



For Immediate Release

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August 2012 Housing Statistics from SDAR

Sold listings see a jump; median prices stay strong, well above a year ago

(SAN DIEGO, Calif. – September 6, 2012) The San Diego Association of REALTORS® (SDAR) released the August 2012 housing statistics compiled from the Multiple Listing Service (MLS).

Sold listings rebounded in August from a drop-off the previous month. Sales of single-family resale homes (detached properties) were up 9 percent, and condos/townhomes (attached properties) saw a rise of over 15 percent. Compared to August a year ago, sales were also significantly higher for all resale homes.

Median prices for resale homes in August were unchanged for single-family (detached) homes, but condos and townhomes (attached) saw a slight increase compared to July (2.1 percent). More significant is the comparison of median prices from a year ago in August: Single-family home prices increased 6.3 percent and attached properties increased 15.4 percent. Year to date, median prices for all properties are up 3 percent compared to 2011.

“We’re excited to see the trend toward rising prices,” said SDAR 2012 President Donna Sanfilippo. “I hope more sellers will see this as an opportunity to put properties on the market. Inventory remains very low, and no doubt that will mean more competition and multiple offers.”

HIGHLIGHTS OF THE LATEST HOUSING STATISTICS INCLUDE:

TOTAL SOLD LISTINGS Comparing August 2012 to July 2012 (previous month)

- **Single-Family: 9.1% INCREASE**
August 2012 = 2,250 July 2012 = 2,062
- **Condos/Townhomes: 15.4% INCREASE**
August 2012 = 1,017 July 2012 = 881

TOTAL SOLD LISTINGS Comparing August 2012 to August 2011 (previous year)

- **Single-family: 27.3% INCREASE**
August 2012 = 2,250 August 2011 = 1,767
- **Condos/Townhomes: 10.7% INCREASE**
August 2012 = 1,017 August 2011 = 919

(continued)



MEDIAN SALES PRICE Comparing August 2012 to July 2012 (previous month)

- **Single-Family: UNCHANGED (0.7% decrease)**
August 2012 = \$392,250 July 2012 = \$395,000
- **Condos/Townhomes = 2.1% INCREASE**
August 2012 = \$240,000 July 2012 = \$234,990

MEDIAN SALES PRICE Comparing August 2012 to August 2011 (previous year)

- **Single-Family: 6.3% INCREASE**
August 2012 = \$392,250 August = \$369,000
- **Condos/Townhomes: 15.4% INCREASE**
August 2012 = \$240,000 August = \$208,000

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