

**MONTH ENDING AUGUST 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	Average
									Price to List	Days on Market
91901 ALPINE	35	\$889,481	\$789,950	\$31,131,855	18	\$698,638	\$575,000	\$12,575,500	97.51%	29
91902 BONITA	26	\$961,611	\$755,000	\$25,001,890	8	\$706,875	\$675,000	\$5,655,000	98.39%	40
91905 BOULEVARD	10	\$394,540	\$275,000	\$3,945,400	1	\$275,000	\$275,000	\$275,000	98.25%	89
91906 CAMPO	13	\$319,221	\$309,999	\$4,149,874	6	\$356,833	\$400,000	\$2,141,000	98.71%	58
91910 CHULA VISTA	90	\$610,856	\$599,000	\$54,977,108	46	\$587,663	\$575,000	\$27,032,500	97.60%	26
91911 CHULA VISTA	71	\$474,211	\$510,000	\$33,669,035	39	\$496,312	\$495,000	\$19,356,176	98.47%	18
91913 CHULA VISTA	107	\$646,310	\$624,876	\$69,155,249	52	\$639,921	\$625,000	\$33,275,900	97.89%	24
91914 CHULA VISTA	20	\$831,035	\$769,000	\$16,928,718	9	\$732,666	\$705,000	\$6,594,000	96.39%	26
91915 CHULA VISTA	86	\$627,452	\$625,000	\$53,960,919	39	\$592,038	\$571,500	\$23,089,500	97.86%	22
91916 DESCANSO	1	\$200,000	\$200,000	\$200,000	2	\$447,500	\$335,000	\$895,000	97.60%	35
91917 DULZURA	1	\$2,200,000	\$2,200,000	\$2,200,000	0	\$	\$	\$	0.00%	
91931 GUATAY	0	\$	\$	\$	0	\$	\$	\$	0.00%	
91932 IMPERIAL BEACH	12	\$514,904	\$475,000	\$6,178,850	4	\$489,750	\$469,000	\$1,959,000	97.03%	83
91934 JACUMBA	0	\$	\$	\$	0	\$	\$	\$	0.00%	
91935 JAMUL	23	\$902,115	\$865,000	\$20,748,651	13	\$596,423	\$597,500	\$7,753,500	95.85%	54
91941 LA MESA	88	\$642,456	\$549,888	\$56,536,170	26	\$576,500	\$550,000	\$14,989,000	96.33%	28
91942 LA MESA	20	\$546,421	\$535,000	\$10,928,428	12	\$504,708	\$510,000	\$6,056,500	97.95%	19
91945 LEMON GROVE	32	\$441,608	\$443,000	\$14,131,466	21	\$440,857	\$445,000	\$9,258,000	97.17%	26
91948 MOUNT LAGUNA	4	\$125,000	\$125,000	\$500,000	2	\$85,750	\$80,000	\$171,500	94.23%	40
91950 NATIONAL CITY	20	\$458,568	\$439,900	\$9,171,376	15	\$361,946	\$365,000	\$5,429,200	96.02%	28
91962 PINE VALLEY	4	\$723,625	\$499,500	\$2,894,500	3	\$467,666	\$443,000	\$1,403,000	99.22%	74
91963 POTRERO	1	\$449,999	\$449,999	\$449,999	0	\$	\$	\$	0.00%	
91977 SPRING VALLEY	104	\$497,183	\$474,900	\$51,707,061	61	\$473,559	\$460,000	\$28,887,100	97.56%	21
91978 SPRING VALLEY	17	\$617,836	\$574,876	\$10,503,228	4	\$574,250	\$527,000	\$2,297,000	97.59%	42
91980 TECATE	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92003 BONSAI	6	\$1,097,979	\$649,000	\$6,587,876	3	\$616,250	\$540,000	\$1,848,750	96.14%	42
92004 BORREGO SPRINGS	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92007 CARDIFF BY THE SEA	12	\$1,018,406	\$930,000	\$12,220,876	8	\$968,742	\$825,000	\$7,749,943	99.48%	65
92008 CARLSBAD	56	\$780,667	\$775,000	\$43,717,359	27	\$720,666	\$695,000	\$19,458,000	96.01%	36
92009 CARLSBAD	127	\$889,064	\$829,000	\$112,911,218	75	\$886,253	\$800,000	\$66,469,000	94.85%	32
92014 DEL MAR	33	\$1,698,352	\$1,695,000	\$56,045,632	11	\$1,583,181	\$1,275,000	\$17,415,000	89.38%	65
92019 EL CAJON	75	\$634,440	\$629,000	\$47,583,066	33	\$604,057	\$585,000	\$19,933,900	95.88%	31
92020 EL CAJON	68	\$515,170	\$518,888	\$35,031,605	22	\$533,286	\$485,000	\$11,732,300	96.78%	30
92021 EL CAJON	71	\$536,044	\$519,000	\$38,059,142	41	\$510,406	\$485,000	\$20,926,676	97.67%	29
92024 ENCINITAS	78	\$1,214,758	\$989,000	\$94,751,179	44	\$1,110,901	\$765,000	\$48,879,649	110.58%	41
92025 ESCONDIDO	59	\$1,523,762	\$510,000	\$89,901,978	24	\$656,412	\$640,000	\$15,753,900	95.94%	35
92026 ESCONDIDO	92	\$594,626	\$549,000	\$54,705,592	41	\$500,429	\$479,000	\$20,517,600	97.64%	25
92027 ESCONDIDO	90	\$549,858	\$479,000	\$49,487,280	44	\$489,255	\$445,000	\$21,527,250	97.49%	24
92028 FALLBROOK	124	\$672,387	\$620,000	\$83,376,030	66	\$686,156	\$570,000	\$45,286,300	96.52%	43
92029 ESCONDIDO	39	\$761,373	\$735,876	\$29,693,554	25	\$755,430	\$599,000	\$18,885,750	95.13%	35
92036 JULIAN	18	\$565,155	\$495,000	\$10,172,800	9	\$366,566	\$285,000	\$3,299,100	98.16%	60
92037 LA JOLLA	65	\$2,417,578	\$2,000,000	\$157,142,632	26	\$1,723,442	\$1,250,000	\$44,809,500	95.12%	57
92040 LAKESIDE	69	\$540,955	\$525,000	\$37,325,902	37	\$485,253	\$469,000	\$17,954,390	97.57%	28
92054 OCEANSIDE	96	\$623,939	\$565,000	\$59,898,170	46	\$555,571	\$480,000	\$25,556,290	93.80%	29
92056 OCEANSIDE	93	\$547,972	\$545,000	\$50,961,474	57	\$514,248	\$495,000	\$29,312,186	98.04%	18
92057 OCEANSIDE	137	\$530,499	\$555,000	\$72,678,445	55	\$503,498	\$500,000	\$27,692,399	98.11%	26
92059 PALA	1	\$949,000	\$949,000	\$949,000	0	\$	\$	\$	0.00%	
92060 PALOMAR MTN	2	\$448,500	\$259,000	\$897,000	2	\$155,000	\$70,000	\$310,000	87.35%	204
92061 PAUMA VALLEY	5	\$1,298,980	\$895,000	\$6,494,900	5	\$673,000	\$650,000	\$3,365,000	88.72%	97
92064 POWAY	82	\$832,155	\$618,900	\$68,236,739	63	\$888,725	\$715,000	\$55,989,700	95.93%	30
92065 RAMONA	83	\$565,026	\$545,000	\$46,897,204	47	\$571,679	\$535,000	\$26,868,950	97.27%	33
92066 RANCHITA	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92067 RANCHO SANTA FE	40	\$4,107,420	\$2,695,000	\$164,296,826	26	\$2,884,264	\$2,636,750	\$74,990,872	60.29%	131
92068 SAN LUIS REY	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92069 SAN MARCOS	98	\$660,781	\$579,900	\$64,756,560	61	\$556,261	\$500,000	\$33,931,950	96.59%	25
92070 SANTA YSABEL	1	\$680,000	\$680,000	\$680,000	0	\$	\$	\$	0.00%	
92071 SANTEE	60	\$457,630	\$475,000	\$27,457,828	45	\$455,546	\$450,000	\$20,499,600	98.48%	18
92075 SOLANA BEACH	16	\$1,192,181	\$1,095,000	\$19,074,900	6	\$1,563,916	\$1,050,000	\$9,383,500	93.37%	54
92078 SAN MARCOS	62	\$662,320	\$675,000	\$41,063,856	24	\$641,715	\$675,000	\$15,401,175	96.99%	31
92081 VISTA	58	\$538,212	\$529,000	\$31,216,345	33	\$541,861	\$515,000	\$17,881,425	96.85%	32
92082 VALLEY CENTER	54	\$747,533	\$725,000	\$40,366,832	18	\$611,161	\$564,000	\$11,000,900	96.37%	45
92083 VISTA	49	\$478,282	\$449,000	\$23,435,853	25	\$461,044	\$460,000	\$11,526,100	96.36%	24
92084 VISTA	84	\$561,685	\$525,000	\$47,181,541	24	\$642,950	\$530,000	\$15,430,800	95.89%	39
92086 WARNER SPRINGS	2	\$442,500	\$435,000	\$885,000	1	\$365,000	\$365,000	\$365,000	92.41%	55
92091 RANCHO SANTA FE	6	\$2,538,166	\$2,425,000	\$15,229,000	2	\$2,750,000	\$1,900,000	\$5,500,000	96.66%	54
92093 LA JOLLA	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92101 SAN DIEGO DOWNTOWN	4	\$968,500	\$839,000	\$3,874,000	2	\$940,000	\$580,000	\$1,880,000	97.71%	71
92102 SAN DIEGO	30	\$481,002	\$459,000	\$14,430,075	18	\$496,111	\$390,000	\$8,930,000	94.25%	31
92103 MISSION HILLS	33	\$959,676	\$820,000	\$31,669,332	21	\$875,900	\$775,000	\$18,393,900	96.51%	25
92104 NORTH PARK	51	\$571,109	\$518,000	\$29,126,604	34	\$552,650	\$560,000	\$18,790,110	97.59%	39
92105 EAST SAN DIEGO	51	\$373,885	\$414,900	\$19,068,176	20	\$415,908	\$410,000	\$8,318,175	97.25%	16

92106 POINT LOMA	24	\$1,132,186	\$899,000	\$27,172,478	13	\$824,551	\$760,000	\$10,719,175	98.78%	21
92107 OCEAN BEACH	22	\$909,000	\$789,000	\$19,998,000	9	\$945,600	\$775,000	\$8,510,400	96.28%	33
92108 MISSION VALLEY	1	\$649,000	\$649,000	\$649,000	1	\$649,000	\$649,000	\$649,000	100.00%	7
92109 PACIFIC BEACH	28	\$950,161	\$879,000	\$26,604,528	26	\$803,034	\$780,000	\$20,878,900	94.09%	48
92110 OLD TOWN SD	18	\$587,893	\$699,000	\$10,582,076	13	\$850,896	\$727,000	\$11,061,650	96.09%	38
92111 LINDA VISTA	42	\$561,286	\$548,000	\$23,574,025	18	\$531,777	\$515,000	\$9,572,000	99.33%	22
92113 LOGAN HEIGHTS	15	\$359,451	\$365,000	\$5,391,776	15	\$358,940	\$350,000	\$5,384,100	100.44%	29
92114 ENCANTO	95	\$413,793	\$420,000	\$39,310,379	47	\$403,553	\$397,000	\$18,967,000	98.46%	18
92115 COLLEGE GROVE	81	\$521,239	\$510,000	\$42,220,374	47	\$542,414	\$500,000	\$25,493,500	97.47%	28
92116 NORMAL HEIGHTS	40	\$744,317	\$639,000	\$29,772,684	24	\$627,250	\$640,000	\$15,054,000	96.56%	26
92117 CLAIREMONT MESA	64	\$576,598	\$559,000	\$36,902,299	38	\$578,965	\$565,000	\$22,000,700	98.16%	22
92118 CORONADO	25	\$1,727,780	\$1,395,000	\$43,194,504	9	\$1,569,166	\$1,435,000	\$14,122,500	92.61%	48
92119 SAN CARLOS	31	\$523,923	\$579,000	\$16,241,627	14	\$549,107	\$545,000	\$7,687,500	96.27%	32
92120 DEL CERRO	43	\$571,734	\$585,876	\$24,584,604	24	\$616,020	\$578,000	\$14,784,500	97.90%	28
92121 SORRENTO	8	\$704,200	\$829,900	\$5,633,600	5	\$799,000	\$813,000	\$3,995,000	98.19%	19
92122 UNIVERSITY CITY	29	\$525,817	\$690,000	\$15,248,704	11	\$760,588	\$762,000	\$8,366,476	97.57%	22
92123 MISSION VALLEY	27	\$519,772	\$525,000	\$14,033,852	17	\$572,000	\$515,000	\$9,724,000	96.41%	19
92124 TIERRASANTA	24	\$613,503	\$610,000	\$14,724,095	14	\$589,250	\$555,000	\$8,249,500	97.76%	34
92126 MIRA MESA	126	\$501,561	\$529,900	\$63,196,710	61	\$547,467	\$530,000	\$33,395,500	97.47%	24
92127 RANCHO BERNARDO	66	\$976,469	\$789,000	\$64,446,960	24	\$785,562	\$695,000	\$18,853,500	96.83%	41
92128 RANCHO BERNARDO	96	\$586,925	\$625,000	\$56,344,859	44	\$622,347	\$590,000	\$27,383,300	96.80%	32
92129 RANCHO PENASQUITOS	82	\$680,621	\$675,000	\$55,810,959	46	\$671,080	\$639,824	\$30,869,724	97.32%	29
92130 CARMEL VALLEY	88	\$1,287,668	\$1,065,000	\$113,314,868	44	\$1,194,687	\$1,055,000	\$52,566,238	94.85%	47
92131 SCRIPPS MIRAMAR	68	\$805,671	\$824,876	\$54,785,659	28	\$794,062	\$725,000	\$22,233,750	96.34%	23
92139 PARADISE HILLS	24	\$463,013	\$474,876	\$11,112,316	20	\$436,325	\$460,000	\$8,726,500	98.47%	17
92145 MIRAMAR	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92154 OTAY MESA	81	\$517,633	\$495,000	\$41,928,288	34	\$513,426	\$462,000	\$17,456,500	98.28%	22
92155 SAN DIEGO	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92161 SAN DIEGO	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92173 SAN YSIDRO	10	\$495,377	\$525,000	\$4,953,776	5	\$466,600	\$469,000	\$2,333,000	98.77%	18
TOTALS	4,323			\$3,180,034,158	2,203			\$1,481,896,329		