

**MONTH ENDING FEBRUARY 28, 2003  
SINGLE FAMILY DETACHED HOMES**

Zip Code	New Listings	Average List Price	Total New Listing Value	Sold Listings	Average Sold Price	Total Sold Value	% Sale Price to List Price	Average Days on Market
91901 ALPINE	40	\$561,588	\$22,463,525	11	\$498,000	\$5,478,000	98.31%	76
91902 BONITA	23	\$602,724	\$13,862,666	11	\$485,354	\$5,338,900	97.13%	25
91905 BOULEVARD	7	\$135,625	\$949,376	3	\$220,833	\$662,500	98.88%	43
91906 CAMPO	9	\$189,711	\$1,707,400	3	\$277,606	\$832,820	98.92%	92
91910 CHULA VISTA	75	\$464,327	\$34,824,580	32	\$417,093	\$13,347,000	97.58%	48
91911 CHULA VISTA	46	\$321,414	\$14,785,074	25	\$330,668	\$8,266,700	97.74%	47
91913 CHULA VISTA	52	\$404,496	\$21,033,818	22	\$407,104	\$8,956,300	97.84%	50
91914 CHULA VISTA	17	\$473,308	\$8,046,248	5	\$399,400	\$1,997,000	97.85%	70
91915 CHULA VISTA	42	\$432,758	\$18,175,856	13	\$419,826	\$5,457,750	97.18%	44
91916 DESCANSO	1	\$419,000	\$419,000	3	\$268,333	\$805,000	88.56%	87
91917 DULZURA	3	\$386,500	\$1,159,500	0	\$	\$	0.00%	
91931 GUATAY	0	\$	\$	0	\$	\$	0.00%	
91932 IMPERIAL BEACH	10	\$355,940	\$3,559,400	2	\$289,950	\$579,900	100.00%	11
91934 JACUMBA	3	\$159,966	\$479,900	2	\$145,000	\$290,000	95.08%	82
91935 JAMUL	11	\$503,544	\$5,538,990	4	\$455,475	\$1,821,900	96.15%	68
91941 LA MESA	54	\$447,113	\$24,144,154	27	\$413,157	\$11,155,250	97.84%	50
91942 LA MESA	9	\$380,307	\$3,422,763	6	\$346,416	\$2,078,500	97.45%	40
91945 LEMON GROVE	17	\$345,672	\$5,876,426	13	\$291,692	\$3,792,000	95.54%	49
91948 MOUNT LAGUNA	0	\$	\$	0	\$	\$	0.00%	
91950 NATIONAL CITY	33	\$275,200	\$9,081,604	8	\$263,125	\$2,105,000	96.60%	24
91962 PINE VALLEY	2	\$360,438	\$720,876	1	\$331,000	\$331,000	97.64%	75
91963 POTRERO	2	\$282,000	\$564,000	0	\$	\$	0.00%	
91977 SPRING VALLEY	57	\$330,134	\$18,817,693	34	\$300,861	\$10,229,275	96.33%	36
91978 SPRING VALLEY	6	\$456,300	\$2,737,800	2	\$395,000	\$790,000	97.31%	103
91980 TECATE	0	\$	\$	0	\$	\$	0.00%	
92003 BONSAI	11	\$639,672	\$7,036,400	6	\$535,633	\$3,213,800	95.10%	62
92004 BORREGO SPRINGS	2	\$132,500	\$265,000	0	\$	\$	0.00%	
92007 CARDIFF BY THE SEA	6	\$915,166	\$5,491,000	5	\$729,300	\$3,646,500	93.66%	34
92008 CARLSBAD	51	\$498,654	\$25,431,381	18	\$533,816	\$9,608,700	96.77%	40
92009 CARLSBAD	120	\$650,579	\$78,069,532	41	\$602,312	\$24,694,800	96.09%	58
92014 DEL MAR	33	\$1,047,960	\$34,582,680	12	\$963,750	\$11,565,000	94.45%	81
92019 EL CAJON	40	\$439,337	\$17,573,502	18	\$436,194	\$7,851,500	96.66%	61
92020 EL CAJON	36	\$427,526	\$15,390,950	19	\$343,484	\$6,526,200	98.33%	55
92021 EL CAJON	40	\$424,487	\$16,979,504	31	\$386,953	\$11,995,550	96.98%	43
92024 ENCINITAS	71	\$779,532	\$55,346,838	32	\$624,480	\$19,983,388	97.90%	38
92025 ESCONDIDO	56	\$443,289	\$24,824,210	28	\$418,933	\$11,730,134	97.48%	65
92026 ESCONDIDO	82	\$407,361	\$33,403,678	38	\$373,339	\$14,186,900	96.63%	71
92027 ESCONDIDO	46	\$349,594	\$16,081,326	28	\$335,785	\$9,402,000	97.96%	41
92028 FALLBROOK	80	\$566,486	\$45,318,924	37	\$363,212	\$13,438,850	96.53%	79
92029 ESCONDIDO	28	\$499,571	\$13,988,004	14	\$501,857	\$7,026,000	96.06%	63
92036 JULIAN	22	\$322,309	\$7,090,800	2	\$290,000	\$580,000	90.64%	100
92037 LA JOLLA	63	\$1,550,720	\$97,695,383	28	\$2,060,357	\$57,690,000	90.36%	92
92040 LAKESIDE	44	\$359,392	\$15,813,252	24	\$333,075	\$7,993,800	96.33%	52
92054 OCEANSIDE	60	\$401,780	\$24,106,827	25	\$453,280	\$11,332,015	94.25%	50
92056 OCEANSIDE	67	\$374,013	\$25,058,884	42	\$333,826	\$14,020,699	97.79%	40
92057 OCEANSIDE	72	\$338,197	\$24,350,198	44	\$322,524	\$14,191,090	98.36%	33
92059 PALA	0	\$	\$	0	\$	\$	0.00%	
92060 PALOMAR MTN	2	\$114,950	\$229,900	0	\$	\$	0.00%	
92061 PAUMA VALLEY	4	\$538,469	\$2,153,876	0	\$	\$	0.00%	
92064 POWAY	65	\$679,937	\$44,195,906	43	\$540,441	\$23,239,000	96.82%	45
92065 RAMONA	91	\$423,322	\$38,522,357	47	\$420,470	\$19,762,100	97.41%	58
92066 RANCHITA	0	\$	\$	1	\$231,000	\$231,000	102.67%	202
92067 RANCHO SANTA FE	49	\$2,851,465	\$139,721,808	16	\$2,093,393	\$33,494,300	88.79%	99
92068 SAN LUIS REY	0	\$	\$	0	\$	\$	0.00%	
92069 SAN MARCOS	91	\$396,443	\$36,076,328	42	\$370,869	\$15,576,510	97.48%	46
92070 SANTA YSABEL	0	\$	\$	0	\$	\$	0.00%	

92071 SANTEE	57	\$337,015	\$19,209,881	30	\$325,632	\$9,768,972	97.90%	38
92075 SOLANA BEACH	19	\$1,150,667	\$21,862,676	9	\$889,444	\$8,005,000	94.53%	73
92078 SAN MARCOS	33	\$395,583	\$13,054,241	14	\$436,850	\$6,115,900	97.29%	37
92082 VALLEY CENTER	24	\$439,893	\$10,557,450	16	\$458,056	\$7,328,900	99.29%	68
92083 VISTA	61	\$347,944	\$21,224,628	48	\$328,402	\$15,763,325	98.02%	48
92084 VISTA	49	\$480,815	\$23,559,959	26	\$414,140	\$10,767,653	97.53%	74
92086 WARNER SPRINGS	3	\$231,333	\$694,000	1	\$284,000	\$284,000	97.96%	168
92093 LA JOLLA	0	\$	\$	0	\$	\$	0.00%	
92101 SAN DIEGO DOWNTOWN	5	\$571,200	\$2,856,000	0	\$	\$	0.00%	
92102 SAN DIEGO	22	\$332,795	\$7,321,500	7	\$272,714	\$1,909,000	100.43%	34
92103 MISSION HILLS	29	\$840,203	\$24,365,903	21	\$655,785	\$13,771,500	94.31%	67
92104 NORTH PARK	29	\$401,168	\$11,633,876	22	\$407,463	\$8,964,200	97.47%	37
92105 EAST SAN DIEGO	25	\$271,911	\$6,797,776	13	\$261,884	\$3,404,500	97.87%	22
92106 POINT LOMA	29	\$830,604	\$24,087,528	9	\$682,050	\$6,138,450	94.94%	75
92107 OCEAN BEACH	24	\$600,782	\$14,418,776	9	\$646,611	\$5,819,500	93.35%	56
92108 MISSION VALLEY	0	\$	\$	0	\$	\$	0.00%	
92109 PACIFIC BEACH	22	\$779,536	\$17,149,800	17	\$632,088	\$10,745,500	97.47%	75
92110 OLD TOWN SD	19	\$421,405	\$8,006,700	7	\$454,214	\$3,179,500	96.44%	69
92111 LINDA VISTA	18	\$373,365	\$6,720,576	16	\$367,368	\$5,877,900	97.44%	54
92113 LOGAN HEIGHTS	10	\$239,080	\$2,390,800	7	\$239,485	\$1,676,400	98.40%	25
92114 ENCANTO	54	\$289,876	\$15,653,351	30	\$272,990	\$8,189,700	97.98%	29
92115 COLLEGE GROVE	48	\$403,517	\$19,368,850	30	\$345,010	\$10,350,300	96.77%	52
92116 NORMAL HEIGHTS	22	\$513,110	\$11,288,426	24	\$461,237	\$11,069,700	97.13%	44
92117 CLAIREMONT MESA	33	\$399,619	\$13,187,437	24	\$430,407	\$10,329,773	97.67%	27
92118 CORONADO	13	\$1,286,913	\$16,729,876	8	\$1,767,953	\$14,143,625	97.02%	78
92119 SAN CARLOS	25	\$397,954	\$9,948,864	13	\$414,346	\$5,386,501	98.89%	25
92120 DEL CERRO	26	\$518,998	\$13,493,964	14	\$410,064	\$5,740,900	97.66%	60
92121 SORRENTO	5	\$627,500	\$3,137,500	3	\$622,333	\$1,867,000	97.30%	36
92122 UNIVERSITY CITY	26	\$568,905	\$14,791,540	9	\$522,840	\$4,705,565	96.51%	52
92123 MISSION VALLEY	25	\$413,098	\$10,327,452	10	\$382,870	\$3,828,700	98.84%	59
92124 TIERRASANTA	12	\$502,825	\$6,033,900	22	\$495,518	\$10,901,400	97.70%	51
92126 MIRA MESA	71	\$353,290	\$25,083,606	45	\$364,040	\$16,381,800	97.65%	38
92127 RANCHO BERNARDO	33	\$610,670	\$20,152,116	15	\$501,260	\$7,518,900	90.93%	51
92128 RANCHO BERNARDO	76	\$525,267	\$39,920,335	49	\$440,904	\$21,604,326	97.53%	37
92129 RANCHO PENASQUITOS	55	\$443,824	\$24,410,324	29	\$431,865	\$12,524,090	98.24%	37
92130 CARMEL VALLEY	87	\$872,094	\$75,872,212	40	\$832,140	\$33,285,623	97.99%	49
92131 SCRIPPS MIRAMAR	50	\$575,291	\$28,764,550	27	\$558,256	\$15,072,925	96.91%	48
92139 PARADISE HILLS	33	\$218,636	\$7,215,000	11	\$301,818	\$3,320,000	99.29%	31
92145 MIRAMAR	0	\$	\$	0	\$	\$	0.00%	
92154 OTAY MESA	49	\$347,482	\$17,026,656	23	\$330,199	\$7,594,578	98.19%	36
92155 SAN DIEGO	0	\$	\$	0	\$	\$	0.00%	
92161 SAN DIEGO	0	\$	\$	0	\$	\$	0.00%	
92173 SAN YSIDRO	13	\$267,515	\$3,477,700	11	\$310,390	\$3,414,300	98.08%	63
<b>TOTALS</b>	<b>3,085</b>		<b>\$1,668,964,826</b>	<b>1,577</b>		<b>\$764,044,537</b>		