

# Marketwatch Report

## June 2025



A FREE RESEARCH TOOL FROM THE  
**North San Diego County REALTORS®**  
Reporting on Detached Single-Family and Attached Single-Family Residential Activity Only

### Counties

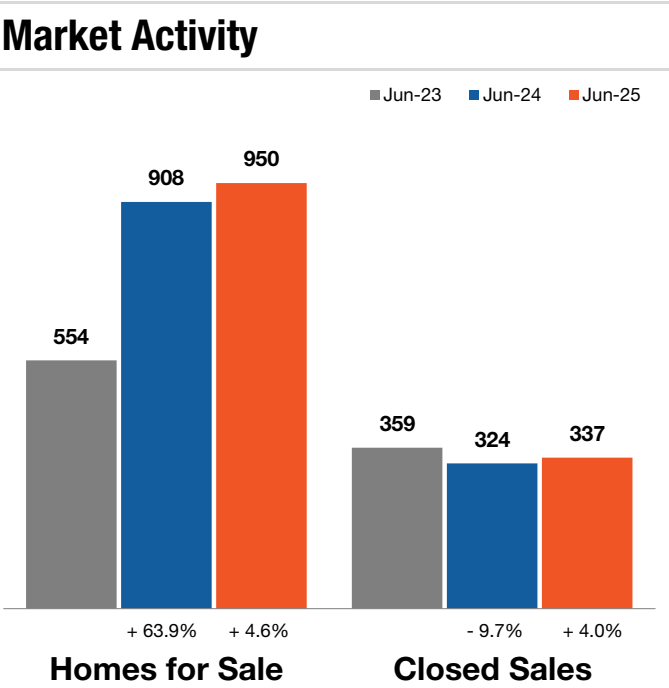
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San Diego County Overview

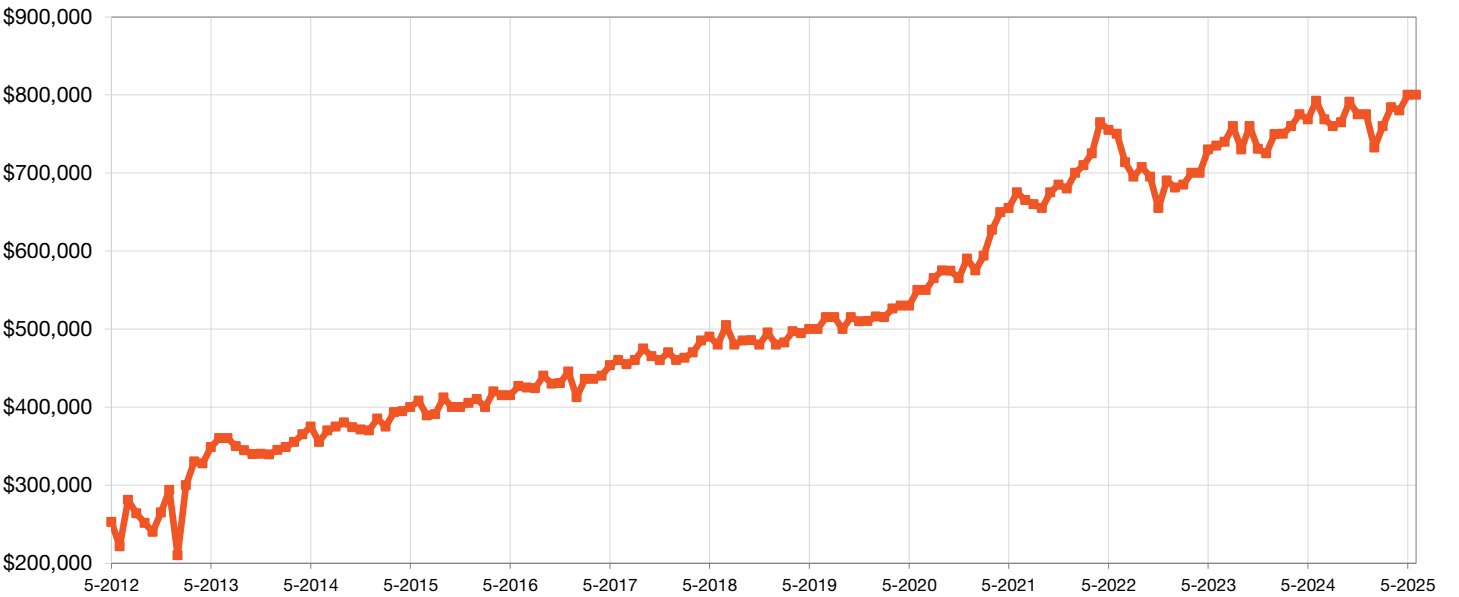
	Median Sales Price		Pct. of Orig. Price Rec'd.		Days on Market		Closed Sales	
	Jun-25	1-Yr Chg	Jun-25	1-Yr Chg	Jun-25	1-Yr Chg	Jun-25	1-Yr Chg
East San Diego County	\$800,000	↑ + 0.9%	98.6%	↓ - 1.0%	27	↑ + 42.1%	337	↑ + 4.0%
Metro San Diego County	\$965,000	↓ - 2.2%	97.2%	↓ - 2.1%	30	↑ + 50.0%	614	↓ - 0.5%
North San Diego County	\$1,013,000	↓ - 4.6%	97.3%	↓ - 1.9%	31	↑ + 40.9%	841	↓ - 5.7%
South San Diego County	\$822,500	↑ + 3.1%	99.2%	↓ - 0.9%	24	↑ + 26.3%	160	↓ - 6.4%
San Diego County	\$900,000	↓ - 3.5%	97.7%	↓ - 1.7%	29	↑ + 38.1%	1,988	↓ - 2.1%

## East San Diego County

Key Metrics	Jun-25	1-Yr Chg
Median Sales Price	\$800,000	+ 0.9%
Average Sales Price	\$833,276	+ 0.2%
Pct. of Orig. Price Rec'd.	98.6%	- 1.0%
Homes for Sale	950	+ 4.6%
Closed Sales	337	+ 4.0%
Months Supply	3.0	0.0%
Days on Market	27	+ 42.1%



### Historical Median Sales Price for East San Diego County



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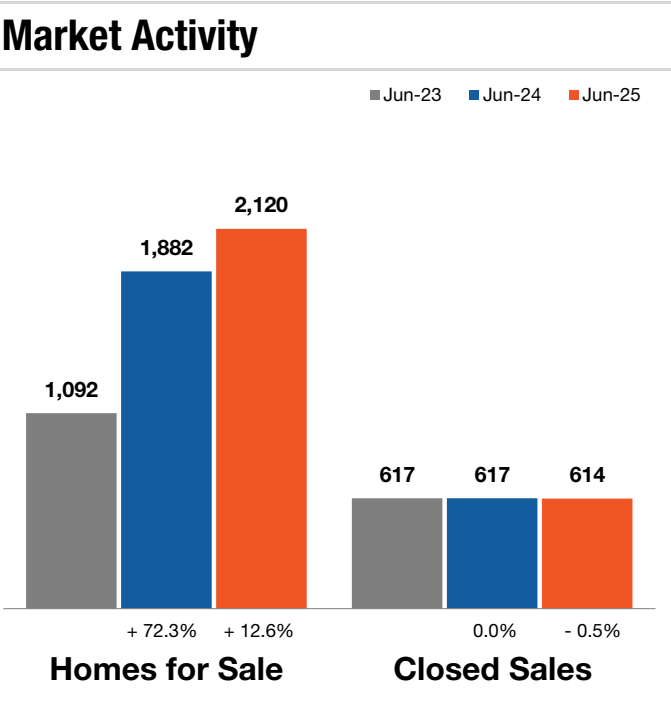
Market Statistics

## East San Diego County ZIP Codes

	Median Sales Price		Pct. of Orig. Price Rec'd.		Days on Market		Closed Sales	
	Jun-25	1-Yr Chg	Jun-25	1-Yr Chg	Jun-25	1-Yr Chg	Jun-25	1-Yr Chg
91901 - Alpine	\$1,075,000	↑ + 10.3%	100.1%	↑ + 4.1%	15	↓ - 53.4%	15	↑ + 66.7%
91905 - Boulevard	\$180,000	--	72.0%	--	77	--	1	--
91906 - Campo	\$524,500	↑ + 27.9%	97.5%	↓ - 6.6%	22	↑ + 37.2%	4	↑ + 33.3%
91916 - Descanso	\$616,250	↓ - 15.1%	93.3%	↓ - 10.1%	33	↑ + 322.6%	4	→ 0.0%
91917 - Dulzura	\$0	--	0.0%	--	0	--	0	--
91931 - Guatay	\$0	--	0.0%	--	0	--	0	--
91934 - Jacumba	\$0	↓ - 100.0%	0.0%	↓ - 100.0%	0	↓ - 100.0%	0	↓ - 100.0%
91935 - Jamul	\$1,140,000	↑ + 18.3%	97.7%	↑ + 2.2%	42	↑ + 11.6%	12	→ 0.0%
91941 - La Mesa	\$1,037,500	↓ - 12.1%	99.1%	↑ + 0.0%	26	↑ + 9.3%	26	↑ + 23.8%
91942 - La Mesa	\$809,500	↑ + 7.3%	100.6%	↓ - 0.2%	19	↓ - 5.2%	22	↓ - 21.4%
91945 - Lemon Grove	\$750,000	↓ - 1.0%	101.3%	↓ - 1.1%	15	↓ - 49.9%	15	↑ + 25.0%
91948 - Mount Laguna	\$206,000	↓ - 27.7%	95.2%	↓ - 6.8%	10	↑ + 416.7%	3	↑ + 200.0%
91962 - Pine Valley	\$627,500	↓ - 12.8%	97.6%	↓ - 8.0%	17	↑ + 537.5%	2	↓ - 33.3%
91963 - Potrero	\$0	--	0.0%	--	0	--	0	--
91977 - Spring Valley	\$775,000	↑ + 5.8%	99.2%	↓ - 0.8%	23	↑ + 25.7%	36	→ 0.0%
91978 - Spring Valley	\$950,000	↓ - 7.5%	98.4%	↑ + 6.9%	16	↓ - 49.8%	5	↑ + 25.0%
91980 - Tecate	\$0	--	0.0%	--	0	--	0	--
92004 - Borrego Springs	\$294,650	↓ - 33.8%	93.8%	↓ - 0.6%	99	↑ + 328.2%	6	↑ + 20.0%
92019 - El Cajon	\$825,000	↓ - 8.1%	99.4%	↓ - 0.8%	18	↑ + 55.2%	30	↓ - 16.7%
92020 - El Cajon	\$800,000	↓ - 6.4%	99.3%	↓ - 1.4%	36	↑ + 87.2%	27	↓ - 12.9%
92021 - El Cajon	\$811,500	↑ + 6.1%	101.1%	↑ + 3.0%	23	↑ + 2.1%	26	↑ + 4.0%
92036 - Julian	\$535,000	↑ + 1.3%	96.8%	↑ + 2.4%	43	↑ + 73.0%	11	↑ + 57.1%
92040 - Lakeside	\$789,000	↓ - 6.6%	97.5%	↓ - 1.6%	28	↑ + 54.3%	30	↓ - 3.2%
92066 - Ranchita	\$375,000	↓ - 17.0%	92.1%	↓ - 2.8%	19	↓ - 20.6%	3	↓ - 25.0%
92070 - Santa Ysabel	\$975,000	--	100.0%	--	29	--	1	--
92071 - Santee	\$802,500	↑ + 0.3%	97.9%	↓ - 3.1%	26	↑ + 139.8%	54	↑ + 20.0%
92086 - Warner Springs	\$575,000	↑ + 72.2%	92.6%	↓ - 4.7%	59	↓ - 11.6%	4	→ 0.0%

# Metro San Diego County

Key Metrics	Jun-25	1-Yr Chg
Median Sales Price	\$965,000	- 2.2%
Average Sales Price	\$1,192,357	- 6.3%
Pct. of Orig. Price Rec'd.	97.2%	- 2.1%
Homes for Sale	2,120	+ 12.6%
Closed Sales	614	- 0.5%
Months Supply	3.4	+ 6.3%
Days on Market	30	+ 50.0%



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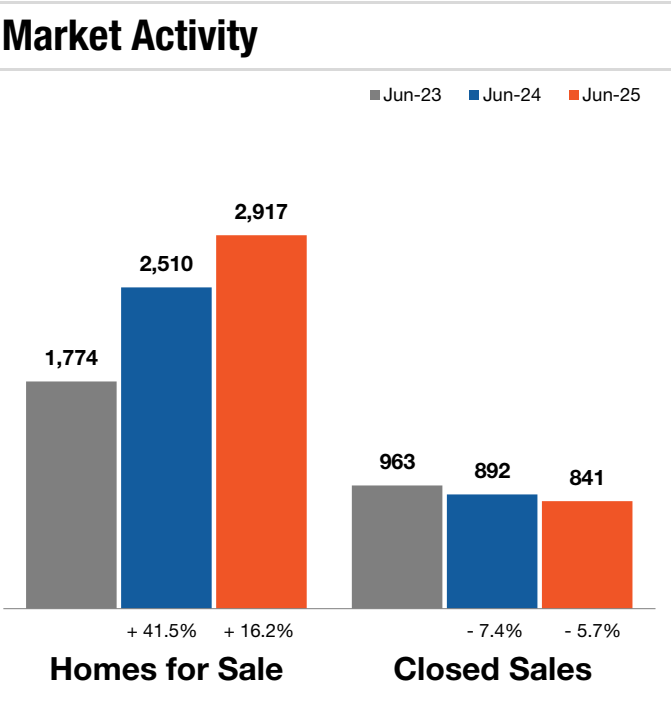
Market Statistics

## Metro San Diego County ZIP Codes

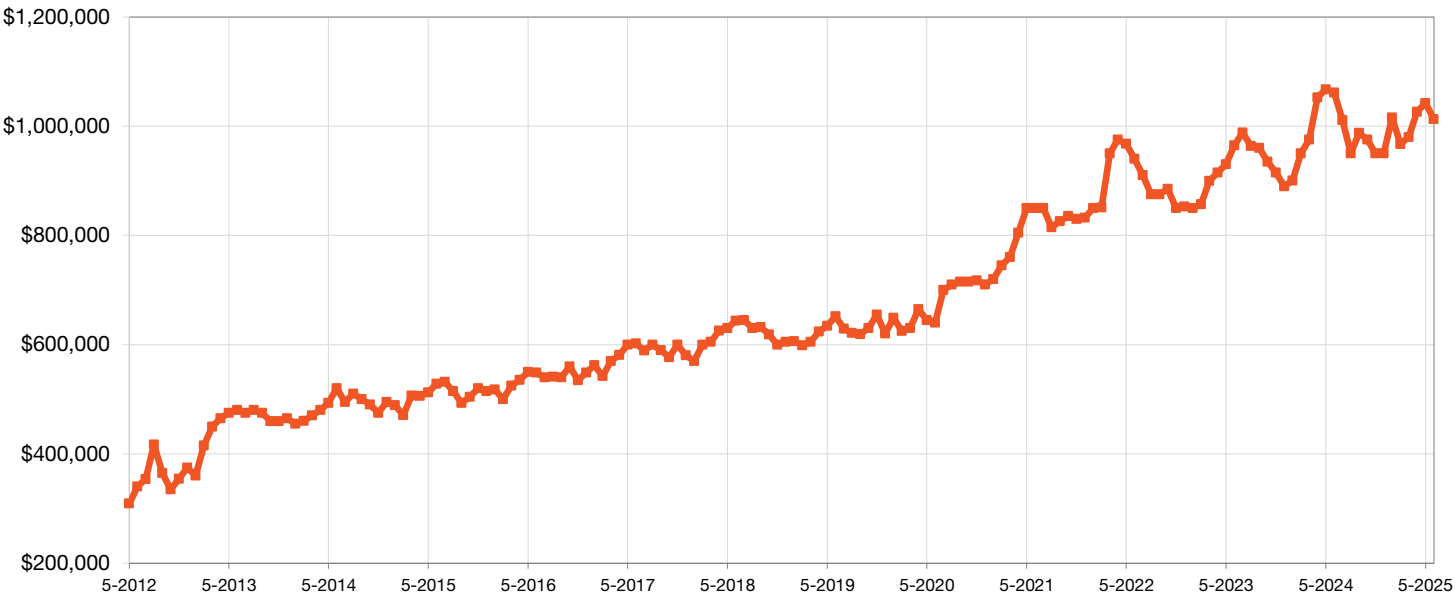
	Median Sales Price		Pct. of Orig. Price Rec'd.		Days on Market		Closed Sales	
	Jun-25	1-Yr Chg	Jun-25	1-Yr Chg	Jun-25	1-Yr Chg	Jun-25	1-Yr Chg
92037 - La Jolla	\$2,300,000	↓ - 13.2%	95.9%	↓ - 1.4%	31	↑ + 12.5%	31	↓ - 36.7%
92101 - San Diego Downtown	\$775,000	↑ + 3.0%	95.1%	↓ - 2.3%	49	↑ + 37.9%	51	↓ - 5.6%
92102 - San Diego Golden Hill	\$762,500	↓ - 9.0%	104.5%	↑ + 3.0%	6	↓ - 63.8%	4	↓ - 60.0%
92103 - Mission Hills-Hillcrest-Midtown	\$1,130,000	↑ + 13.0%	97.0%	↓ - 0.8%	28	↑ + 49.8%	31	↓ - 20.5%
92104 - North Park	\$816,500	↓ - 10.4%	97.5%	↓ - 0.4%	21	↑ + 7.8%	18	↓ - 5.3%
92105 - East San Diego	\$638,500	↓ - 8.7%	98.9%	↓ - 2.0%	13	↑ + 16.8%	16	→ 0.0%
92106 - Point Loma	\$1,605,000	↓ - 9.6%	96.3%	↓ - 3.5%	30	↓ - 12.6%	21	↑ + 40.0%
92107 - Ocean Beach	\$1,206,000	↓ - 12.6%	94.5%	↓ - 3.5%	61	↑ + 148.9%	18	↑ + 12.5%
92108 - Mission Valley	\$499,000	↓ - 3.1%	95.8%	↓ - 3.6%	37	↑ + 78.9%	19	↓ - 34.5%
92109 - Pacific Beach	\$1,357,500	↑ + 3.2%	96.1%	↓ - 1.8%	32	↑ + 8.1%	32	↑ + 18.5%
92110 - Old Town	\$888,000	↑ + 17.7%	94.4%	↓ - 6.1%	37	↑ + 215.6%	23	↑ + 130.0%
92111 - Linda Vista	\$965,000	↑ + 2.7%	99.4%	↓ - 2.6%	23	↑ + 94.8%	29	↑ + 16.0%
92113 - Logan Heights	\$690,000	↑ + 12.6%	94.6%	↓ - 3.7%	35	↑ + 55.9%	8	↑ + 14.3%
92114 - Encanto	\$784,000	↑ + 4.5%	100.2%	↓ - 0.4%	22	↑ + 15.0%	18	↓ - 5.3%
92115 - San Diego	\$730,000	↓ - 21.5%	98.0%	↓ - 3.0%	23	↑ + 102.6%	33	↑ + 26.9%
92116 - Normal Heights	\$1,095,000	↓ - 14.1%	98.5%	↑ + 0.6%	18	↓ - 32.9%	25	↑ + 47.1%
92117 - Clairemont Mesa	\$1,060,000	↑ + 1.0%	98.1%	↓ - 1.5%	22	↑ + 38.1%	33	↓ - 10.8%
92118 - Coronado	\$2,570,000	↑ + 28.5%	93.6%	↓ - 3.4%	55	↑ + 84.4%	25	↑ + 47.1%
92119 - San Carlos	\$600,000	↓ - 38.3%	97.5%	↓ - 1.4%	21	↑ + 45.8%	21	↑ + 5.0%
92120 - Del Cerro	\$1,274,500	↑ + 34.9%	99.5%	↑ + 1.1%	20	↑ + 6.6%	18	↓ - 33.3%
92121 - Sorrento Valley	\$825,000	↓ - 51.2%	99.8%	↓ - 1.3%	14	↑ + 180.0%	4	↑ + 33.3%
92122 - University City	\$945,000	↓ - 34.2%	96.4%	↓ - 3.2%	30	↑ + 57.9%	27	↑ + 80.0%
92123 - Mission Valley	\$1,111,000	↑ + 18.8%	98.6%	↓ - 2.3%	34	↑ + 168.4%	12	↓ - 29.4%
92124 - Tierrasanta	\$947,000	↑ + 4.1%	97.3%	↓ - 3.7%	16	↑ + 100.8%	19	↑ + 11.8%
92126 - Mira Mesa	\$972,500	↑ + 1.0%	98.4%	↓ - 3.2%	25	↑ + 110.2%	34	↓ - 27.7%
92131 - Scripps Miramar	\$1,405,000	↓ - 3.2%	96.9%	↓ - 3.2%	24	↑ + 73.8%	27	↑ + 8.0%
92139 - Paradise Hills	\$725,000	↓ - 1.4%	101.4%	↑ + 0.5%	19	↓ - 7.2%	17	↑ + 21.4%

## North San Diego County

Key Metrics	Jun-25	1-Yr Chg
Median Sales Price	\$1,013,000	- 4.6%
Average Sales Price	\$1,319,988	- 4.4%
Pct. of Orig. Price Rec'd.	97.3%	- 1.9%
Homes for Sale	2,917	+ 16.2%
Closed Sales	841	- 5.7%
Months Supply	3.5	+ 12.9%
Days on Market	31	+ 40.9%



### Historical Median Sales Price for North San Diego County



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Market Statistics

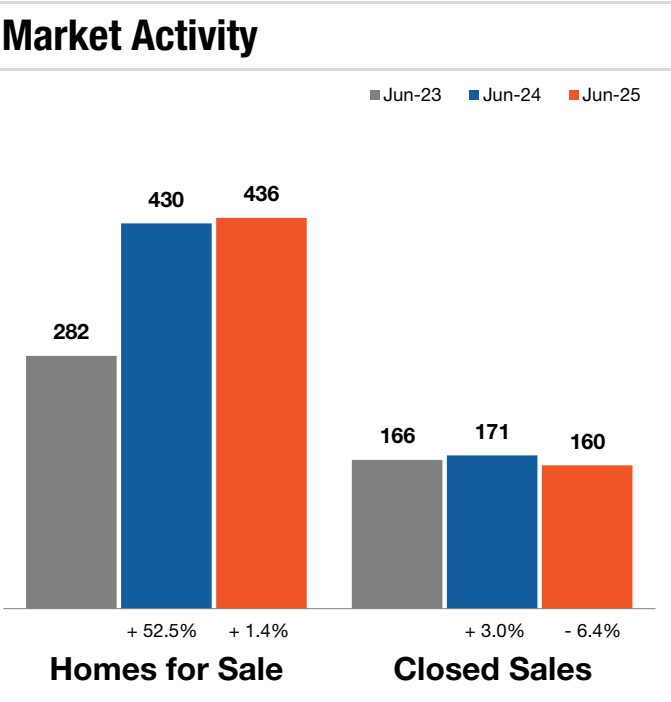
## North San Diego County ZIP Codes

	Median Sales Price		Pct. of Orig. Price Rec'd.		Days on Market		Closed Sales	
	Jun-25	1-Yr Chg	Jun-25	1-Yr Chg	Jun-25	1-Yr Chg	Jun-25	1-Yr Chg
92003 - Bonsall	\$1,430,000	↑ + 5.7%	93.2%	↓ - 6.2%	59	↓ - 21.5%	7	↑ + 16.7%
92007 - Cardiff	\$1,970,000	↓ - 24.7%	97.5%	↓ - 0.4%	15	↓ - 27.0%	6	↓ - 40.0%
92008 - Carlsbad	\$1,865,000	↑ + 3.4%	95.8%	↓ - 1.4%	32	↑ + 36.0%	27	↓ - 22.9%
92009 - Carlsbad	\$1,500,000	↑ + 6.8%	97.7%	↓ - 2.4%	26	↑ + 92.2%	57	↑ + 62.9%
92010 - Carlsbad	\$1,046,000	↓ - 23.2%	96.7%	↓ - 1.6%	31	↑ + 2.3%	16	↑ + 100.0%
92011 - Carlsbad	\$1,417,500	↑ + 2.3%	96.5%	↓ - 2.2%	36	↑ + 164.8%	16	→ 0.0%
92014 - Del Mar	\$2,572,000	↓ - 21.9%	95.6%	↑ + 0.9%	23	↓ - 15.6%	8	↓ - 50.0%
92024 - Encinitas	\$2,072,500	↑ + 9.4%	93.5%	↓ - 6.9%	53	↑ + 185.2%	38	↑ + 26.7%
92025 - Escondido	\$960,000	↑ + 6.7%	97.7%	↓ - 2.6%	36	↑ + 72.6%	19	↓ - 24.0%
92026 - Escondido	\$781,500	↓ - 7.0%	98.2%	↑ + 0.3%	31	↑ + 34.0%	38	↓ - 9.5%
92027 - Escondido	\$855,000	↑ + 14.8%	97.3%	↓ - 2.1%	33	↑ + 80.1%	31	→ 0.0%
92028 - Fallbrook	\$811,500	↓ - 18.9%	97.6%	↓ - 1.0%	28	↑ + 27.0%	52	↓ - 17.5%
92029 - Escondido	\$1,115,500	↓ - 20.9%	100.0%	↑ + 1.7%	13	↓ - 34.0%	15	→ 0.0%
92054 - Oceanside	\$1,184,500	↓ - 0.0%	96.5%	↓ - 2.5%	44	↑ + 2.6%	24	↓ - 29.4%
92056 - Oceanside	\$860,000	↓ - 6.0%	98.5%	↓ - 1.9%	25	↑ + 59.7%	63	↑ + 46.5%
92057 - Oceanside	\$715,000	↑ + 1.7%	96.7%	↓ - 3.1%	34	↑ + 52.0%	53	↑ + 10.4%
92058 - Oceanside	\$565,000	↓ - 15.4%	98.3%	↓ - 3.9%	29	↑ + 53.4%	13	↓ - 13.3%
92059 - Pala	\$0	--	0.0%	--	0	--	0	--
92061 - Pauma Valley	\$931,000	↑ + 10.5%	89.0%	↓ - 7.0%	45	↑ + 181.3%	2	↓ - 50.0%
92064 - Poway	\$1,190,000	↓ - 13.8%	97.2%	↓ - 4.0%	30	↑ + 119.7%	28	→ 0.0%
92065 - Ramona	\$820,000	↑ + 3.8%	98.7%	↓ - 2.1%	30	↑ + 197.3%	32	↑ + 18.5%
92067 - Rancho Santa Fe	\$4,872,500	↑ + 3.5%	91.3%	↑ + 1.9%	70	↓ - 43.5%	8	↓ - 42.9%
92069 - San Marcos	\$888,000	↑ + 4.5%	98.2%	↓ - 1.2%	28	↑ + 69.8%	18	↓ - 41.9%
92075 - Solana Beach	\$1,646,000	↑ + 1.3%	95.1%	↓ - 2.0%	71	↑ + 182.8%	10	↓ - 47.4%
92078 - San Marcos	\$1,205,000	↑ + 5.9%	97.2%	↓ - 2.0%	26	↑ + 37.2%	49	↑ + 6.5%
92081 - Vista	\$947,500	↓ - 0.3%	97.3%	↓ - 2.5%	26	↑ + 46.0%	18	↓ - 14.3%
92082 - Valley Center	\$925,000	↓ - 4.1%	99.1%	↓ - 0.7%	38	↑ + 77.4%	14	→ 0.0%
92083 - Vista	\$810,000	↓ - 7.4%	101.2%	↑ + 2.4%	19	↓ - 34.3%	10	↓ - 47.4%
92084 - Vista	\$1,002,000	↑ + 13.2%	96.7%	↓ - 1.6%	36	↓ - 14.2%	31	↑ + 63.2%
92091 - Rancho Santa Fe	\$8,100,000	↑ + 415.9%	92.1%	↓ - 2.0%	50	↑ + 65.3%	1	↓ - 75.0%
92127 - Rancho Bernardo	\$1,974,500	↑ + 9.7%	97.5%	↓ - 1.1%	32	↑ + 67.4%	32	↓ - 31.9%
92128 - Rancho Bernardo	\$792,500	↓ - 17.9%	97.6%	↓ - 2.2%	27	↑ + 27.9%	54	↓ - 11.5%
92129 - Rancho Penasquitos	\$1,415,000	↓ - 5.7%	99.6%	↓ - 2.8%	21	↑ + 67.9%	29	↓ - 17.1%
92130 - Carmel Valley	\$2,070,000	↓ - 11.9%	97.2%	↓ - 4.7%	24	↑ + 122.7%	22	↓ - 29.0%

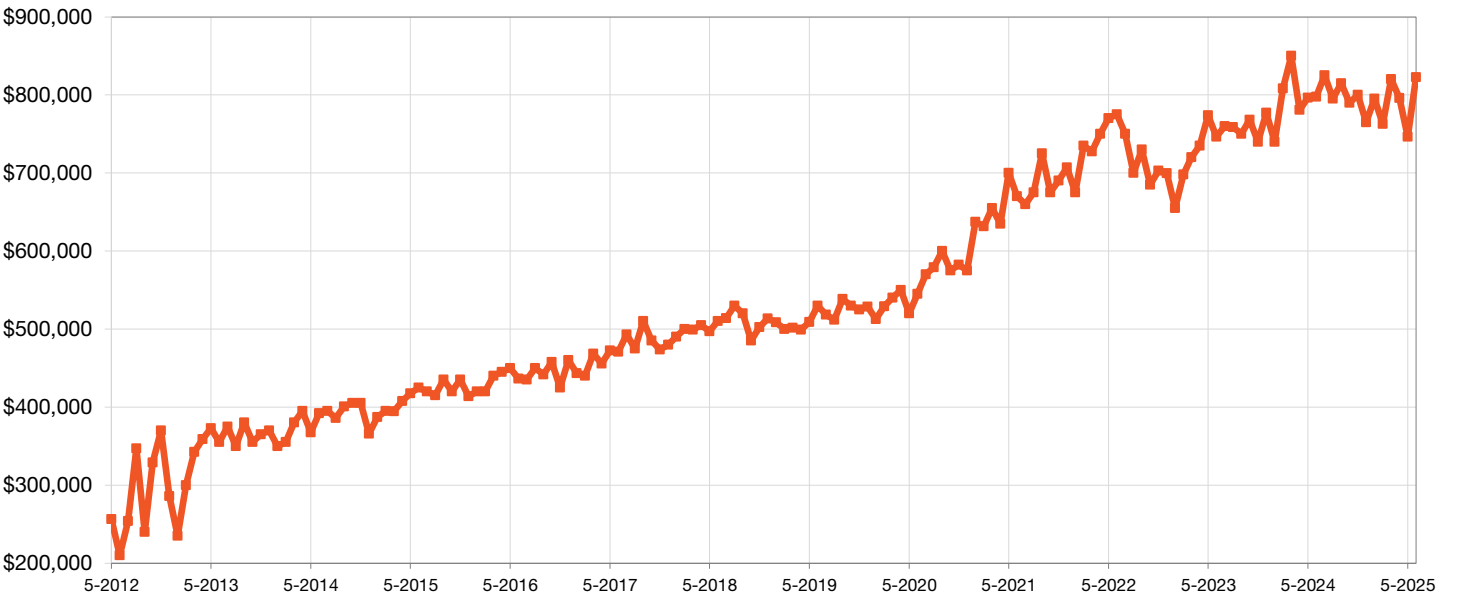


## South San Diego County

Key Metrics	Jun-25	1-Yr Chg
Median Sales Price	\$822,500	+ 3.1%
Average Sales Price	\$879,565	+ 1.9%
Pct. of Orig. Price Rec'd.	99.2%	- 0.9%
Homes for Sale	436	+ 1.4%
Closed Sales	160	- 6.4%
Months Supply	2.8	0.0%
Days on Market	24	+ 26.3%



### Historical Median Sales Price for South San Diego County



## South San Diego County ZIP Codes

	Median Sales Price		Pct. of Orig. Price Rec'd.		Days on Market		Closed Sales	
	Jun-25	1-Yr Chg	Jun-25	1-Yr Chg	Jun-25	1-Yr Chg	Jun-25	1-Yr Chg
91902 - Bonita	\$1,062,500	↓ - 13.6%	97.9%	↓ - 1.9%	24	↑ + 78.6%	14	↑ + 40.0%
91910 - Chula Vista	\$743,500	↓ - 3.3%	100.4%	↓ - 0.4%	19	↑ + 19.9%	28	↓ - 6.7%
91911 - Chula Vista	\$737,000	↓ - 0.4%	100.8%	↑ + 0.3%	15	↓ - 4.7%	23	↓ - 8.0%
91913 - Chula Vista	\$845,000	↓ - 0.3%	99.0%	↓ - 1.6%	19	↑ + 32.2%	31	↓ - 13.9%
91914 - Chula Vista	\$1,430,000	↑ + 14.4%	99.7%	↓ - 0.4%	16	↓ - 11.1%	10	↑ + 11.1%
91915 - Chula Vista	\$862,500	↑ + 5.3%	98.4%	↓ - 1.4%	30	↑ + 58.1%	28	↑ + 3.7%
91932 - Imperial Beach	\$816,000	↓ - 10.3%	94.8%	↓ - 1.4%	56	↑ + 20.6%	13	↓ - 23.5%
91950 - National City	\$742,500	↓ - 4.8%	102.0%	↓ - 0.1%	28	↑ + 45.4%	8	↓ - 33.3%
92154 - Otay Mesa	\$650,000	↓ - 12.9%	99.3%	↑ + 0.1%	22	↑ + 26.5%	33	↑ + 32.0%
92173 - San Ysidro	\$460,000	↓ - 11.5%	100.4%	↓ - 2.0%	10	↓ - 10.3%	5	➡ 0.0%