Local Market Update for June 2025
Provided by the North San Diego County REALTORS®.

NORTH SAN DIEGO COUNTY REALTORS
HOMEDEX Market Statistics
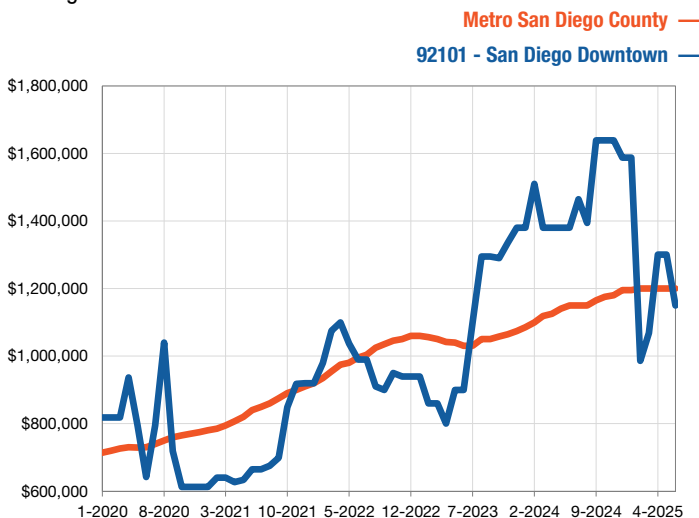
92101 - San Diego Downtown

Metro San Diego County

Detached Single-Family

Key Metrics	June			Rolling 12 Months		
	2024	2025	Percent Change	Thru 6-2024	Thru 6-2025	Percent Change
New Listings	0	2	--	19	22	+ 15.8%
Pending Sales	1	1	0.0%	6	8	+ 33.3%
Closed Sales	0	1	--	5	9	+ 80.0%
Days on Market Until Sale	0	61	--	27	56	+ 107.4%
Median Sales Price*	$0	$1,100,000	--	$1,380,000	$1,150,000	- 16.7%
Average Sales Price*	$0	$1,100,000	--	$1,375,140	$1,677,889	+ 22.0%
Percent of Original List Price Received*	0.0%	91.7%	--	97.4%	89.2%	- 8.4%
Percent of List Price Received*	0.0%	91.7%	--	100.0%	93.5%	- 6.5%
Inventory of Homes for Sale	7	5	- 28.6%	--	--	--
Months Supply of Inventory	7.0	4.4	- 37.1%	--	--	--

* 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.

Attached Single-Family

Key Metrics	June			Rolling 12 Months		
	2024	2025	Percent Change	Thru 6-2024	Thru 6-2025	Percent Change
New Listings	117	114	- 2.6%	1,157	1,315	+ 13.7%
Pending Sales	53	46	- 13.2%	593	553	- 6.7%
Closed Sales	54	50	- 7.4%	578	560	- 3.1%
Days on Market Until Sale	36	49	+ 36.1%	33	42	+ 27.3%
Median Sales Price*	$752,500	$772,500	+ 2.7%	$729,000	$730,000	+ 0.1%
Average Sales Price*	$939,544	$956,288	+ 1.8%	$897,572	$910,870	+ 1.5%
Percent of Original List Price Received*	97.4%	95.2%	- 2.3%	97.7%	96.8%	- 0.9%
Percent of List Price Received*	98.3%	98.0%	- 0.3%	98.8%	98.3%	- 0.5%
Inventory of Homes for Sale	297	295	- 0.7%	--	--	--
Months Supply of Inventory	6.0	6.4	+ 6.7%	--	--	--

* 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.

Median Sales Price – Detached Single-Family
Rolling 12-Month Calculation

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Median Sales Price – Attached Single-Family
Rolling 12-Month Calculation

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