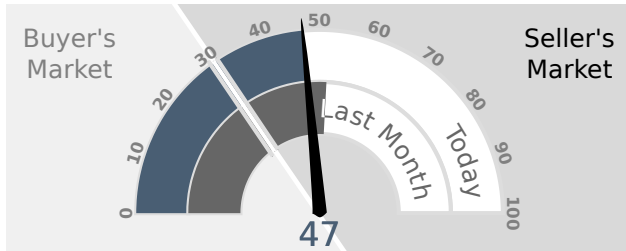


**SAN LUIS OBISPO, CA**  
Single-Family Homes

This week the median list price for San Luis Obispo, CA is \$1,397,499 with the market action index hovering around 47. This is less than last month's market action index of 52. Inventory has increased to 46.

**MARKET ACTION INDEX**

This answers "How's the Market?" by comparing rate of sales versus inventory.



**Strong Seller's Market**

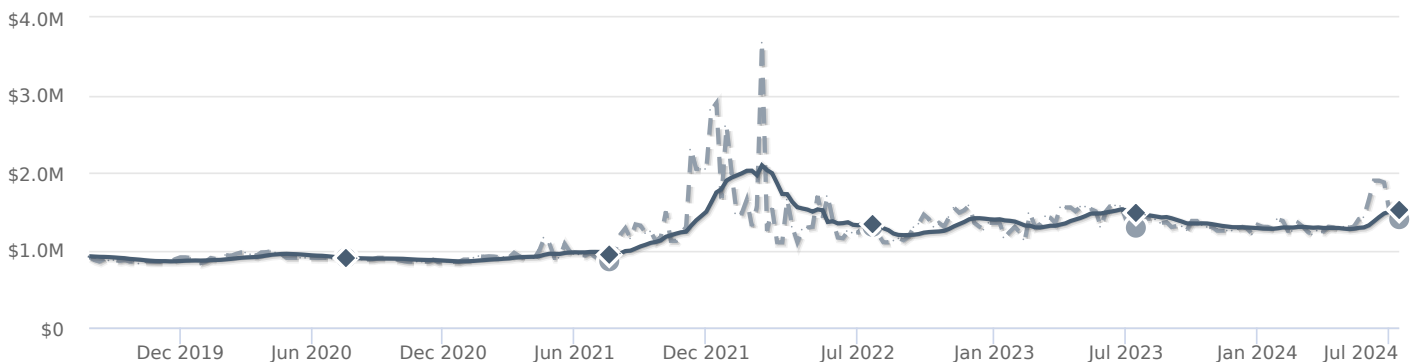
Market conditions have been consistently cooling in the past several weeks. Because we're still in the Seller's zone, prices have not yet begun to drop. It may take a few more weeks of slack demand for prices to reflect and begin to fall. Expect prices to fall if the index persistently falls to the Buyer's zone.

**REAL-TIME MARKET PROFILE**

Median List Price	\$1,397,499
Median Price of New Listings	\$1,036,653
Per Square Foot	\$745
Average Days on Market	63
Median Days on Market	32
Price Decreased	37%
Price Increased	0%
Relisted	0%
Inventory	46
Median Rent	\$4,175
Market Action	47

**Strong Seller's Market**

**MEDIAN LIST PRICE**



— 7-Day Average — 90-Day Average

**MARKET SEGMENTS**

Each segment below represents approximately 25% of the market ordered by price.

Median Price	Sq. Ft.	Lot Size	Beds	Bath	Age	New	Absorbed	DOM
\$3,950,000	3,124	0.25 - 0.5 acre	4	3.5	29	0	1	98
\$1,799,000	2,257	6,500 - 8,000 sqft	3	3	48	3	3	21
\$1,092,000	1,789	4,500 - 6,500 sqft	3	2.5	26	4	3	17
\$862,000	1,401	6,500 - 8,000 sqft	3	2	59	5	2	7

Sat Jul 27 2024

Beverly Hills · Brentwood · Calabasas · La Jolla · Mission Valley · Newport Beach · One Paseo · Pasadena · Santa Monica · Seal Beach · Sherman Oaks · Torrance · West Hollywood · Westchester · Westlake Village