

Local Market Update for March 2025

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

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Single Family

Key Metrics	March			Year to Date		
	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
New Listings	6	10	+ 66.7%	26	44	+ 69.2%
Pending Sales	7	13	+ 85.7%	21	24	+ 14.3%
Closed Sales	5	5	0.0%	18	16	- 11.1%
Median Sales Price*	\$1,080,000	\$740,000	- 31.5%	\$1,155,000	\$921,500	- 20.2%
Percent of Original List Price Received*	90.9%	85.0%	- 6.5%	96.5%	92.3%	- 4.4%
Days on Market Until Sale	59	85	+ 44.1%	62	61	- 1.6%
Inventory of Homes for Sale	16	26	+ 62.5%	--	--	--
Months Supply of Inventory	3.1	4.3	+ 38.7%	--	--	--

* 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.

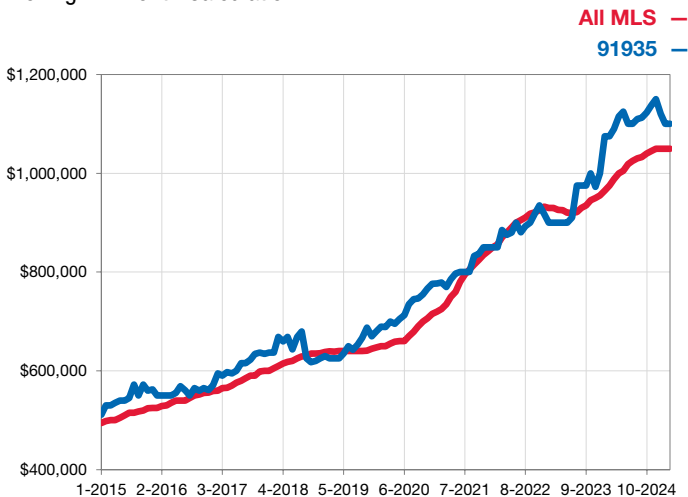
Townhouse-Condo

Key Metrics	March			Year to Date		
	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
New Listings	1	0	- 100.0%	2	0	- 100.0%
Pending Sales	0	0	--	0	0	--
Closed Sales	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
Days on Market Until Sale	0	0	--	0	0	--
Inventory of Homes for Sale	2	0	- 100.0%	--	--	--
Months Supply of Inventory	2.0	0.0	- 100.0%	--	--	--

* 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 – Single Family

Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo

Rolling 12-Month Calculation

