

Local Market Update for December 2025

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

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Rancho San Diego

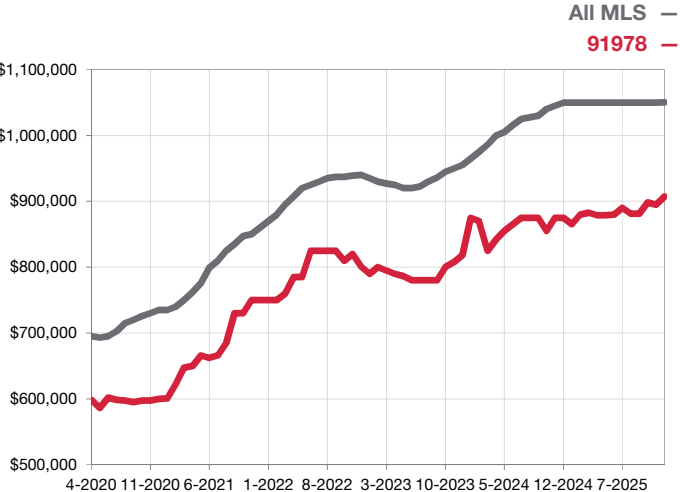
Detached	December			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 12-2024	Thru 12-2025	Percent Change
New Listings	0	0	--	64	57	- 10.9%
Pending Sales	2	5	+ 150.0%	49	48	- 2.0%
Closed Sales	4	3	- 25.0%	50	45	- 10.0%
Median Sales Price*	\$837,500	\$1,046,000	+ 24.9%	\$875,000	\$907,250	+ 3.7%
Percent of Original List Price Received*	99.5%	88.9%	- 10.7%	99.6%	98.4%	- 1.2%
Days on Market Until Sale	32	92	+ 187.5%	19	35	+ 84.2%
Inventory of Homes for Sale	5	3	- 40.0%	--	--	--
Months Supply of Inventory	1.2	0.7	- 41.7%	--	--	--

* 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	2	+ 100.0%	18	24	+ 33.3%
Pending Sales	1	0	- 100.0%	16	14	- 12.5%
Closed Sales	1	4	+ 300.0%	18	15	- 16.7%
Median Sales Price*	\$493,000	\$485,000	- 1.6%	\$494,000	\$500,000	+ 1.2%
Percent of Original List Price Received*	98.8%	97.8%	- 1.0%	98.2%	99.9%	+ 1.7%
Days on Market Until Sale	28	84	+ 200.0%	29	38	+ 31.0%
Inventory of Homes for Sale	1	3	+ 200.0%	--	--	--
Months Supply of Inventory	0.6	1.7	+ 183.3%	--	--	--

* 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

