

Local Market Update for December 2025

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

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Detached		December			Year to Date		
Key Metrics		2024	2025	Percent Change	Thru 12-2024	Thru 12-2025	Percent Change
New Listings		2	2	0.0%	100	110	+ 10.0%
Pending Sales		4	4	0.0%	70	77	+ 10.0%
Closed Sales		6	6	0.0%	71	77	+ 8.5%
Median Sales Price*		\$1,230,000	\$894,500	- 27.3%	\$1,150,000	\$975,000	- 15.2%
Percent of Original List Price Received*		96.2%	96.0%	- 0.2%	96.6%	96.1%	- 0.5%
Days on Market Until Sale		59	74	+ 25.4%	56	52	- 7.1%
Inventory of Homes for Sale		27	8	- 70.4%	--	--	--
Months Supply of Inventory		4.6	1.2	- 73.9%	--	--	--

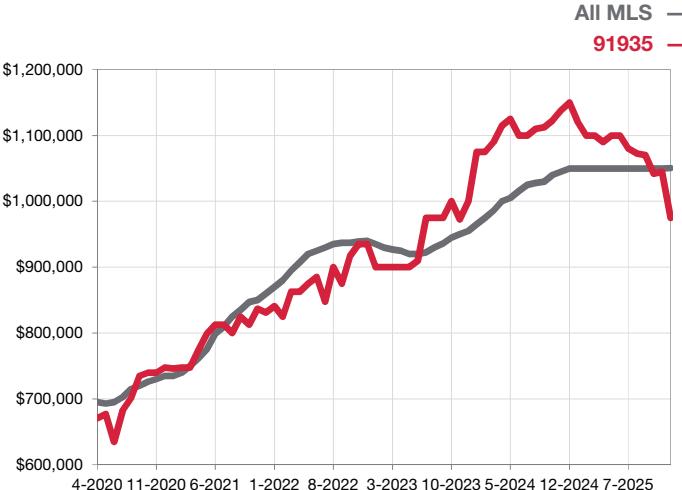
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached		December			Year to Date		
Key Metrics		2024	2025	Percent Change	Thru 12-2024	Thru 12-2025	Percent Change
New Listings		0	0	--	4	0	- 100.0%
Pending Sales		0	0	--	2	0	- 100.0%
Closed Sales		0	0	--	2	0	- 100.0%
Median Sales Price*		\$0	\$0	--	\$552,500	\$0	- 100.0%
Percent of Original List Price Received*		0.0%	0.0%	--	85.0%	0.0%	- 100.0%
Days on Market Until Sale		0	0	--	85	0	- 100.0%
Inventory of Homes for Sale		0	0	--	--	--	--
Months Supply of Inventory		0.0	0.0	--	--	--	--

* 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.

Median Sales Price – Single Family

Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo

Rolling 12-Month Calculation

