.3%	2,546	2,736	+ 7.5%	3,352	3,112	- 7.2%	24.0%	12.1%

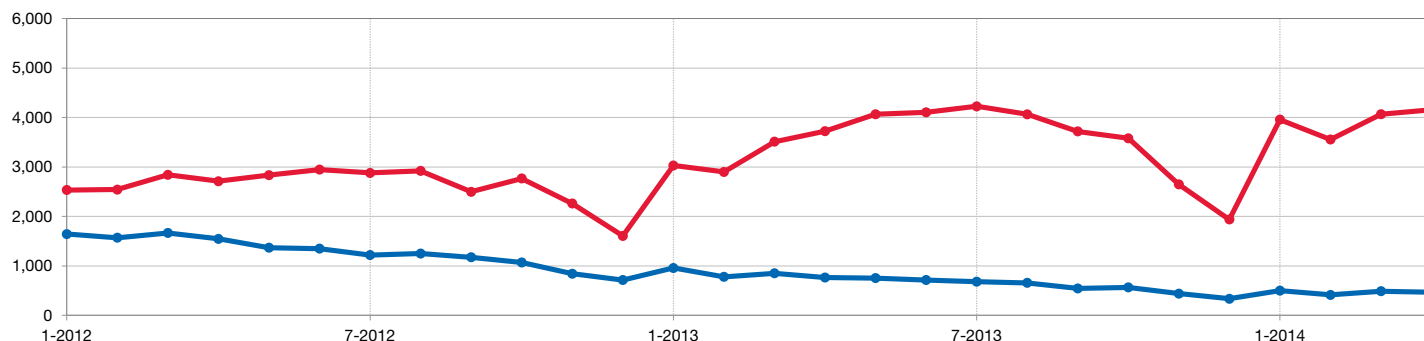
### Share of Activity that was Lender-Mediated

■ 04-2013 ■ 04-2014



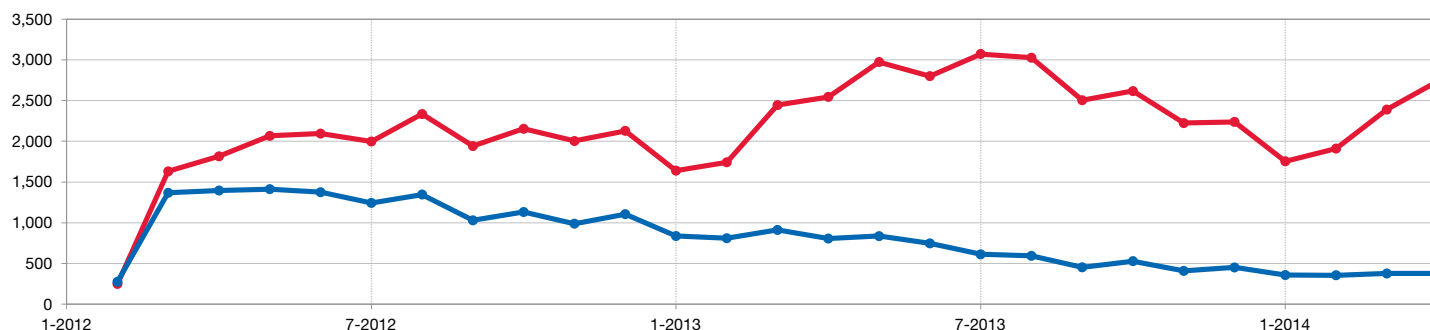
### Historical New Listing Activity

— Traditional — Lender-Mediated



### Historical Closed Sales Activity

— Traditional — Lender-Mediated



# Lender-Mediated Properties Report

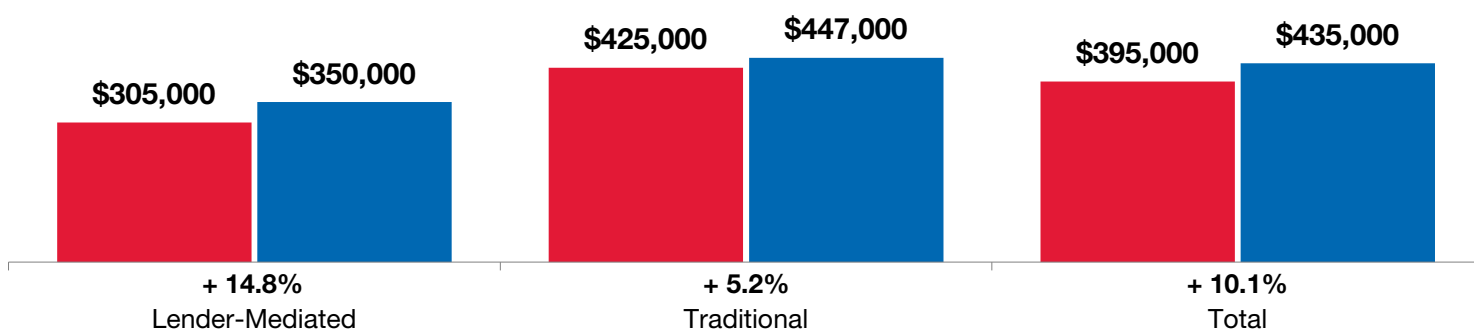
A RESEARCH TOOL PROVIDED BY THE GREATER SAN DIEGO ASSOCIATION OF REALTORS®

## Median Sales Price

	Lender-Mediated			Traditional			Total Market		
	04-2013	04-2014	+ / -	04-2013	04-2014	+ / -	04-2013	04-2014	+ / -
Single-Family Homes	\$348,500	\$400,000	+ 14.8%	\$469,000	\$493,000	+ 5.1%	\$435,000	\$479,500	+ 10.2%
Condos - Townhomes	\$220,000	\$260,000	+ 18.2%	\$320,000	\$350,000	+ 9.4%	\$285,500	\$335,000	+ 17.3%
<b>All Properties</b>	<b>\$305,000</b>	<b>\$350,000</b>	<b>+ 14.8%</b>	<b>\$425,000</b>	<b>\$447,000</b>	<b>+ 5.2%</b>	<b>\$395,000</b>	<b>\$435,000</b>	<b>+ 10.1%</b>

### Change in Median Sales Price for All Properties

■ 04-2013 ■ 04-2014

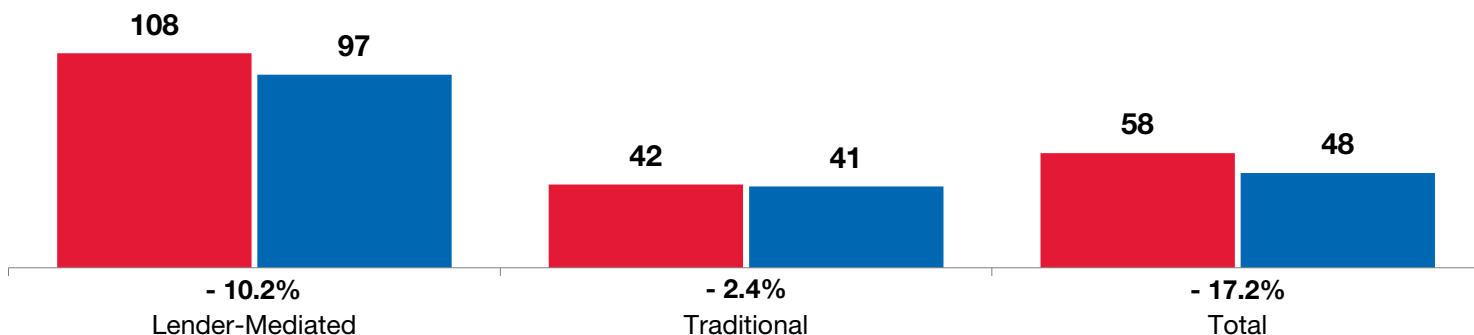


## Days on Market Until Sale

	Lender-Mediated			Traditional			Total Market		
	04-2013	04-2014	+ / -	04-2013	04-2014	+ / -	04-2013	04-2014	+ / -
Single-Family Homes	110	100	- 8.5%	41	43	+ 4.4%	57	50	- 11.5%
Condos - Townhomes	104	90	- 13.7%	43	36	- 16.2%	60	43	- 29.4%
<b>All Properties</b>	<b>108</b>	<b>97</b>	<b>- 10.2%</b>	<b>42</b>	<b>41</b>	<b>- 2.4%</b>	<b>58</b>	<b>48</b>	<b>- 17.2%</b>

### Change in Days on Market Until Sale for All Properties

■ 04-2013 ■ 04-2014



# Lender-Mediated Properties Report

A RESEARCH TOOL PROVIDED BY THE GREATER SAN DIEGO ASSOCIATION OF REALTORS®

## Inventory and Closed Sales by Area

Total represents all traditional and lender-mediated activity. Share represents the market share of lender-mediated sales.

	Inventory for April 2014			Closed Sales for May 2013 through April 2014		
	Total Market	Lender- Mediated	Share	Total Market	Lender- Mediated	Share
91901 – Alpine	70	13	18.6%	220	48	21.8%
91902 – Bonita	54	9	16.7%	202	46	22.8%
91905 – Boulevard	12	2	16.7%	27	16	59.3%
91906 – Campo	25	7	28.0%	50	19	38.0%
91910 – Chula Vista North	104	28	26.9%	595	127	21.3%
91911 – Chula Vista South	95	28	29.5%	538	126	23.4%
91913 – Chula Vista – Eastlake	122	41	33.6%	757	225	29.7%
91914 – Chula Vista NE	60	20	33.3%	263	70	26.6%
91915 – Chula Vista SE	84	32	38.1%	506	109	21.5%
91916 – Descanso	14	1	7.1%	23	8	34.8%
91917 – Dulzura	9	0	0.0%	7	2	28.6%
91931 – Guatay	0	0	--	4	3	75.0%
91932 – Imperial Beach	38	4	10.5%	185	36	19.5%
91934 – Jacumba	3	2	66.7%	17	5	29.4%
91935 – Jamul	40	3	7.5%	83	18	21.7%
91941 – La Mesa, Mount Helix	85	15	17.6%	404	55	13.6%
91942 – La Mesa, Grossmont	74	21	28.4%	437	83	19.0%
91945 – Lemon Grove	45	13	28.9%	268	64	23.9%
91948 – Mount Laguna	5	0	0.0%	5	2	40.0%
91950 – National City	41	13	31.7%	239	72	30.1%
91962 – Pine Valley	10	2	20.0%	41	16	39.0%
91963 – Potrero	7	1	14.3%	10	4	40.0%
91977 – Spring Valley	131	39	29.8%	648	159	24.5%
91978 – Rancho San Diego	8	0	0.0%	106	23	21.7%
91980 – Tecate	0	0	--	0	0	--
92003 – Bonsall	47	5	10.6%	68	11	16.2%
92004 – Borrego Springs	75	9	12.0%	98	27	27.6%
92007 – Cardiff	33	1	3.0%	138	16	11.6%
92008 – Carlsbad NW	63	6	9.5%	332	38	11.4%
92009 – Carlsbad SE	158	9	5.7%	876	101	11.5%
92010 – Carlsbad NE	29	6	20.7%	267	47	17.6%
92011 – Carlsbad SW	88	11	12.5%	408	29	7.1%
92014 – Del Mar	100	8	8.0%	288	21	7.3%
92019 – El Cajon	136	29	21.3%	562	112	19.9%
92020 – El Cajon	111	27	24.3%	475	96	20.2%

# Lender-Mediated Properties Report

A RESEARCH TOOL PROVIDED BY THE GREATER SAN DIEGO ASSOCIATION OF REALTORS®

## Inventory and Closed Sales by Area

Total represents all traditional and lender-mediated activity. Share represents the market share of lender-mediated sales.

	Inventory for April 2014			Closed Sales for May 2013 through April 2014		
	Total Market	Lender- Mediated	Share	Total Market	Lender- Mediated	Share
92021 – El Cajon	115	23	20.0%	580	158	27.2%
92024 – Encinitas	149	10	6.7%	656	53	8.1%
92025 – Escondido South	99	18	18.2%	395	57	14.4%
92026 – Escondido North	167	31	18.6%	679	123	18.1%
92027 – Escondido East	110	23	20.9%	591	98	16.6%
92028 – Fallbrook	246	29	11.8%	774	124	16.0%
92029 – Escondido West	60	5	8.3%	226	36	15.9%
92036 – Julian	58	3	5.2%	76	17	22.4%
92037 – La Jolla	306	26	8.5%	764	76	9.9%
92040 – Lakeside	81	15	18.5%	429	82	19.1%
92054 – Oceanside South	125	13	10.4%	416	68	16.3%
92056 – Oceanside East	98	28	28.6%	766	125	16.3%
92057 – Oceanside North	174	30	17.2%	899	158	17.6%
92058 – Oceanside (Central)	58	15	25.9%	260	37	14.2%
92059 – Pala	4	0	0.0%	1	1	100.0%
92060 – Palomar Mountain	7	0	0.0%	10	0	0.0%
92061 – Pauma Valley	27	7	25.9%	47	4	8.5%
92064 – Poway	126	19	15.1%	625	75	12.0%
92065 – Ramona	166	33	19.9%	556	116	20.9%
92066 – Ranchita	7	2	28.6%	1	0	0.0%
92067 – Rancho Santa Fe	198	7	3.5%	233	24	10.3%
92068 – San Luis Rey	0	0	--	0	0	--
92069 – San Marcos South	61	8	13.1%	467	74	15.8%
92070 – Santa Ysabel	10	1	10.0%	9	3	33.3%
92071 – Santee	131	25	19.1%	728	133	18.3%
92075 – Solana Beach	61	5	8.2%	222	14	6.3%
92078 – San Marcos South	137	20	14.6%	882	109	12.4%
92081 – Vista South	64	18	28.1%	362	51	14.1%
92082 – Valley Center	98	17	17.3%	236	43	18.2%
92083 – Vista West	62	14	22.6%	356	66	18.5%
92084 – Vista East	107	15	14.0%	433	82	18.9%
92086 – Warner Springs	27	4	14.8%	25	9	36.0%
92091 – Rancho Santa Fe	32	1	3.1%	62	5	8.1%
92093 – UCSD	0	0	--	0	0	--
92096 – San Marcos	0	0	--	0	0	--

# Lender-Mediated Properties Report

A RESEARCH TOOL PROVIDED BY THE GREATER SAN DIEGO ASSOCIATION OF REALTORS®

## Inventory and Closed Sales by Area

Total represents all traditional and lender-mediated activity. Share represents the market share of lender-mediated sales.

	Inventory for April 2014			Closed Sales for May 2013 through April 2014		
	Total Market	Lender- Mediated	Share	Total Market	Lender- Mediated	Share
92101 – Downtown	271	36	13.3%	901	135	15.0%
92102 – Golden Hills	50	9	18.0%	223	39	17.5%
92103 – Hillcrest, Mission Hills	97	16	16.5%	434	38	8.8%
92104 – North Park	84	11	13.1%	507	69	13.6%
92105 – City Heights	70	15	21.4%	347	84	24.2%
92106 – Point Loma	87	10	11.5%	249	33	13.3%
92107 – Ocean Beach	49	6	12.2%	283	45	15.9%
92108 – Mission Valley	81	12	14.8%	364	42	11.5%
92109 – Pacific Beach, Mission Beach	139	19	13.7%	554	74	13.4%
92110 – Morena	66	7	10.6%	290	45	15.5%
92111 – Linda Vista	69	13	18.8%	419	67	16.0%
92113 – Logan Heights	30	14	46.7%	163	42	25.8%
92114 – Encanto	112	38	33.9%	549	154	28.1%
92115 – College	114	17	14.9%	633	111	17.5%
92116 – Kensington, Normal Heights	68	12	17.6%	422	56	13.3%
92117 – Clairemont	83	10	12.0%	542	90	16.6%
92118 – Coronado	133	5	3.8%	316	28	8.9%
92119 – San Carlos	54	5	9.3%	345	57	16.5%
92120 – Allied Gardens, Del Cerro	75	17	22.7%	440	81	18.4%
92121 – Sorrento Valley	15	1	6.7%	63	3	4.8%
92122 – University City	74	10	13.5%	473	56	11.8%
92123 – Serra Mesa	42	7	16.7%	259	38	14.7%
92124 – Tierrasanta	38	5	13.2%	222	33	14.9%
92126 – Mira Mesa	101	31	30.7%	677	120	17.7%
92127 – Rancho Bernardo West	154	4	2.6%	829	88	10.6%
92128 – Rancho Bernardo East	148	18	12.2%	1,044	116	11.1%
92129 – Penasquitos	78	9	11.5%	591	75	12.7%
92130 – Carmel Valley	158	6	3.8%	798	56	7.0%
92131 – Scripps Ranch	80	14	17.5%	553	68	12.3%
92134 – Balboa Hospital	0	0	--	0	0	--
92139 – Paradise Hills	54	26	48.1%	320	98	30.6%
92145 – Miramar	0	0	--	0	0	--
92154 – Nestor	91	32	35.2%	535	166	31.0%
92161 – VA Hospital	0	0	--	0	0	--
92173 – San Ysidro	20	6	30.0%	92	36	39.1%

# Lender-Mediated Properties Report

A RESEARCH TOOL PROVIDED BY THE GREATER SAN DIEGO ASSOCIATION OF REALTORS®

## Median Sales Price by Area

	Lender-Mediated			Traditional		
	05-2012 through 04-2013	04-2013 through 04-2014	+ / -	05-2012 through 04-2013	04-2013 through 04-2014	+ / -
91901 – Alpine	\$340,000	\$407,450	+ 19.8%	\$435,000	\$520,000	+ 19.5%
91902 – Bonita	\$390,000	\$415,000	+ 6.4%	\$482,500	\$540,000	+ 11.9%
91905 – Boulevard	\$100,000	\$139,900	+ 39.9%	\$150,000	\$150,000	0.0%
91906 – Campo	\$135,000	\$167,500	+ 24.1%	\$152,000	\$179,000	+ 17.8%
91910 – Chula Vista North	\$266,500	\$312,000	+ 17.1%	\$335,000	\$380,000	+ 13.4%
91911 – Chula Vista South	\$235,000	\$285,000	+ 21.3%	\$305,000	\$340,000	+ 11.5%
91913 – Chula Vista – Eastlake	\$310,000	\$342,500	+ 10.5%	\$360,000	\$419,475	+ 16.5%
91914 – Chula Vista NE	\$415,000	\$464,850	+ 12.0%	\$518,438	\$522,500	+ 0.8%
91915 – Chula Vista SE	\$305,000	\$370,000	+ 21.3%	\$351,000	\$397,250	+ 13.2%
91916 – Descanso	\$227,815	\$331,000	+ 45.3%	\$247,500	\$282,000	+ 13.9%
91917 – Dulzura	\$155,000	\$197,500	+ 27.4%	\$143,500	\$399,000	+ 178.0%
91931 – Guatay	\$59,900	\$171,000	+ 185.5%	\$0	\$380,000	--
91932 – Imperial Beach	\$247,030	\$307,000	+ 24.3%	\$315,000	\$349,450	+ 10.9%
91934 – Jacumba	\$79,900	\$72,500	- 9.3%	\$108,250	\$94,500	- 12.7%
91935 – Jamul	\$347,000	\$438,250	+ 26.3%	\$469,000	\$535,000	+ 14.1%
91941 – La Mesa, Mount Helix	\$380,000	\$0	- 100.0%	\$440,000	\$500,000	+ 13.6%
91942 – La Mesa, Grossmont	\$261,000	\$0	- 100.0%	\$337,250	\$380,000	+ 12.7%
91945 – Lemon Grove	\$229,900	\$0	- 100.0%	\$281,000	\$334,750	+ 19.1%
91948 – Mount Laguna	\$0	\$0	--	\$121,500	\$127,500	+ 4.9%
91950 – National City	\$190,000	\$250,000	+ 31.6%	\$242,000	\$295,000	+ 21.9%
91962 – Pine Valley	\$241,500	\$296,500	+ 22.8%	\$310,000	\$333,000	+ 7.4%
91963 – Potrero	\$204,975	\$202,000	- 1.5%	\$172,500	\$194,500	+ 12.8%
91977 – Spring Valley	\$218,500	\$270,000	+ 23.6%	\$295,000	\$325,000	+ 10.2%
91978 – Rancho San Diego	\$287,000	\$303,000	+ 5.6%	\$323,500	\$350,000	+ 8.2%
91980 – Tecate	\$0	\$0	--	\$0	\$0	--
92003 – Bonsall	\$266,475	\$385,000	+ 44.5%	\$470,000	\$500,000	+ 6.4%
92004 – Borrego Springs	\$120,000	\$120,000	0.0%	\$131,000	\$159,900	+ 22.1%
92007 – Cardiff	\$355,000	\$648,000	+ 82.5%	\$843,250	\$859,000	+ 1.9%
92008 – Carlsbad NW	\$470,000	\$587,500	+ 25.0%	\$575,000	\$632,500	+ 10.0%
92009 – Carlsbad SE	\$416,250	\$523,450	+ 25.8%	\$662,000	\$668,500	+ 1.0%
92010 – Carlsbad NE	\$400,000	\$380,000	- 5.0%	\$476,244	\$516,000	+ 8.3%
92011 – Carlsbad SW	\$568,750	\$550,000	- 3.3%	\$650,000	\$675,000	+ 3.8%
92014 – Del Mar	\$720,000	\$1,335,000	+ 85.4%	\$1,200,000	\$1,272,500	+ 6.0%
92019 – El Cajon	\$275,000	\$305,000	+ 10.9%	\$363,250	\$370,000	+ 1.9%
92020 – El Cajon	\$245,000	\$259,950	+ 6.1%	\$337,500	\$361,000	+ 7.0%



# Lender-Mediated Properties Report

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## Median Sales Price by Area

	Lender-Mediated			Traditional		
	05-2012 through 04-2013	05-2013 through 04-2014	+ / -	05-2012 through 04-2013	05-2013 through 04-2014	+ / -
92021 – El Cajon	\$252,500	\$289,900	+ 14.8%	\$305,000	\$343,750	+ 12.7%
92024 – Encinitas	\$525,000	\$652,500	+ 24.3%	\$706,800	\$762,000	+ 7.8%
92025 – Escondido South	\$288,100	\$309,000	+ 7.3%	\$374,950	\$406,000	+ 8.3%
92026 – Escondido North	\$285,600	\$315,000	+ 10.3%	\$318,000	\$378,000	+ 18.9%
92027 – Escondido East	\$240,000	\$300,000	+ 25.0%	\$310,000	\$357,500	+ 15.3%
92028 – Fallbrook	\$320,000	\$350,500	+ 9.5%	\$400,000	\$435,000	+ 8.7%
92029 – Escondido West	\$375,400	\$370,000	- 1.4%	\$488,000	\$592,000	+ 21.3%
92036 – Julian	\$153,500	\$195,000	+ 27.0%	\$261,000	\$247,500	- 5.2%
92037 – La Jolla	\$755,000	\$865,914	+ 14.7%	\$917,500	\$1,009,020	+ 10.0%
92040 – Lakeside	\$259,500	\$295,000	+ 13.7%	\$325,000	\$375,000	+ 15.4%
92054 – Oceanside South	\$310,000	\$385,000	+ 24.2%	\$381,500	\$459,000	+ 20.3%
92056 – Oceanside East	\$275,000	\$342,500	+ 24.5%	\$342,000	\$397,500	+ 16.2%
92057 – Oceanside North	\$290,000	\$321,000	+ 10.7%	\$325,000	\$351,850	+ 8.3%
92058 – Oceanside (Central)	\$205,250	\$265,100	+ 29.2%	\$235,450	\$289,000	+ 22.7%
92059 – Pala	\$0	\$249,000	--	\$0	\$0	--
92060 – Palomar Mountain	\$75,000	\$0	- 100.0%	\$245,000	\$175,000	- 28.6%
92061 – Pauma Valley	\$250,000	\$0	- 100.0%	\$352,000	\$415,000	+ 17.9%
92064 – Poway	\$387,000	\$0	- 100.0%	\$530,000	\$590,500	+ 11.4%
92065 – Ramona	\$285,000	\$0	- 100.0%	\$344,000	\$390,000	+ 13.4%
92066 – Ranchita	\$144,900	\$0	- 100.0%	\$127,400	\$259,000	+ 103.3%
92067 – Rancho Santa Fe	\$1,984,493	\$2,148,925	+ 8.3%	\$2,225,000	\$2,337,500	+ 5.1%
92068 – San Luis Rey	\$0	\$0	--	\$0	\$0	--
92069 – San Marcos South	\$310,000	\$370,000	+ 19.4%	\$360,750	\$427,750	+ 18.6%
92070 – Santa Ysabel	\$0	\$335,999	--	\$350,500	\$443,500	+ 26.5%
92071 – Santee	\$250,000	\$310,000	+ 24.0%	\$310,000	\$360,000	+ 16.1%
92075 – Solana Beach	\$533,500	\$926,000	+ 73.6%	\$820,000	\$885,000	+ 7.9%
92078 – San Marcos South	\$335,000	\$370,000	+ 10.4%	\$355,000	\$440,950	+ 24.2%
92081 – Vista South	\$313,000	\$395,000	+ 26.2%	\$350,000	\$420,000	+ 20.0%
92082 – Valley Center	\$358,950	\$390,000	+ 8.7%	\$415,000	\$450,000	+ 8.4%
92083 – Vista West	\$229,750	\$295,000	+ 28.4%	\$299,900	\$330,000	+ 10.0%
92084 – Vista East	\$291,450	\$339,900	+ 16.6%	\$342,500	\$405,000	+ 18.2%
92086 – Warner Springs	\$113,500	\$107,000	- 5.7%	\$160,000	\$135,000	- 15.6%
92091 – Rancho Santa Fe	\$832,000	\$771,500	- 7.3%	\$995,000	\$1,005,000	+ 1.0%
92093 – UCSD	\$0	\$0	--	\$0	\$0	--
92096 – San Marcos	\$0	\$0	--	\$0	\$0	--

# Lender-Mediated Properties Report

A RESEARCH TOOL PROVIDED BY THE GREATER SAN DIEGO ASSOCIATION OF REALTORS®

## Median Sales Price by Area

	Lender-Mediated			Traditional		
	05-2012 through 04-2013	05-2013 through 04-2014	+ / -	05-2012 through 04-2013	05-2013 through 04-2014	+ / -
92101 – Downtown	\$315,500	\$379,000	+ 20.1%	\$460,000	\$475,000	+ 3.3%
92102 – Golden Hills	\$180,000	\$230,000	+ 27.8%	\$262,000	\$280,000	+ 6.9%
92103 – Hillcrest, Mission Hills	\$339,900	\$377,500	+ 11.1%	\$519,000	\$550,000	+ 6.0%
92104 – North Park	\$255,000	\$317,500	+ 24.5%	\$426,000	\$421,000	- 1.2%
92105 – City Heights	\$170,250	\$219,000	+ 28.6%	\$235,000	\$276,000	+ 17.4%
92106 – Point Loma	\$655,000	\$775,000	+ 18.3%	\$752,450	\$810,000	+ 7.6%
92107 – Ocean Beach	\$361,000	\$536,000	+ 48.5%	\$570,000	\$629,500	+ 10.4%
92108 – Mission Valley	\$189,500	\$244,950	+ 29.3%	\$235,500	\$310,000	+ 31.6%
92109 – Pacific Beach, Mission Beach	\$367,500	\$550,000	+ 49.7%	\$617,500	\$680,000	+ 10.1%
92110 – Morena	\$250,500	\$335,000	+ 33.7%	\$379,000	\$380,000	+ 0.3%
92111 – Linda Vista	\$300,000	\$340,000	+ 13.3%	\$382,000	\$419,000	+ 9.7%
92113 – Logan Heights	\$172,000	\$215,000	+ 25.0%	\$210,000	\$255,000	+ 21.4%
92114 – Encanto	\$216,000	\$275,000	+ 27.3%	\$275,000	\$320,000	+ 16.4%
92115 – College	\$240,600	\$277,000	+ 15.1%	\$350,000	\$385,000	+ 10.0%
92116 – Kensington, Normal Heights	\$214,250	\$257,500	+ 20.2%	\$412,000	\$420,000	+ 1.9%
92117 – Clairemont	\$320,000	\$0	- 100.0%	\$425,650	\$470,000	+ 10.4%
92118 – Coronado	\$850,000	\$0	- 100.0%	\$1,250,000	\$1,175,000	- 6.0%
92119 – San Carlos	\$351,000	\$0	- 100.0%	\$415,000	\$436,500	+ 5.2%
92120 – Allied Gardens, Del Cerro	\$323,950	\$0	- 100.0%	\$431,000	\$470,000	+ 9.0%
92121 – Sorrento Valley	\$394,000	\$448,000	+ 13.7%	\$460,000	\$650,000	+ 41.3%
92122 – University City	\$252,000	\$257,000	+ 2.0%	\$465,000	\$477,000	+ 2.6%
92123 – Serra Mesa	\$311,000	\$380,825	+ 22.5%	\$380,000	\$430,000	+ 13.2%
92124 – Tierrasanta	\$345,000	\$362,500	+ 5.1%	\$458,750	\$475,000	+ 3.5%
92126 – Mira Mesa	\$300,000	\$370,000	+ 23.3%	\$374,250	\$420,000	+ 12.2%
92127 – Rancho Bernardo West	\$445,000	\$510,000	+ 14.6%	\$664,000	\$645,000	- 2.9%
92128 – Rancho Bernardo East	\$289,000	\$324,975	+ 12.4%	\$435,000	\$460,000	+ 5.7%
92129 – Penasquitos	\$415,000	\$497,500	+ 19.9%	\$555,000	\$607,000	+ 9.4%
92130 – Carmel Valley	\$630,000	\$662,500	+ 5.2%	\$777,000	\$841,250	+ 8.3%
92131 – Scripps Ranch	\$422,550	\$525,500	+ 24.4%	\$610,000	\$655,000	+ 7.4%
92134 – Balboa Hospital	\$0	\$0	--	\$0	\$0	--
92139 – Paradise Hills	\$211,000	\$235,000	+ 11.4%	\$275,000	\$300,000	+ 9.1%
92145 – Miramar	\$0	\$0	--	\$0	\$0	--
92154 – Nestor	\$250,000	\$300,000	+ 20.0%	\$285,000	\$336,950	+ 18.2%
92161 – VA Hospital	\$0	\$0	--	\$0	\$0	--
92173 – San Ysidro	\$205,000	\$177,500	- 13.4%	\$292,500	\$312,500	+ 6.8%