

Local Market Update for December 2025

A Research Tool Provided by the Greater San Diego Association of REALTORS®

92064

Poway

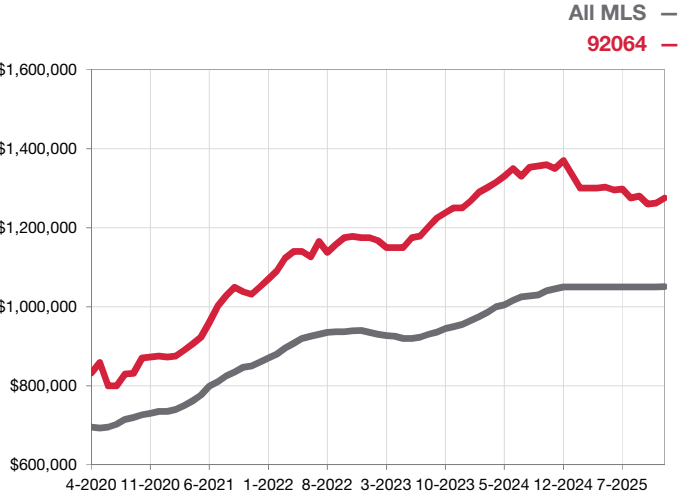
Detached	December			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 12-2024	Thru 12-2025	Percent Change
New Listings	6	6	0.0%	455	538	+ 18.2%
Pending Sales	15	17	+ 13.3%	322	343	+ 6.5%
Closed Sales	18	17	- 5.6%	323	337	+ 4.3%
Median Sales Price*	\$1,482,500	\$1,775,000	+ 19.7%	\$1,370,000	\$1,275,000	- 6.9%
Percent of Original List Price Received*	94.5%	92.7%	- 1.9%	99.2%	97.0%	- 2.2%
Days on Market Until Sale	47	80	+ 70.2%	26	40	+ 53.8%
Inventory of Homes for Sale	46	20	- 56.5%	--	--	--
Months Supply of Inventory	1.7	0.7	- 58.8%	--	--	--

* 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.

Attached	December			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 12-2024	Thru 12-2025	Percent Change
New Listings	1	1	0.0%	40	52	+ 30.0%
Pending Sales	3	4	+ 33.3%	35	33	- 5.7%
Closed Sales	1	1	0.0%	33	32	- 3.0%
Median Sales Price*	\$460,000	\$890,000	+ 93.5%	\$750,000	\$750,000	0.0%
Percent of Original List Price Received*	98.9%	101.7%	+ 2.8%	101.4%	97.9%	- 3.5%
Days on Market Until Sale	8	6	- 25.0%	17	27	+ 58.8%
Inventory of Homes for Sale	3	5	+ 66.7%	--	--	--
Months Supply of Inventory	0.9	1.7	+ 88.9%	--	--	--

* 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.

Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

