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Contact: [twiley@sdar.com](mailto:twiley@sdar.com) or (731) 420-9665

## **Big Jump in Home Sales in February; Prices Continue Their Rise, according to the Greater San Diego Association of REALTORS®**

**SAN DIEGO (March 11, 2024)** – Sales of previously owned homes in San Diego County saw a welcome jump in February over the previous month, while sale prices continue their upward trend. Data on the current resale market is compiled by the [Greater San Diego Association of REALTORS®](#) (SDAR) through the San Diego Multiple Listing Service (SDMLS).

Single-family home sales in February rose by healthy 20 percent compared to January, and sales of attached properties (condominiums and townhomes) leapt up 24 percent. Sales of all property types were up almost 7 percent over February of last year, with attached homes leading the charge. The one-year change in homes for sale throughout the county was down only slightly.

The median price of single-family homes in the county also saw a significant increase in February to just over \$1 million, up nearly 7 percent from January and more than 16 percent higher than a year ago. Condos and townhomes edged up by 2 percent to \$662,000, an increase of 7 percent from February of 2023.

“We are excited to see the increase in home sales as we enter the 2024 Spring buying season,” said SDAR President Spencer Lugash. “These numbers indicate a new and compelling opportunity for potential homebuyers looking to acquire generational wealth in San Diego County. We are also excited to see the growth in year-on-year sales compared to February of 2023. SDAR anticipates that sales will continue to rise as the Federal Reserve indicates the potential lowering of future interest rates.”

In February, the zip codes in San Diego County with the most single-family home sales were:

- 92028 (Fallbrook) with 31
- 92026 (Escondido North) and 92057 (Oceanside North), both with 30
- 92021 (El Cajon) with 27
- 92064 (Poway) and 92068 (Ramona), both with 25
- 92977 (Spring Valley) with 23

The most expensive single-family property sold last month in San Diego County was a Spanish estate near the beach in Coronado on F Avenue. Built in 1925, the historical landmark sits on one of the largest lots in Coronado with a 13,000-square-foot main house, a sprawling guest house and private

garden sanctuary. It sold on February 2 for \$28 million.

SDAR's housing statistics are compiled monthly from the Multiple Listing Service (MLS). Click [here](#) for a detailed look at the numbers. The following is a summary of the latest results:

**TOTAL SOLD LISTINGS Comparing February 2024 to January 2024 (month over month)**

**Single-Family: 19.6% percent INCREASE**

February 2024 = 1,049

January 2024 = 877

**Condos/Townhomes: 24.1 percent INCREASE**

February 2024 = 664

January 2024 = 535

**TOTAL SOLD LISTINGS Comparing February 2024 to February 2023 (year over year)**

**Single-Family: 2.3 percent INCREASE**

February 2024 = 1,049

February 2023 = 1,025

**Condos/Townhomes: 14.3 percent INCREASE**

February 2024 = 664

February 2023 = 581

**MEDIAN SALES PRICE Comparing February 2024 to January 2024 (month over month)**

**Single-Family: 6.9 percent INCREASE**

February 2024 = \$1,043,900

January 2024 = \$976,250

**Condos/Townhomes: 1.9 percent INCREASE**

February 2024 = \$662,000

January 2024 = \$650,000

**MEDIAN SALES PRICE Comparing February 2024 to February 2023 (year over year)**

**Single-Family: 16.1 percent INCREASE**

February 2024 = \$1,043,900

February 2023 = \$899,000

**Condos/Townhomes: 7.0 percent INCREASE**

February 2024 = \$662,000

February 2023 = \$618,500

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The [Greater San Diego Association of REALTORS®](#) is the largest trade association in San Diego County and one of the largest local REALTOR® associations in California. We help our members, who adhere to a code of ethics and professional standards, sell more homes. We also help people realize the dream of home ownership, and we are dedicated to protecting private property rights. You can follow SDAR on [Facebook](#) and [Instagram](#).