

# Local Market Update for December 2025

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

91932

Imperial Beach

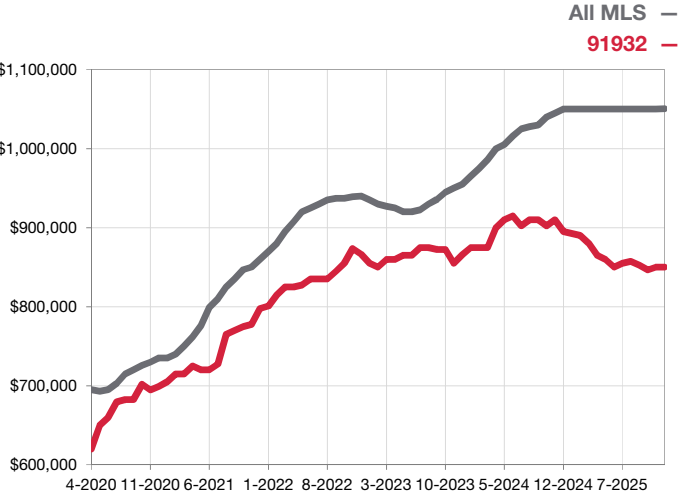
Detached	December			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 12-2024	Thru 12-2025	Percent Change
New Listings	0	0	--	178	144	- 19.1%
Pending Sales	9	3	- 66.7%	104	93	- 10.6%
Closed Sales	13	8	- 38.5%	103	94	- 8.7%
Median Sales Price*	\$775,000	\$765,000	- 1.3%	\$895,000	\$850,000	- 5.0%
Percent of Original List Price Received*	97.6%	94.2%	- 3.5%	96.8%	96.2%	- 0.6%
Days on Market Until Sale	44	90	+ 104.5%	36	52	+ 44.4%
Inventory of Homes for Sale	23	8	- 65.2%	--	--	--
Months Supply of Inventory	2.7	1.0	- 63.0%	--	--	--

\* 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	December			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 12-2024	Thru 12-2025	Percent Change
New Listings	4	1	- 75.0%	137	122	- 10.9%
Pending Sales	3	0	- 100.0%	65	53	- 18.5%
Closed Sales	5	1	- 80.0%	66	56	- 15.2%
Median Sales Price*	\$950,000	\$715,000	- 24.7%	\$760,000	\$649,500	- 14.5%
Percent of Original List Price Received*	89.8%	98.6%	+ 9.8%	95.1%	96.5%	+ 1.5%
Days on Market Until Sale	81	62	- 23.5%	52	48	- 7.7%
Inventory of Homes for Sale	20	14	- 30.0%	--	--	--
Months Supply of Inventory	3.7	2.9	- 21.6%	--	--	--

\* 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

