

Local Market Update for March 2025

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

91962

Pine Valley

Single Family

Key Metrics	March			Year to Date		
	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
New Listings	2	6	+ 200.0%	3	13	+ 333.3%
Pending Sales	1	4	+ 300.0%	4	11	+ 175.0%
Closed Sales	0	4	--	6	6	0.0%
Median Sales Price*	\$0	\$649,700	--	\$620,000	\$672,200	+ 8.4%
Percent of Original List Price Received*	0.0%	100.3%	--	98.8%	100.4%	+ 1.6%
Days on Market Until Sale	0	5	--	58	13	- 77.6%
Inventory of Homes for Sale	3	5	+ 66.7%	--	--	--
Months Supply of Inventory	1.3	1.9	+ 46.2%	--	--	--

* 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.

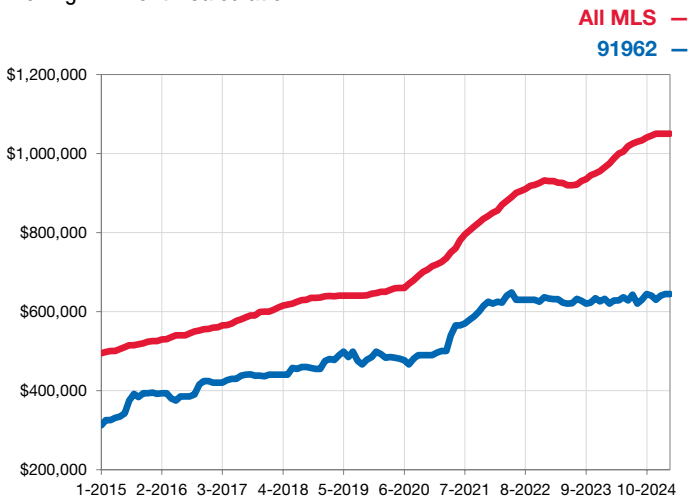
Townhouse-Condo

Key Metrics	March			Year to Date		
	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
New Listings	0	0	--	0	2	--
Pending Sales	0	0	--	0	0	--
Closed Sales	0	0	--	1	0	- 100.0%
Median Sales Price*	\$0	\$0	--	\$207,500	\$0	- 100.0%
Percent of Original List Price Received*	0.0%	0.0%	--	90.3%	0.0%	- 100.0%
Days on Market Until Sale	0	0	--	66	0	- 100.0%
Inventory of Homes for Sale	1	2	+ 100.0%	--	--	--
Months Supply of Inventory	1.0	2.0	+ 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

