

Local Market Update for August 2025

Provided by the North San Diego County REALTORS®.

NORTH SAN DIEGO COUNTY REALTORS®



Market Statistics

92091 - Rancho Santa Fe

North San Diego County

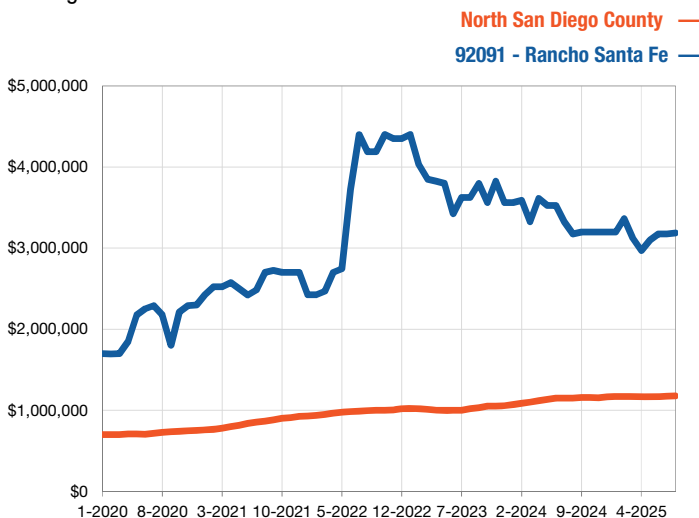
Detached Single-Family	August			Rolling 12 Months		
	2024	2025	Percent Change	Thru 8-2024	Thru 8-2025	Percent Change
New Listings	4	1	- 75.0%	40	41	+ 2.5%
Pending Sales	2	1	- 50.0%	24	23	- 4.2%
Closed Sales	1	0	- 100.0%	22	24	+ 9.1%
Days on Market Until Sale	5	0	- 100.0%	47	43	- 8.5%
Median Sales Price*	\$2,200,000	\$0	- 100.0%	\$3,175,000	\$3,187,500	+ 0.4%
Average Sales Price*	\$2,200,000	\$0	- 100.0%	\$4,320,159	\$3,617,338	- 16.3%
Percent of Original List Price Received*	98.0%	0.0%	- 100.0%	93.8%	93.6%	- 0.2%
Percent of List Price Received*	98.0%	0.0%	- 100.0%	94.9%	94.9%	0.0%
Inventory of Homes for Sale	13	11	- 15.4%	--	--	--
Months Supply of Inventory	6.5	4.8	- 26.2%	--	--	--

* 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	August			Rolling 12 Months		
	2024	2025	Percent Change	Thru 8-2024	Thru 8-2025	Percent Change
New Listings	0	4	--	31	35	+ 12.9%
Pending Sales	3	2	- 33.3%	27	15	- 44.4%
Closed Sales	3	2	- 33.3%	29	15	- 48.3%
Days on Market Until Sale	60	17	- 71.7%	31	20	- 35.5%
Median Sales Price*	\$1,625,000	\$1,580,750	- 2.7%	\$1,550,000	\$1,600,000	+ 3.2%
Average Sales Price*	\$1,611,667	\$1,580,750	- 1.9%	\$1,553,858	\$1,632,100	+ 5.0%
Percent of Original List Price Received*	91.5%	98.0%	+ 7.1%	95.9%	94.9%	- 1.0%
Percent of List Price Received*	94.0%	98.0%	+ 4.3%	97.8%	95.5%	- 2.4%
Inventory of Homes for Sale	2	8	+ 300.0%	--	--	--
Months Supply of Inventory	0.8	4.8	+ 500.0%	--	--	--

* 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 – Detached Single-Family
Rolling 12-Month Calculation



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

