

Local Market Update for March 2025

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

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Julian

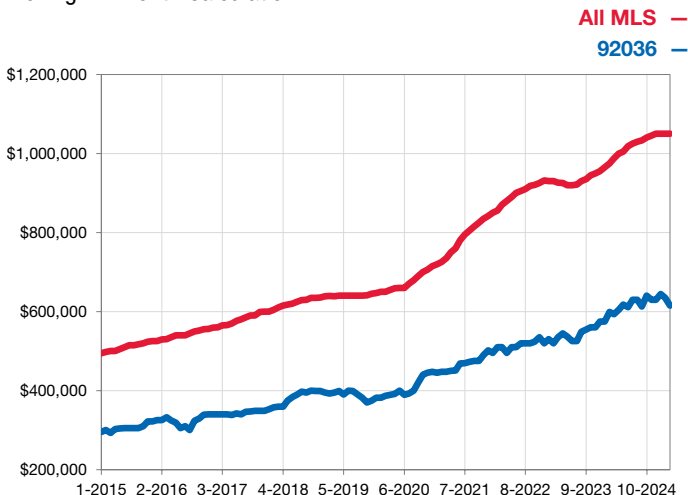
Single Family	March			Year to Date		
	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
Key Metrics						
New Listings	16	20	+ 25.0%	32	37	+ 15.6%
Pending Sales	7	5	- 28.6%	18	12	- 33.3%
Closed Sales	9	6	- 33.3%	15	12	- 20.0%
Median Sales Price*	\$645,000	\$582,000	- 9.8%	\$630,000	\$610,000	- 3.2%
Percent of Original List Price Received*	98.6%	93.6%	- 5.1%	97.0%	94.5%	- 2.6%
Days on Market Until Sale	89	120	+ 34.8%	86	97	+ 12.8%
Inventory of Homes for Sale	28	41	+ 46.4%	--	--	--
Months Supply of Inventory	4.4	6.9	+ 56.8%	--	--	--

* 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		
	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
Key Metrics						
New Listings	0	0	--	1	1	0.0%
Pending Sales	0	0	--	1	0	- 100.0%
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	0	1	--	--	--	--
Months Supply of Inventory	0.0	1.0	--	--	--	--

* 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

