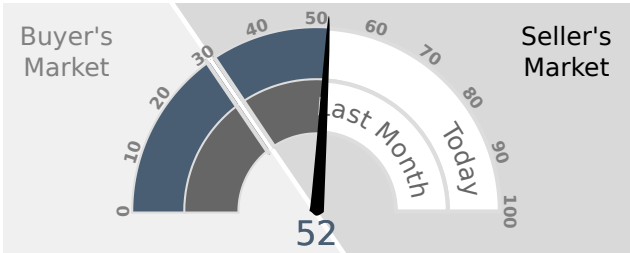


SAN LUIS OBISPO, CA
Single-Family Homes

This week the median list price for San Luis Obispo, CA is \$1,292,495 with the market action index hovering around 52. This is about the same as last month's market action index of 52. Inventory has decreased to 44.

MARKET ACTION INDEX

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



Strong Seller's Market

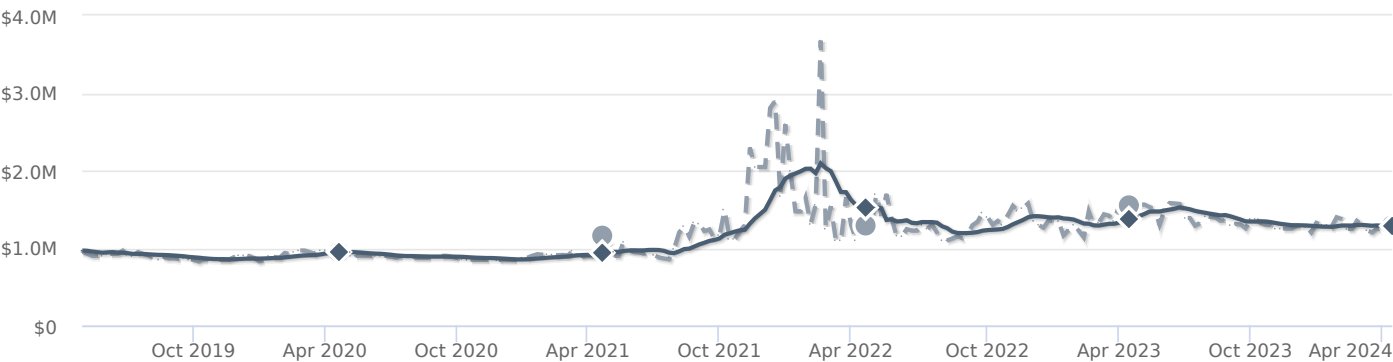
The market has been cooling over time and prices plateaued for a while. Despite the consistent decrease in MAI, we're in the Seller's zone. Watch for changes in MAI. If the MAI resumes its climb, prices will likely follow suit. If the MAI drops consistently or falls into the Buyer's zone, watch for downward pressure on prices.

REAL-TIME MARKET PROFILE

Median List Price		\$1,292,495
Median Price of New Listings		\$1,237,500
Per Square Foot		\$689
Average Days on Market		58
Median Days on Market		32
Price Decreased		27%
Price Increased		0%
Relisted		2%
Inventory		44
Median Rent		\$3,900
Market Action		52

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	3,200	5 - 10 acres	4	2.5	42	2	1	63
\$1,449,000	2,423	6,500 - 8,000 sqft	4	2.5	39	2	3	28
\$1,200,000	1,669	4,500 - 6,500 sqft	3	2	41	6	0	21
\$975,000	1,631	0 - 4,500 sqft	3	2	34	2	7	28

Thu Apr 25 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