

Local Market Update for March 2025

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

91910

Chula Vista North

Single Family

Key Metrics	March			Year to Date		
	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
New Listings	28	14	- 50.0%	67	48	- 28.4%
Pending Sales	17	17	0.0%	55	39	- 29.1%
Closed Sales	13	8	- 38.5%	45	31	- 31.1%
Median Sales Price*	\$872,000	\$947,500	+ 8.7%	\$885,000	\$870,000	- 1.7%
Percent of Original List Price Received*	98.6%	100.3%	+ 1.7%	99.4%	99.4%	0.0%
Days on Market Until Sale	32	20	- 37.5%	46	29	- 37.0%
Inventory of Homes for Sale	24	18	- 25.0%	--	--	--
Months Supply of Inventory	1.5	1.2	- 20.0%	--	--	--

* 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.

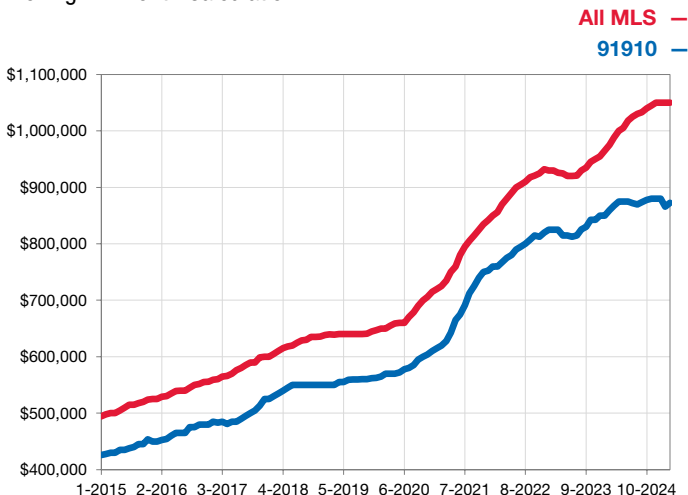
Townhouse-Condo

Key Metrics	March			Year to Date		
	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
New Listings	12	14	+ 16.7%	35	44	+ 25.7%
Pending Sales	6	10	+ 66.7%	22	30	+ 36.4%
Closed Sales	5	8	+ 60.0%	22	20	- 9.1%
Median Sales Price*	\$625,500	\$612,500	- 2.1%	\$552,500	\$559,500	+ 1.3%
Percent of Original List Price Received*	99.1%	99.8%	+ 0.7%	100.2%	98.9%	- 1.3%
Days on Market Until Sale	60	27	- 55.0%	30	33	+ 10.0%
Inventory of Homes for Sale	19	17	- 10.5%	--	--	--
Months Supply of Inventory	2.2	1.8	- 18.2%	--	--	--

* 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.

Median Sales Price – Single Family

Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo

Rolling 12-Month Calculation

