

Local Market Update for November 2025

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

91962

Pine Valley

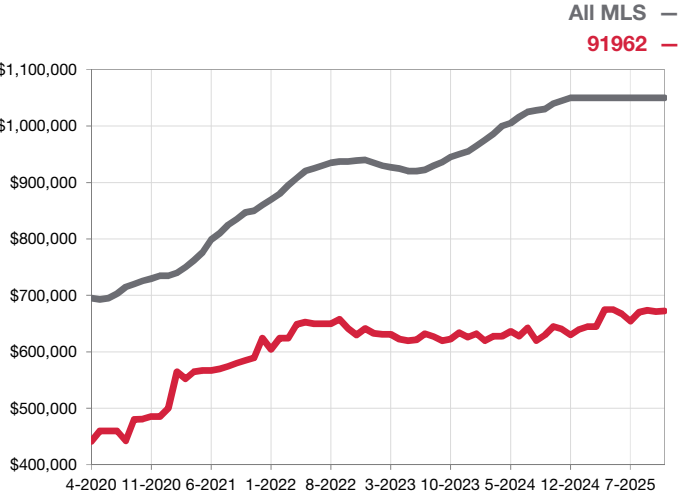
Detached	November			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 11-2024	Thru 11-2025	Percent Change
New Listings	4	4	0.0%	36	53	+ 47.2%
Pending Sales	2	3	+ 50.0%	24	31	+ 29.2%
Closed Sales	1	4	+ 300.0%	25	28	+ 12.0%
Median Sales Price*	\$639,900	\$725,500	+ 13.4%	\$640,000	\$675,000	+ 5.5%
Percent of Original List Price Received*	98.4%	92.0%	- 6.5%	98.4%	97.9%	- 0.5%
Days on Market Until Sale	34	72	+ 111.8%	53	40	- 24.5%
Inventory of Homes for Sale	11	11	0.0%	--	--	--
Months Supply of Inventory	5.1	4.1	- 19.6%	--	--	--

* 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	November			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 11-2024	Thru 11-2025	Percent Change
New Listings	0	0	--	1	6	+ 500.0%
Pending Sales	0	0	--	2	0	- 100.0%
Closed Sales	0	0	--	3	0	- 100.0%
Median Sales Price*	\$0	\$0	--	\$229,500	\$0	- 100.0%
Percent of Original List Price Received*	0.0%	0.0%	--	94.5%	0.0%	- 100.0%
Days on Market Until Sale	0	0	--	81	0	- 100.0%
Inventory of Homes for Sale	0	2	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--

* 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

