

**MONTH ENDING FEBRUARY 28, 2005
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	24	\$702,495	\$689,000	\$16,859,900	12	\$751,666	\$650,000	\$9,020,000	92.28%	68
91902	BONITA	26	\$910,346	\$825,000	\$23,669,008	8	\$782,362	\$695,000	\$6,258,900	91.32%	48
91905	BOULEVARD	4	\$496,250	\$260,000	\$1,985,000	2	\$141,250	\$122,500	\$282,500	86.95%	40
91906	CAMPO	8	\$367,218	\$349,999	\$2,937,750	2	\$305,000	\$230,000	\$610,000	98.39%	2
91910	CHULA VISTA	67	\$711,796	\$614,000	\$47,690,380	21	\$573,655	\$550,000	\$12,046,763	97.22%	54
91911	CHULA VISTA	56	\$510,367	\$525,000	\$28,580,576	27	\$495,000	\$470,000	\$13,365,000	97.87%	39
91913	CHULA VISTA	69	\$621,877	\$645,000	\$42,909,568	20	\$646,468	\$600,000	\$12,929,366	98.03%	47
91914	CHULA VISTA	24	\$772,373	\$749,500	\$18,536,961	12	\$770,000	\$745,000	\$9,240,000	98.20%	52
91915	CHULA VISTA	73	\$725,137	\$665,867	\$52,935,045	17	\$577,441	\$545,000	\$9,816,500	98.00%	53
91916	DESCANSO	2	\$437,450	\$325,000	\$874,900	2	\$302,500	\$120,000	\$605,000	93.80%	33
91917	DULZURA	0	\$	\$	\$	0	\$	\$	\$	0.00%	
91931	GUATAY	0	\$	\$	\$	0	\$	\$	\$	0.00%	81
91932	IMPERIAL BEACH	13	\$549,307	\$550,000	\$7,141,000	5	\$492,820	\$518,000	\$2,464,100	96.86%	108
91934	JACUMBA	3	\$294,999	\$309,999	\$884,999	0	\$	\$	\$	0.00%	
91935	JAMUL	9	\$935,533	\$899,900	\$8,418,800	3	\$765,998	\$772,995	\$2,297,995	94.61%	18
91941	LA MESA	51	\$783,248	\$640,000	\$39,945,663	26	\$637,600	\$499,500	\$16,577,625	93.75%	66
91942	LA MESA	13	\$589,222	\$595,000	\$7,659,892	8	\$531,937	\$498,000	\$4,255,500	98.83%	55
91945	LEMON GROVE	35	\$465,892	\$465,000	\$16,306,227	10	\$461,900	\$450,000	\$4,619,000	97.51%	38
91948	MOUNT LAGUNA	2	\$97,500	\$90,000	\$195,000	0	\$	\$	\$	0.00%	
91950	NATIONAL CITY	21	\$445,988	\$435,000	\$9,365,765	11	\$435,545	\$408,000	\$4,791,000	97.58%	50
91962	PINE VALLEY	3	\$480,000	\$459,000	\$1,440,000	2	\$480,000	\$465,000	\$960,000	96.97%	55
91963	POTRERO	2	\$175,000	\$	\$350,000	1	\$290,000	\$290,000	\$290,000	96.99%	46
91977	SPRING VALLEY	77	\$499,693	\$499,900	\$38,476,401	38	\$465,915	\$439,000	\$17,704,800	97.63%	66
91978	SPRING VALLEY	14	\$588,214	\$589,000	\$8,235,000	5	\$613,900	\$679,000	\$3,069,500	98.62%	80
91980	TECATE	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92003	BONSAL	8	\$981,437	\$625,000	\$7,851,500	2	\$905,625	\$759,250	\$1,811,250	89.93%	147
92004	BORREGO SPRINGS	4	\$352,350	\$289,500	\$1,409,400	1	\$170,000	\$170,000	\$170,000	79.07%	106
92007	CARDIFF BY THE SEA	13	\$1,291,528	\$972,000	\$16,789,875	2	\$1,199,500	\$1,049,000	\$2,399,000	102.32%	133
92008	CARLSBAD	30	\$926,232	\$735,876	\$27,786,974	22	\$879,386	\$725,000	\$19,346,500	94.53%	65
92009	CARLSBAD	113	\$939,212	\$949,000	\$106,130,976	42	\$843,867	\$750,000	\$35,442,450	95.56%	63
92014	DEL MAR	13	\$2,080,538	\$2,400,000	\$27,047,000	11	\$1,459,000	\$1,339,000	\$16,049,000	92.11%	73
92019	EL CAJON	51	\$683,910	\$610,000	\$34,879,431	27	\$613,996	\$515,000	\$16,577,900	96.51%	48
92020	EL CAJON	31	\$616,188	\$539,000	\$19,101,852	11	\$551,500	\$499,000	\$6,066,500	98.50%	70
92021	EL CAJON	60	\$514,398	\$495,000	\$30,863,925	19	\$510,378	\$450,000	\$9,697,200	96.18%	62
92024	ENCINITAS	69	\$1,137,825	\$925,000	\$78,509,980	28	\$992,440	\$795,000	\$27,788,335	96.44%	68
92025	ESCONDIDO	36	\$617,329	\$569,000	\$22,223,856	23	\$571,039	\$524,500	\$13,133,900	95.28%	72
92026	ESCONDIDO	81	\$639,688	\$585,876	\$51,814,736	26	\$531,857	\$475,000	\$13,828,300	96.81%	44
92027	ESCONDIDO	72	\$524,538	\$499,900	\$37,766,756	30	\$490,960	\$460,000	\$14,728,800	97.27%	53
92028	FALLBROOK	84	\$749,589	\$679,900	\$62,965,503	31	\$616,254	\$575,200	\$19,103,900	97.55%	77
92029	ESCONDIDO	24	\$689,351	\$550,500	\$16,544,427	11	\$837,516	\$650,000	\$9,212,684	95.85%	59
92036	JULIAN	19	\$544,467	\$376,000	\$10,344,876	4	\$1,046,250	\$645,000	\$4,185,000	84.80%	89
92037	LA JOLLA	68	\$2,347,024	\$1,700,000	\$159,597,683	18	\$2,678,069	\$1,880,000	\$48,205,250	92.89%	115
92040	LAKESIDE	44	\$601,127	\$550,000	\$26,446,628	15	\$488,466	\$492,000	\$7,327,000	97.80%	57
92054	OCEANSIDE	71	\$677,242	\$579,000	\$48,084,208	35	\$595,640	\$525,000	\$20,847,400	97.39%	69
92056	OCEANSIDE	61	\$578,403	\$550,000	\$35,282,604	25	\$541,139	\$505,000	\$13,528,495	96.84%	71
92057	OCEANSIDE	88	\$557,649	\$559,000	\$49,073,128	34	\$502,364	\$481,250	\$17,080,400	97.71%	65
92059	PALA	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92060	PALOMAR MTN	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92061	PAUMA VALLEY	12	\$768,398	\$639,000	\$9,220,776	1	\$1,000,000	\$1,000,000	\$1,000,000	80.00%	393
92064	POWAY	51	\$1,213,847	\$769,500	\$61,906,211	37	\$770,229	\$630,000	\$28,498,500	94.05%	74
92065	RAMONA	76	\$700,293	\$629,000	\$53,222,288	36	\$562,847	\$515,000	\$20,262,500	96.59%	74
92066	RANCHITA	1	\$389,900	\$389,900	\$389,900	1	\$405,000	\$405,000	\$405,000	101.28%	79
92067	RANCHO SANTA FE	45	\$3,780,425	\$3,050,000	\$170,119,131	14	\$2,550,571	\$2,086,500	\$35,708,000	66.14%	76
92068	SAN LUIS REY	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92069	SAN MARCOS	74	\$609,832	\$599,000	\$45,127,576	25	\$556,800	\$555,000	\$13,920,000	97.37%	44
92070	SANTA YSABEL	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92071	SANTEE	49	\$475,914	\$475,000	\$23,319,800	26	\$472,545	\$462,500	\$12,286,190	97.87%	53
92075	SOLANA BEACH	17	\$1,252,980	\$1,350,000	\$21,300,676	4	\$1,171,200	\$899,800	\$4,684,800	98.65%	26
92078	SAN MARCOS	61	\$680,652	\$665,000	\$41,519,822	18	\$621,911	\$625,000	\$11,194,400	95.94%	59
92081	VISTA	48	\$546,660	\$529,000	\$26,239,718	21	\$539,547	\$504,000	\$11,330,500	96.62%	33
92082	VALLEY CENTER	30	\$759,067	\$695,000	\$22,772,036	13	\$713,530	\$672,000	\$9,275,900	96.21%	56
92083	VISTA	36	\$446,016	\$475,000	\$16,056,602	17	\$454,870	\$445,000	\$7,732,800	98.50%	54
92084	VISTA	55	\$733,580	\$575,000	\$40,346,904	17	\$549,435	\$524,950	\$9,340,400	95.09%	60
92086	WARNER SPRINGS	1	\$895,000	\$895,000	\$895,000	0	\$	\$	\$	0.00%	
92091	RANCHO SANTA FE	1	\$4,750,000	\$4,750,000	\$4,750,000	1	\$1,140,000	\$1,140,000	\$1,140,000	87.76%	161
92093	LA JOLLA	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92101	SAN DIEGO DOWNTOWN	3	\$868,333	\$840,000	\$2,605,000	1	\$742,500	\$742,500	\$742,500	93.40%	71
92102	SAN DIEGO	26	\$513,853	\$445,000	\$13,360,180	8	\$503,625	\$485,000	\$4,029,000	99.19%	31
92103	MISSION HILLS	27	\$1,113,977	\$979,000	\$30,077,380	8	\$1,075,250	\$850,000	\$8,602,000	94.51%	44
92104	NORTH PARK	41	\$530,912	\$539,000	\$21,767,428	17	\$550,264	\$524,000	\$9,354,500	97.50%	59
92105	EAST SAN DIEGO	35	\$410,063	\$420,000	\$14,352,222	18	\$381,444	\$390,000	\$6,866,000	97.54%	48
92106	POINT LOMA	19	\$1,394,981	\$1,195,000	\$26,504,652	13	\$1,215,365	\$849,000	\$15,799,750	95.30%	67
92107	OCEAN BEACH	20	\$973,175	\$779,000	\$19,463,504	6	\$839,916	\$731,500	\$5,039,500	98.37%	24
92108	MISSION VALLEY	1	\$674,876	\$674,876	\$674,876	2	\$626,500	\$618,000	\$1,253,000	97.21%	42
92109	PACIFIC BEACH	37	\$1,068,037	\$980,000	\$39,517,404	11	\$1,129,479	\$862,875	\$12,424,275	94.05%	106
92110	OLD TOWN SD	11	\$483,181	\$555,000	\$5,315,000	3	\$648,100	\$649,000	\$1,944,300	94.62%	27
92111	LINDA VISTA	19	\$557,892	\$585,000	\$10,599,964	13	\$553,683	\$510,000	\$7,197,888	96.54%	39
92113	LOGAN HEIGHTS	20	\$379,843	\$355,000	\$7,596,876	3	\$364,000	\$375,000	\$1,092,000	98.47%	66
92114	ENCANTO	75	\$432,794	\$450,000	\$32,459,550	29	\$421,548	\$435,000	\$12,224,908	98.91%	44
92115	COLLEGE GROVE	60	\$552,219	\$530,876	\$33,133,155	25	\$476,932	\$465,000	\$11,923,300	95.66%	53
92116	NORMAL HEIGHTS	29	\$587,350	\$539,000	\$17,033,176	12	\$524,497	\$494,000	\$6,293,972	97.24%	42
92117	CLAIREMONT MESA	57	\$611,613	\$595,000	\$34,861,974	29	\$571,270	\$525,000	\$16,566,842	95.17%	64
92118	CORONADO	8	\$2,691,750	\$1,495,000	\$21,534,000	3	\$1,011,666	\$875,000	\$3,035,000	95.50%	36
92119	SAN CARLOS	13	\$612,223	\$630,000	\$7,958,900	12	\$515,125	\$500,000	\$6,181,500	96.83%	42

92120	DEL CERRO	28	\$643,182	\$595,000	\$18,009,123	18	\$565,881	\$530,000	\$10,185,875	96.84%	59
92121	SORRENTO	3	\$830,000	\$825,000	\$2,490,000	3	\$699,333	\$715,000	\$2,098,000	98.54%	76
92122	UNIVERSITY CITY	17	\$620,298	\$750,000	\$10,545,078	11	\$773,045	\$735,000	\$8,503,500	96.94%	34
92123	MISSION VALLEY	18	\$523,582	\$535,000	\$9,424,476	11	\$511,963	\$500,000	\$5,631,600	97.72%	31
92124	TIERRASANTA	16	\$659,487	\$650,000	\$10,551,800	13	\$617,846	\$620,000	\$8,032,000	96.99%	45
92126	MIRA MESA	70	\$531,987	\$549,876	\$37,239,139	36	\$524,597	\$510,000	\$18,885,500	97.12%	52
92127	RANCHO BERNARDO	50	\$1,086,948	\$1,050,000	\$54,347,407	23	\$863,195	\$635,000	\$19,853,500	96.10%	73
92128	RANCHO BERNARDO	88	\$618,150	\$674,876	\$54,397,236	42	\$608,857	\$605,000	\$25,572,000	94.31%	65
92129	RANCHO PENASQUITOS	57	\$658,210	\$725,000	\$37,518,018	26	\$678,750	\$620,000	\$17,647,500	97.05%	38
92130	CARMEL VALLEY	73	\$1,489,136	\$1,120,000	\$108,706,931	28	\$1,166,464	\$1,115,000	\$32,661,000	94.21%	69
92131	SCRIPPS MIRAMAR	42	\$804,325	\$799,000	\$33,781,666	24	\$728,125	\$710,000	\$17,475,000	96.78%	49
92139	PARADISE HILLS	26	\$456,203	\$460,000	\$11,861,299	13	\$468,153	\$465,000	\$6,086,000	97.91%	29
92145	MIRAMAR	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92154	OTAY MESA	68	\$541,468	\$525,000	\$36,819,875	21	\$541,542	\$499,000	\$11,372,400	96.96%	61
92155	SAN DIEGO	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92161	SAN DIEGO	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92173	SAN YSIDRO	10	\$528,075	\$515,876	\$5,280,751	8	\$505,250	\$515,000	\$4,042,000	97.17%	76
TOTALS		3260			\$2,552,891,633	1371			\$933,447,997		