

Local Market Update for March 2025

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

92029

Escondido West

Single Family	March			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
New Listings	22	18	- 18.2%	53	71	+ 34.0%
Pending Sales	10	20	+ 100.0%	35	42	+ 20.0%
Closed Sales	10	10	0.0%	33	35	+ 6.1%
Median Sales Price*	\$1,425,000	\$1,017,500	- 28.6%	\$1,335,000	\$1,130,000	- 15.4%
Percent of Original List Price Received*	99.6%	101.3%	+ 1.7%	97.0%	96.6%	- 0.4%
Days on Market Until Sale	13	13	0.0%	48	46	- 4.2%
Inventory of Homes for Sale	28	35	+ 25.0%	--	--	--
Months Supply of Inventory	1.9	2.6	+ 36.8%	--	--	--

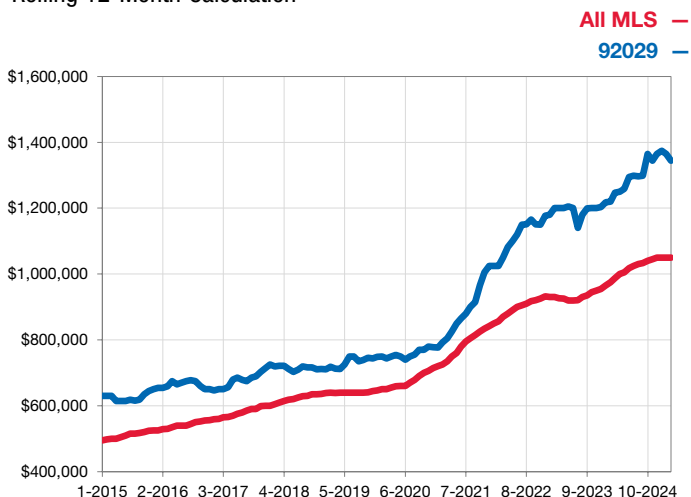
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo	March			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
New Listings	1	1	0.0%	2	3	+ 50.0%
Pending Sales	1	0	- 100.0%	2	2	0.0%
Closed Sales	1	1	0.0%	1	1	0.0%
Median Sales Price*	\$670,000	\$575,000	- 14.2%	\$670,000	\$575,000	- 14.2%
Percent of Original List Price Received*	103.1%	96.6%	- 6.3%	103.1%	96.6%	- 6.3%
Days on Market Until Sale	8	112	+ 1300.0%	8	112	+ 1300.0%
Inventory of Homes for Sale	0	2	--	--	--	--
Months Supply of Inventory	0.0	1.3	--	--	--	--

* 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

