



## For Immediate Release

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## **July 2010 Monthly Housing Statistics from SDAR** *Overall sales slow; median sales prices remain steady*

(SAN DIEGO, Calif. – August 9, 2010) Attached are the July 2010 Multiple Listing Service (MLS) statistics provided by the [San Diego Association of REALTORS®](http://www.sdar.com) (SDAR).

Sales of properties in San Diego County dipped approximately 13 percent since June and 14 percent since July of last year. This marks one of the few times in 2010 that there has been a decrease in sales compared to the previous month and year. Detached home sales dipped 12 percent since June, while sales for attached homes dipped by 16 percent. When compared to this time last year, detached home sales are down 13.5 percent down and almost 16 percent for attached homes.

The median sales price decreased only slightly when compared to June; 3 percent for detached homes and 1 percent for attached. The median sales price compared to July 2009 increased by almost 5 percent. The median price year-to-date remains about 12 percent higher than last year as well.

“It is not too unexpected to see a slowing of sales in the summer months,” says Mark Marquez, 2010 SDAR President. “However, interest rates are the lowest we’ve seen in some time and there has been an increase in inventory in the last month, so this still makes it an excellent time to buy. The steadiness of the median sales price is also a positive sign for sellers in this market. We’ll know more about what the future holds when we hear the economic forecast for our region from NAR Chief Economist Lawrence Yun at next week’s Real Estate Summit.”

Here are highlights of the statistics:

### **Total Sold Listings Comparing July 2010 to June 2010**

- **Detached: 12 percent decrease**  
July 2010 = 1,662      June 2010 = 1,892
- **Attached: 16 percent decrease**  
July 2010 = 870      June 2010 = 1,038

### **Total Sold Listings Comparing July 2010 to July 2009**

- **Detached: 13.5 percent decrease**  
July 2010 = 1,662      July 2009 = 1,922



- **Attached: 15.8 percent decrease**  
July 2010 = 870                      July 2009 = 1,034

### **Median Sales Price Comparing July 2010 to June 2010**

- **Detached: 3 percent decrease**  
July 2010 = \$390,000      June 2010 = \$402,500
- **Attached: 1 percent decrease**  
July 2010 = \$217,750      June 2010 = \$220,000

### **Median Sales Price Comparing July 2010 to July 2009**

- **Detached: 5 percent increase**  
July 2010 = \$390,000      July 2009 = \$371,000
- **Attached: 3.5 percent increase**  
July 2010 = \$217,750      July 2009 = \$210,188

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