

Local Market Update for March 2025

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

92026

Escondido North

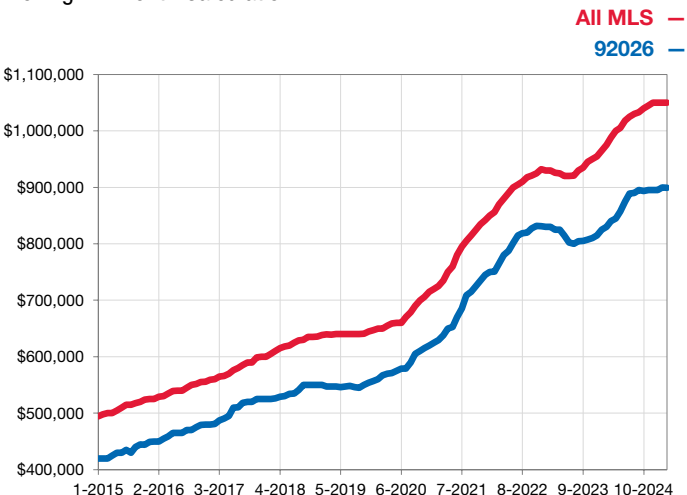
Single Family	March			Year to Date		
	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
Key Metrics						
New Listings	40	33	- 17.5%	117	122	+ 4.3%
Pending Sales	27	36	+ 33.3%	84	90	+ 7.1%
Closed Sales	33	30	- 9.1%	80	76	- 5.0%
Median Sales Price*	\$900,000	\$897,444	- 0.3%	\$875,000	\$895,000	+ 2.3%
Percent of Original List Price Received*	102.2%	98.2%	- 3.9%	100.4%	97.1%	- 3.3%
Days on Market Until Sale	19	33	+ 73.7%	20	55	+ 175.0%
Inventory of Homes for Sale	53	57	+ 7.5%	--	--	--
Months Supply of Inventory	2.0	1.9	- 5.0%	--	--	--

* 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	March			Year to Date		
	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
Key Metrics						
New Listings	12	17	+ 41.7%	29	37	+ 27.6%
Pending Sales	8	10	+ 25.0%	22	24	+ 9.1%
Closed Sales	6	6	0.0%	18	16	- 11.1%
Median Sales Price*	\$677,500	\$595,985	- 12.0%	\$531,500	\$595,985	+ 12.1%
Percent of Original List Price Received*	101.4%	97.5%	- 3.8%	100.4%	98.1%	- 2.3%
Days on Market Until Sale	24	52	+ 116.7%	19	47	+ 147.4%
Inventory of Homes for Sale	11	20	+ 81.8%	--	--	--
Months Supply of Inventory	1.2	2.7	+ 125.0%	--	--	--

* 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

