

Local Market Update for November 2025

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

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Tierrasanta

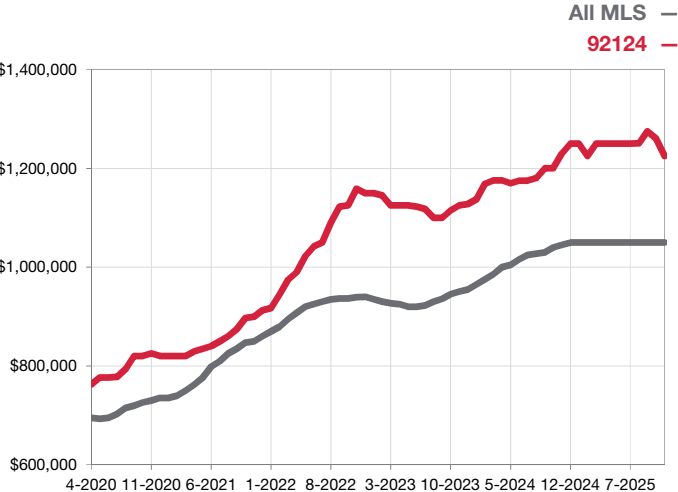
Detached	November			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 11-2024	Thru 11-2025	Percent Change
New Listings	3	3	0.0%	102	109	+ 6.9%
Pending Sales	8	2	- 75.0%	91	86	- 5.5%
Closed Sales	4	4	0.0%	85	90	+ 5.9%
Median Sales Price*	\$1,150,206	\$1,102,500	- 4.1%	\$1,250,000	\$1,200,000	- 4.0%
Percent of Original List Price Received*	99.2%	95.7%	- 3.5%	100.3%	98.5%	- 1.8%
Days on Market Until Sale	15	20	+ 33.3%	17	28	+ 64.7%
Inventory of Homes for Sale	8	9	+ 12.5%	--	--	--
Months Supply of Inventory	1.0	1.2	+ 20.0%	--	--	--

* 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.

Attached	November			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 11-2024	Thru 11-2025	Percent Change
New Listings	5	5	0.0%	91	113	+ 24.2%
Pending Sales	5	5	0.0%	71	66	- 7.0%
Closed Sales	8	6	- 25.0%	70	65	- 7.1%
Median Sales Price*	\$733,000	\$662,000	- 9.7%	\$780,000	\$710,000	- 9.0%
Percent of Original List Price Received*	95.0%	102.8%	+ 8.2%	100.2%	97.3%	- 2.9%
Days on Market Until Sale	46	71	+ 54.3%	22	36	+ 63.6%
Inventory of Homes for Sale	9	17	+ 88.9%	--	--	--
Months Supply of Inventory	1.4	2.9	+ 107.1%	--	--	--

* 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

