



## For Immediate Release

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## January 2010 Monthly Housing Statistics from SDAR *Year to Date Decrease in Sales, Median Sales Price Continues to Rise*

(SAN DIEGO, Calif. – February 10, 2010) Attached are the 2010 January Multiple Listing Service (MLS) statistics provided by the [San Diego Association of REALTORS®](http://www.sdar.com).

In January the number of sold listings slowed from the previous month while the median price only deviated slightly. Sold listings decreased by 37 percent for detached homes, while attached properties showed a 22 percent decrease from December 2009. The median sales price for both types of properties also decreased slightly, with a 5 percent decrease for single family homes and a 2 percent decrease for attached units.

Compared to January 2009, sales were down 15 percent for detached properties, but up 3 percent for attached. So far in 2010 the median sales prices continues the upward trend we saw in 2009 with detached median price up 11 percent and attached up 10 percent from one year ago.

“It’s not uncommon to see a slight slowing right after the holidays,” says 2010 SDAR President Mark Marquez. “We expect the number of sold listings to pick back up, especially in the early part of 2010 because of the homebuyer tax credit which is set to expire on April 30. We also anticipate that median sales prices will hold steady if not continue to increase in the coming months due to demand and lower inventory.”

Here are highlights of the statistics:

### Total Sold Listings Comparing January 2010 to December 2009

- **Detached: 37.4 percent decrease**  
January 2010 = 1,162      December 2009 = 1,856
- **Attached: 21.8 percent decrease**  
January 2010 = 735      December 2009 = 940

### Total Sold Listings Comparing January 2010 to January 2009

- **Detached: 15 percent decrease**  
January 2010 = 1,162      January 2009 = 1,369
- **Attached: 3.4 percent increase**  
January 2010 = 735      January 2009 = 711



## Median Sales Price Comparing January 2010 to December 2009

- **Detached: 5.4 percent decrease**  
January 2010 = \$364,000      December 2009 = \$385,000
- **Attached: 2.3 percent decrease**  
January 2010 = \$210,000      December 2009 = \$215,000

## Median Sales Price Comparing January 2010 to January 2009

- **Detached: 11 percent increase**  
January 2010 = \$364,000      January 2009 = \$327,000
- **Attached: 10.5 percent increase**  
January 2010 = \$210,000      January 2009 = \$190,000

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