

**YEAR TO DATE ENDING DECEMBER 31, 2004
SINGLE FAMILY DETACHED HOMES**

| Zip Code | New Listings | Average List Price | Median List Price | Total New Listing Value | Sold Listings | Average Sold Price | Median Sale Price | Total Sold Value | % Sale Price to List Price | Average Days on Market |
|--------------------------|--------------|--------------------|-------------------|-------------------------|---------------|--------------------|-------------------|------------------|----------------------------|------------------------|
| 91901 ALPINE | 389 | \$784,897 | \$675,000 | \$305,325,231 | 219 | \$641,792 | \$625,000 | \$140,552,500 | 96.54% | 56 |
| 91902 BONITA | 309 | \$843,190 | \$729,900 | \$260,545,812 | 164 | \$699,777 | \$660,000 | \$114,763,510 | 96.97% | 34 |
| 91905 BOULEVARD | 61 | \$354,425 | \$359,000 | \$21,619,927 | 32 | \$329,365 | \$349,000 | \$10,539,700 | 97.21% | 73 |
| 91906 CAMPO | 117 | \$328,568 | \$333,000 | \$38,442,513 | 60 | \$325,311 | \$320,000 | \$19,518,695 | 97.35% | 77 |
| 91910 CHULA VISTA | 781 | \$588,806 | \$549,876 | \$459,857,967 | 511 | \$559,350 | \$524,000 | \$285,828,020 | 97.63% | 29 |
| 91911 CHULA VISTA | 704 | \$471,621 | \$479,900 | \$332,021,373 | 437 | \$472,034 | \$460,000 | \$206,279,048 | 98.35% | 25 |
| 91913 CHULA VISTA | 907 | \$612,313 | \$615,000 | \$555,368,701 | 555 | \$593,707 | \$579,000 | \$329,507,781 | 98.45% | 26 |
| 91914 CHULA VISTA | 274 | \$763,476 | \$715,000 | \$209,192,696 | 163 | \$699,062 | \$655,000 | \$113,947,173 | 98.17% | 33 |
| 91915 CHULA VISTA | 609 | \$634,595 | \$598,000 | \$386,468,809 | 410 | \$606,321 | \$570,100 | \$248,591,851 | 97.97% | 26 |
| 91916 DESCANSO | 54 | \$649,198 | \$479,000 | \$35,056,699 | 25 | \$435,872 | \$463,500 | \$10,896,800 | 96.97% | 45 |
| 91917 DULZURA | 13 | \$639,586 | \$585,876 | \$8,314,628 | 10 | \$426,300 | \$430,000 | \$4,263,000 | 94.23% | 55 |
| 91931 GUATAY | 7 | \$392,396 | \$449,876 | \$2,746,776 | 1 | \$430,000 | \$430,000 | \$430,000 | 95.58% | 36 |
| 91932 IMPERIAL BEACH | 157 | \$510,362 | \$519,000 | \$80,126,944 | 102 | \$503,509 | \$489,000 | \$51,358,000 | 96.88% | 42 |
| 91934 JACUMBA | 19 | \$186,152 | \$210,000 | \$3,536,900 | 11 | \$191,909 | \$188,000 | \$2,111,000 | 95.52% | 70 |
| 91935 JAMUL | 199 | \$821,920 | \$774,900 | \$163,562,188 | 129 | \$720,494 | \$655,000 | \$92,943,730 | 96.22% | 63 |
| 91941 LA MESA | 785 | \$616,396 | \$562,000 | \$483,870,923 | 438 | \$563,584 | \$510,000 | \$246,850,209 | 96.88% | 35 |
| 91942 LA MESA | 229 | \$512,486 | \$499,876 | \$117,359,514 | 153 | \$487,650 | \$475,000 | \$74,610,450 | 97.93% | 26 |
| 91945 LEMON GROVE | 319 | \$425,267 | \$429,000 | \$135,660,335 | 211 | \$409,656 | \$410,000 | \$86,437,519 | 98.03% | 27 |
| 91948 MOUNT LAGUNA | 16 | \$88,643 | \$99,900 | \$1,418,300 | 6 | \$115,333 | \$108,000 | \$692,000 | 95.19% | 54 |
| 91950 NATIONAL CITY | 282 | \$398,219 | \$405,000 | \$112,298,039 | 167 | \$380,061 | \$380,000 | \$63,470,300 | 98.52% | 29 |
| 91962 PINE VALLEY | 71 | \$568,145 | \$459,900 | \$40,338,302 | 48 | \$461,962 | \$443,000 | \$22,174,200 | 96.86% | 64 |
| 91963 POTRERO | 18 | \$284,665 | \$325,000 | \$5,123,974 | 7 | \$360,571 | \$333,000 | \$2,523,999 | 96.19% | 59 |
| 91977 SPRING VALLEY | 1023 | \$468,481 | \$459,000 | \$479,256,104 | 639 | \$445,825 | \$426,500 | \$284,882,547 | 98.12% | 28 |
| 91978 SPRING VALLEY | 106 | \$575,257 | \$539,000 | \$60,977,255 | 71 | \$523,702 | \$492,000 | \$37,182,876 | 97.79% | 24 |
| 91980 TECATE | 2 | \$232,499 | \$225,000 | \$464,999 | 1 | \$210,000 | \$210,000 | \$210,000 | 87.50% | 85 |
| 92003 BONSAI | 101 | \$881,936 | \$749,000 | \$89,075,546 | 74 | \$759,876 | \$679,900 | \$56,230,827 | 96.01% | 71 |
| 92004 BORREGO SPRINGS | 14 | \$218,921 | \$215,000 | \$3,064,900 | 5 | \$281,300 | \$230,000 | \$1,406,500 | 96.34% | 126 |
| 92007 CARDIFF BY THE SEA | 139 | \$1,107,123 | \$949,876 | \$153,890,111 | 74 | \$1,009,575 | \$875,000 | \$74,708,568 | 96.72% | 43 |
| 92008 CARLSBAD | 594 | \$811,458 | \$729,950 | \$482,006,220 | 352 | \$735,000 | \$680,000 | \$258,720,218 | 96.09% | 39 |
| 92009 CARLSBAD | 1304 | \$889,119 | \$825,000 | \$1,159,412,011 | 781 | \$834,193 | \$780,000 | \$651,504,850 | 96.50% | 32 |
| 92014 DEL MAR | 338 | \$1,832,039 | \$1,595,000 | \$619,229,247 | 204 | \$1,681,642 | \$1,450,000 | \$343,055,138 | 91.78% | 65 |
| 92019 EL CAJON | 704 | \$639,094 | \$575,000 | \$449,922,598 | 403 | \$574,983 | \$542,000 | \$231,718,338 | 96.76% | 38 |
| 92020 EL CAJON | 501 | \$560,624 | \$525,000 | \$280,872,865 | 325 | \$519,911 | \$480,000 | \$168,971,289 | 97.28% | 30 |
| 92021 EL CAJON | 649 | \$524,935 | \$474,876 | \$340,682,845 | 396 | \$472,442 | \$440,000 | \$187,087,302 | 97.56% | 36 |
| 92024 ENCINITAS | 785 | \$1,124,446 | \$859,000 | \$882,690,755 | 502 | \$979,210 | \$791,500 | \$491,563,611 | 95.22% | 39 |
| 92025 ESCONDIDO | 671 | \$688,223 | \$520,000 | \$461,797,902 | 406 | \$541,851 | \$485,000 | \$219,991,600 | 97.56% | 37 |
| 92026 ESCONDIDO | 979 | \$554,400 | \$499,000 | \$542,757,644 | 618 | \$510,672 | \$469,000 | \$315,595,342 | 97.82% | 34 |
| 92027 ESCONDIDO | 892 | \$491,517 | \$450,000 | \$438,433,602 | 608 | \$469,264 | \$430,000 | \$285,312,851 | 97.65% | 30 |
| 92028 FALLBROOK | 1141 | \$680,933 | \$599,900 | \$776,944,720 | 727 | \$608,805 | \$535,000 | \$442,601,280 | 96.97% | 56 |
| 92029 ESCONDIDO | 479 | \$717,358 | \$650,000 | \$343,614,516 | 295 | \$668,704 | \$620,000 | \$197,267,950 | 96.40% | 38 |
| 92036 JULIAN | 141 | \$472,647 | \$379,500 | \$66,643,361 | 98 | \$370,203 | \$349,500 | \$36,279,963 | 96.37% | 79 |
| 92037 LA JOLLA | 702 | \$2,380,550 | \$1,695,000 | \$1,671,146,641 | 396 | \$1,890,380 | \$1,450,000 | \$748,590,675 | 90.42% | 77 |
| 92040 LAKESIDE | 548 | \$527,352 | \$500,000 | \$288,989,388 | 348 | \$484,079 | \$469,000 | \$168,459,739 | 97.41% | 40 |
| 92054 OCEANSIDE | 786 | \$570,573 | \$510,000 | \$448,470,841 | 470 | \$524,595 | \$475,000 | \$246,559,990 | 97.20% | 32 |
| 92056 OCEANSIDE | 937 | \$511,390 | \$500,000 | \$479,172,946 | 643 | \$497,461 | \$480,000 | \$319,868,057 | 98.11% | 25 |
| 92057 OCEANSIDE | 1211 | \$506,546 | \$510,000 | \$613,427,578 | 780 | \$487,335 | \$480,000 | \$380,121,700 | 98.09% | 29 |
| 92059 PALA | 5 | \$835,755 | \$829,000 | \$4,178,776 | 3 | \$588,300 | \$525,000 | \$1,764,900 | 92.65% | 82 |
| 92060 PALOMAR MTN | 26 | \$342,876 | \$259,000 | \$8,914,800 | 23 | \$235,747 | \$239,000 | \$5,422,200 | 93.64% | 50 |
| 92061 PAUMA VALLEY | 77 | \$813,021 | \$685,000 | \$62,602,656 | 47 | \$703,942 | \$615,000 | \$33,085,300 | 101.57% | 100 |
| 92064 POWAY | 882 | \$906,056 | \$629,900 | \$799,142,059 | 602 | \$813,032 | \$640,000 | \$489,445,675 | 95.82% | 38 |
| 92065 RAMONA | 943 | \$584,417 | \$542,200 | \$551,105,535 | 598 | \$530,703 | \$501,000 | \$317,360,476 | 97.33% | 45 |
| 92066 RANCHITA | 10 | \$381,970 | \$330,000 | \$3,819,700 | 2 | \$286,500 | \$263,000 | \$573,000 | 94.71% | 86 |
| 92067 RANCHO SANTA FE | 509 | \$3,554,946 | \$2,775,000 | \$1,809,467,763 | 295 | \$2,709,789 | \$2,375,000 | \$799,387,764 | 86.47% | 112 |
| 92068 SAN LUIS REY | 1 | \$1,845,000 | \$ | \$1,845,000 | 0 | \$0 | \$ | \$ | 0.00% | 0 |
| 92069 SAN MARCOS | 1087 | \$571,561 | \$549,000 | \$621,287,193 | 737 | \$537,752 | \$512,000 | \$396,323,279 | 97.76% | 27 |
| 92070 SANTA YSABEL | 9 | \$708,777 | \$625,000 | \$6,379,000 | 4 | \$836,250 | \$450,000 | \$3,345,000 | 88.99% | 138 |
| 92071 SANTEE | 621 | \$465,496 | \$464,900 | \$289,073,072 | 417 | \$452,707 | \$445,000 | \$188,778,918 | 98.50% | 22 |
| 92075 SOLANA BEACH | 171 | \$2,174,541 | \$1,150,000 | \$371,846,542 | 99 | \$1,296,974 | \$1,149,000 | \$128,400,500 | 95.67% | 42 |
| 92078 SAN MARCOS | 550 | \$639,205 | \$640,000 | \$351,563,093 | 270 | \$614,930 | \$600,000 | \$166,031,193 | 97.51% | 31 |
| 92081 VISTA | 567 | \$524,230 | \$515,000 | \$297,238,574 | 369 | \$501,820 | \$495,000 | \$185,171,658 | 97.60% | 30 |
| 92082 VALLEY CENTER | 446 | \$756,361 | \$670,000 | \$337,337,074 | 286 | \$663,663 | \$600,000 | \$189,807,823 | 97.40% | 58 |
| 92083 VISTA | 476 | \$463,112 | \$449,000 | \$220,441,337 | 318 | \$439,658 | \$430,000 | \$139,811,277 | 98.03% | 30 |
| 92084 VISTA | 728 | \$589,407 | \$539,000 | \$429,088,528 | 457 | \$561,568 | \$510,000 | \$256,636,898 | 97.21% | 46 |
| 92086 WARNER SPRINGS | 37 | \$490,435 | \$410,000 | \$18,146,100 | 15 | \$355,642 | \$330,000 | \$5,334,639 | 95.60% | 67 |
| 92091 RANCHO SANTA FE | 42 | \$2,479,086 | \$2,350,000 | \$104,121,652 | 21 | \$2,012,154 | \$1,647,407 | \$42,255,250 | 94.64% | 91 |
| 92093 LA JOLLA | 0 | \$0 | \$ | \$ | 0 | \$0 | \$ | \$ | 0.00% | 0 |
| 92101 SAN DIEGO DOWNTOWN | 42 | \$3,758,893 | \$879,000 | \$157,873,528 | 14 | \$887,357 | \$735,000 | \$12,423,000 | 96.60% | 44 |
| 92102 SAN DIEGO | 270 | \$474,141 | \$450,000 | \$128,018,262 | 174 | \$449,825 | \$400,000 | \$78,269,650 | 96.39% | 36 |
| 92103 MISSION HILLS | 389 | \$1,002,720 | \$824,876 | \$390,058,365 | 220 | \$885,739 | \$760,000 | \$194,862,686 | 94.73% | 43 |
| 92104 NORTH PARK | 467 | \$556,270 | \$549,000 | \$259,778,101 | 319 | \$534,152 | \$520,000 | \$170,394,699 | 98.01% | 31 |
| 92105 EAST SAN DIEGO | 508 | \$384,587 | \$399,000 | \$195,370,490 | 303 | \$367,519 | \$369,000 | \$111,358,524 | 98.39% | 31 |

| | | | | | | | | | | |
|--------------------------|---------------|-------------|-------------|-------------------------|---------------|-------------|-------------|-----------------------|--------|----|
| 92106 POINT LOMA | 300 | \$1,138,584 | \$899,000 | \$341,575,433 | 172 | \$933,274 | \$790,000 | \$160,523,177 | 92.05% | 44 |
| 92107 OCEAN BEACH | 248 | \$872,560 | \$779,000 | \$216,395,056 | 163 | \$826,185 | \$740,000 | \$134,668,241 | 96.39% | 38 |
| 92108 MISSION VALLEY | 23 | \$544,543 | \$625,000 | \$12,524,500 | 6 | \$627,333 | \$620,000 | \$3,764,000 | 98.98% | 35 |
| 92109 PACIFIC BEACH | 403 | \$1,039,623 | \$865,000 | \$418,968,423 | 223 | \$855,377 | \$799,000 | \$190,749,087 | 96.19% | 41 |
| 92110 OLD TOWN SD | 172 | \$761,926 | \$718,800 | \$131,051,302 | 121 | \$717,152 | \$680,000 | \$86,775,501 | 96.57% | 44 |
| 92111 LINDA VISTA | 324 | \$509,821 | \$525,000 | \$165,182,169 | 204 | \$511,175 | \$506,000 | \$104,279,725 | 98.57% | 27 |
| 92113 LOGAN HEIGHTS | 245 | \$353,315 | \$355,000 | \$86,562,414 | 164 | \$337,141 | \$340,000 | \$55,291,250 | 98.14% | 38 |
| 92114 ENCANTO | 897 | \$393,280 | \$410,000 | \$352,772,380 | 532 | \$389,157 | \$385,000 | \$207,031,716 | 98.62% | 25 |
| 92115 COLLEGE GROVE | 818 | \$518,869 | \$499,000 | \$424,435,647 | 467 | \$493,748 | \$468,000 | \$230,580,603 | 97.79% | 28 |
| 92116 NORMAL HEIGHTS | 496 | \$593,482 | \$550,000 | \$294,367,099 | 302 | \$579,184 | \$535,000 | \$174,913,860 | 98.11% | 34 |
| 92117 CLAIREMONT MESA | 581 | \$566,895 | \$550,000 | \$329,366,038 | 381 | \$556,972 | \$535,000 | \$212,206,340 | 98.10% | 26 |
| 92118 CORONADO | 270 | \$1,828,931 | \$1,500,000 | \$493,811,602 | 172 | \$1,587,091 | \$1,420,000 | \$272,979,751 | 91.07% | 71 |
| 92119 SAN CARLOS | 332 | \$549,226 | \$552,422 | \$182,343,347 | 230 | \$535,713 | \$530,000 | \$123,214,191 | 97.42% | 26 |
| 92120 DEL CERRO | 444 | \$621,686 | \$585,000 | \$276,028,916 | 283 | \$609,066 | \$565,000 | \$172,365,682 | 98.03% | 28 |
| 92121 SORRENTO | 53 | \$756,014 | \$779,000 | \$40,068,760 | 42 | \$764,188 | \$760,000 | \$32,095,900 | 96.52% | 27 |
| 92122 UNIVERSITY CITY | 228 | \$5,042,676 | \$740,000 | \$1,149,730,337 | 146 | \$713,732 | \$700,000 | \$104,204,926 | 97.68% | 27 |
| 92123 MISSION VALLEY | 271 | \$532,692 | \$525,000 | \$144,359,635 | 208 | \$521,333 | \$500,000 | \$108,437,375 | 97.98% | 24 |
| 92124 TIERRASANTA | 221 | \$620,039 | \$635,000 | \$137,028,803 | 154 | \$626,204 | \$627,000 | \$96,435,465 | 97.87% | 26 |
| 92126 MIRA MESA | 971 | \$514,225 | \$525,000 | \$499,312,507 | 646 | \$506,229 | \$498,000 | \$327,024,578 | 98.40% | 23 |
| 92127 RANCHO BERNARDO | 612 | \$991,553 | \$765,000 | \$606,830,954 | 306 | \$840,416 | \$710,000 | \$257,167,564 | 96.63% | 34 |
| 92128 RANCHO BERNARDO | 1000 | \$614,817 | \$619,000 | \$614,817,323 | 659 | \$618,393 | \$592,000 | \$407,521,287 | 98.51% | 27 |
| 92129 RANCHO PENASQUITOS | 789 | \$658,154 | \$650,000 | \$519,284,025 | 489 | \$650,658 | \$630,890 | \$318,172,043 | 97.89% | 26 |
| 92130 CARMEL VALLEY | 923 | \$1,190,611 | \$1,050,000 | \$1,098,934,843 | 560 | \$1,081,571 | \$967,500 | \$605,679,805 | 95.07% | 35 |
| 92131 SCRIPPS MIRAMAR | 573 | \$766,101 | \$735,876 | \$438,976,126 | 358 | \$758,088 | \$725,000 | \$271,395,659 | 96.90% | 26 |
| 92139 PARADISE HILLS | 309 | \$424,114 | \$440,000 | \$131,051,289 | 204 | \$417,464 | \$414,000 | \$85,162,700 | 98.34% | 23 |
| 92145 MIRAMAR | 0 | \$0 | \$ | \$ | 0 | \$0 | \$ | \$ | 0.00% | 0 |
| 92154 OTAY MESA | 752 | \$504,421 | \$480,000 | \$379,324,997 | 489 | \$485,897 | \$453,000 | \$237,603,976 | 98.16% | 29 |
| 92155 SAN DIEGO | 1 | \$790,000 | \$775,000 | \$790,000 | 0 | \$0 | \$ | \$ | 0.00% | 0 |
| 92161 SAN DIEGO | 0 | \$0 | \$ | \$ | 0 | \$0 | \$ | \$ | 0.00% | 0 |
| 92173 SAN YSIDRO | 134 | \$483,943 | \$470,000 | \$64,848,486 | 79 | \$431,092 | \$425,000 | \$34,056,300 | 98.43% | 28 |
| TOTALS | 42,320 | | | \$31,860,640,757 | 26,428 | | | 17,206,725,707 | | |