



For Immediate Release

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December 2010 Monthly Housing Statistics from SDAR

Home Sales Increase from Previous Month

(SAN DIEGO, Calif. – January 7, 2011) Attached are the December 2010 Multiple Listing Service (MLS) statistics provided by the [San Diego Association of REALTORS®](http://www.sdar.com) (SDAR).

An increase in sold listings was a welcome surprise in December. Sales of detached homes increased over 25 percent since November, while sales of attached homes increased by just over 12 percent. However, sales were still down when compared to the previous year. 2010 ended with 7 percent fewer sales than 2009. Overall in 2010, properties spent slightly more time on the market, with an average of 79 days compared to 73 in 2009.

There was not a significant change in median sales price since November. However, the 2010 median sales price was \$330,000, about 8 percent higher than 2009 when home values were struggling.

“We are extremely pleased to see the uptick in sold listings in December,” says Bob Kevane, 2011 SDAR President. “This is a good sign that buyers heeded the advice to move quickly to take advantage of historically low interest rates. It is likely that many buyers entered into transactions months ago and just recently closed. We hope to see sales continue to increase from month to month. Homes remain affordable and there is ample inventory for potential buyers.”

Here are highlights of the statistics:

Total Sold Listings Comparing December 2010 to November 2010

- **Detached: 25.7 percent increase**
December 2010 = 1,716 November 2010 = 1,365
- **Attached: 12.5 percent increase**
December = 824 November 2010 = 732

Total Sold Listings Comparing December 2010 to December 2009

- **Detached: 7.5 percent decrease**
December 2010 = 1,716 December 2009 = 1,856
- **Attached: 12.3 percent decrease**
December 2010 = 824 December 2009 = 940



Total Year-to-Date Sold Listings Comparing 2010 to 2009

- **Detached: 7.8 percent decrease**
2010 = 20,778 2009 = 22,539
- **Attached: 5.3 percent decrease**
2010 = 11,320 2009 = 11,958

Year-to-Date Average Days on Market Comparing 2010 to 2009

- **Detached: 5.6 percent increase**
2010 = 75 days 2009 = 71 days
- **Attached: 11.8 percent increase**
2010 = 85 days 2009 = 76 days

Median Sales Price Comparing December 2010 to November 2010

- **Detached: 3.8 percent decrease**
December 2010 = \$375,000 November 2010 = \$389,900
- **Attached: 1.5 percent increase**
December 2010 = \$218,250 November 2010 = \$215,000

Median Sales Price Comparing December 2010 to December 2009

- **Detached: 2.6 percent decrease**
December 2010 = \$375,000 December 2009 = \$385,000
- **Attached: 1.5 percent increase**
December 2010 = \$218,250 December 2009 = \$215,000

Year-to-Date Median Sales Price Comparing 2010 to 2009

- **Detached: 8.45 percent increase**
2010 = \$385,000 2009 = \$355,000
- **Attached: 7.3 percent increase**
2010 = \$220,000 2009 = \$205,000

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