



BROKERS • COLONIAL • DONAHOE

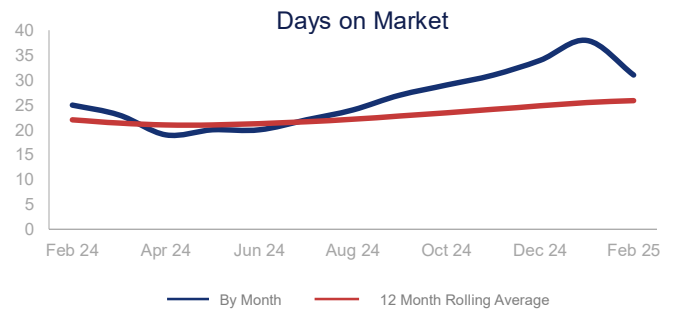
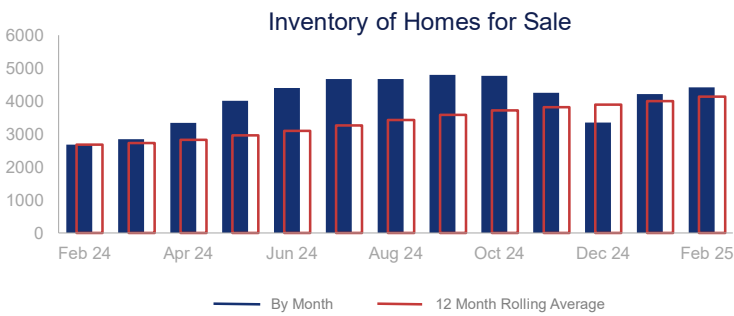
## Market Report | February 2025

### SAN DIEGO COUNTY

#### Highlights:

- Median Sales Price is up 5.7% over a 12 month rolling average and up 1.5% from the same month last year.
- Inventory of Homes for Sale is up 54.7% over a 12 month rolling average and up 64.8% from the same month last year.
- List to Sales Price Ratio is down 0.2% over a 12 month rolling average and down 1.1% from the same month last year.

	Change in New Listings	Change in Closed Sales	Change in Inventory
Last Month	-13.2%	9.8%	4.8%
Same Month Last Year	23.4%	-6.5%	64.8%



	February 2024		February 2025	+ / -	12 Month Avg	+ / -
New Listings	2211		2728	23.4%	2711	21.3%
Pending Sales	1921		1888	-1.7%	1946	5.1%
Closed Sales	1718		1606	-6.5%	1889	3.9%
Median Sales Price	\$886,500		\$899,450	1.5%	\$905,038	5.7%
Average Sales Price	\$1,199,561		\$1,186,793	-1.1%	\$1,191,310	5.9%
List to Sale Price Ratio	99.7%		98.6%	-1.1%	98.9%	-0.2%
Days on Market	25		31	24.0%	26	17.5%
Inventory of Homes for Sale	2679		4416	64.8%	4142	54.7%
Months Supply of Inventory	1.5		2.3	53.3%	2.2	54.7%

#### % Change in Median Price

