



For Immediate Release

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November 2009 Monthly Housing Statistics from SDAR

Year-to-date sales still outpace 2008

(SAN DIEGO, Calif. – December 9, 2009) Attached are the 2009 November Multiple Listing Service (MLS) statistics provided by the [San Diego Association of REALTORS®](http://www.sdar.com).

Unlike recent months, sold listings for both detached and attached properties dipped over the last month. Sales of single family homes decreased 16.3 percent since October while sales for attached homes decreased 14.4 percent. Year-to-date, however, sales are still outpacing those of 2008, with a 12.5 percent increase for single family homes and a 16.7 percent increase for attached.

The median sales price, which has been steadily increasing each month, showed only slight changes. Detached homes saw a 1.3 percent decrease while the median sales price for attached homes increased 5.7 percent.

“A slight dip in sales from October to November is not uncharacteristic in a given year,” says Erik Weichert, 2009 SDAR President. “Last year, sales dipped approximately twenty five percent between October 2008 and November 2008. We expect to see monthly sales increase next month as in previous years, especially given the extension and expansion of the First-Time Home Buyer Tax Credit and the overall affordability of inventory.”

Here are highlights of the statistics:

Total Sold Listings Comparing November 2009 to October 2009

- **Detached: 16.3 percent decrease**
November 2009 = 1,571 October 2009 = 1,877
- **Attached: 14.4 percent decrease**
November 2009 = 881 October 2009 = 1,029

Total Sold Listings Comparing November 2009 to November 2008

- **Detached: 12.5 percent increase**
November 2009 = 1,571 November 2008 = 1,396
- **Attached: 16.7 percent increase**
November 2009 = 881 November 2008 = 755



Median Sales Price Comparing November 2009 to October 2009

- **Detached: 1.3 percent decrease**
November 2009 = \$375,000 October 2009 = \$380,000
- **Attached: 5.7 percent increase**
November 2009 = \$222,000 October 2009 = \$210,000

Median Sales Price Comparing November 2009 to November 2008

- **Detached: 1.3 percent decrease**
November 2009 = \$375,000 November 2008 = \$352,00
- **Attached: 5.7 percent increase**
November 2009 = \$222,000 November 2008 = \$205,000

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[The San Diego Association of REALTORS®](#) is dedicated to the preservation of private property rights and to the promotion and protection of the business interests of our REALTOR® members.