

Local Market Update for May 2020

Report provided by the San Francisco Association of REALTORS®



SAN FRANCISCO
ASSOCIATION of REALTORS®

SF District 4

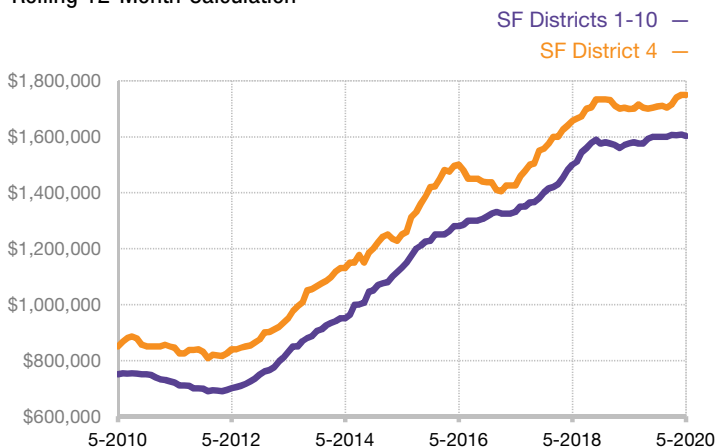
Single Family	May			Year to Date		
Key Metrics	2019	2020	Percent Change	Thru 5-2019	Thru 5-2020	Percent Change
New Listings	36	23	- 36.1%	156	107	- 31.4%
Pending Sales	43	19	- 55.8%	135	83	- 38.5%
Sold Listings	35	15	- 57.1%	121	80	- 33.9%
Median Sales Price*	\$1,685,000	\$1,980,000	+ 17.5%	\$1,685,000	\$1,927,500	+ 14.4%
Average Sales Price*	\$1,916,029	\$2,251,833	+ 17.5%	\$1,855,681	\$2,038,494	+ 9.9%
Days on Market	21	18	- 14.3%	25	19	- 24.0%
Active Listings	44	42	- 4.5%	--	--	--
% of Properties Sold Over List Price	91.4%	46.7%	- 48.9%	78.5%	71.3%	- 9.2%
Percent of List Price Received*	114.0%	103.8%	- 8.9%	112.0%	111.5%	- 0.4%
Months Supply	1.6	2.0	+ 25.0%	--	--	--

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Condo/TIC/Coop	May			Year to Date		
Key Metrics	2019	2020	Percent Change	Thru 5-2019	Thru 5-2020	Percent Change
New Listings	3	3	0.0%	23	12	- 47.8%
Pending Sales	6	4	- 33.3%	26	16	- 38.5%
Sold Listings	13	3	- 76.9%	27	17	- 37.0%
Median Sales Price*	\$879,000	\$1,151,000	+ 30.9%	\$862,500	\$638,000	- 26.0%
Average Sales Price*	\$883,373	\$1,059,105	+ 19.9%	\$846,728	\$687,885	- 18.8%
Days on Market	40	41	+ 2.5%	50	60	+ 20.0%
Active Listings	7	7	0.0%	--	--	--
% of Properties Sold Over List Price	61.5%	0.0%	- 100.0%	51.9%	23.5%	- 54.7%
Percent of List Price Received*	106.0%	100.0%	- 5.7%	104.6%	98.8%	- 5.5%
Months Supply	1.3	1.4	+ 7.7%	--	--	--

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Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Condo/TIC/Coop
Rolling 12-Month Calculation

