

Local Market Update for December 2025

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

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La Mesa, Mount Helix

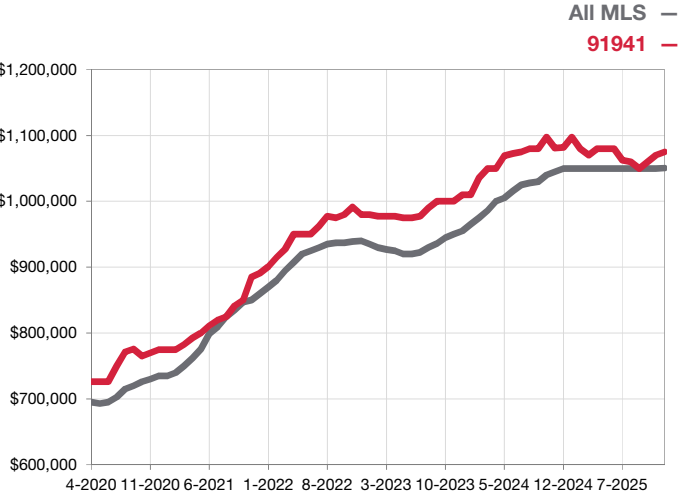
Detached	December			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 12-2024	Thru 12-2025	Percent Change
New Listings	7	7	0.0%	340	362	+ 6.5%
Pending Sales	10	17	+ 70.0%	228	255	+ 11.8%
Closed Sales	11	25	+ 127.3%	229	248	+ 8.3%
Median Sales Price*	\$940,000	\$1,075,000	+ 14.4%	\$1,082,000	\$1,075,000	- 0.6%
Percent of Original List Price Received*	100.3%	97.6%	- 2.7%	99.1%	98.9%	- 0.2%
Days on Market Until Sale	19	32	+ 68.4%	24	28	+ 16.7%
Inventory of Homes for Sale	33	17	- 48.5%	--	--	--
Months Supply of Inventory	1.7	0.8	- 52.9%	--	--	--

* 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.

Attached	December			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 12-2024	Thru 12-2025	Percent Change
New Listings	0	0	--	47	20	- 57.4%
Pending Sales	1	0	- 100.0%	32	21	- 34.4%
Closed Sales	2	2	0.0%	32	21	- 34.4%
Median Sales Price*	\$583,500	\$555,500	- 4.8%	\$540,000	\$530,000	- 1.9%
Percent of Original List Price Received*	95.2%	92.2%	- 3.2%	99.9%	99.3%	- 0.6%
Days on Market Until Sale	19	174	+ 815.8%	24	66	+ 175.0%
Inventory of Homes for Sale	7	2	- 71.4%	--	--	--
Months Supply of Inventory	2.4	0.9	- 62.5%	--	--	--

* 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

