

# Local Market Update for February 2025

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

## 92037

La Jolla

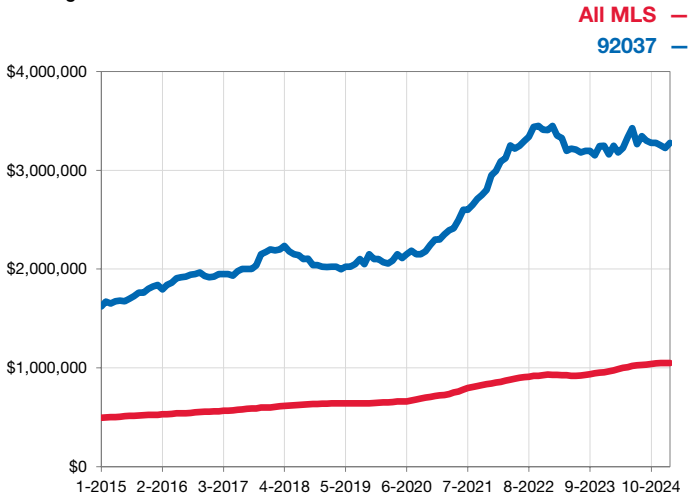
Single Family	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
<b>Key Metrics</b>						
New Listings	33	33	0.0%	78	83	+ 6.4%
Pending Sales	33	31	- 6.1%	54	55	+ 1.9%
Closed Sales	22	24	+ 9.1%	34	41	+ 20.6%
Median Sales Price*	\$3,476,500	\$4,238,170	+ 21.9%	\$3,085,500	\$3,979,130	+ 29.0%
Percent of Original List Price Received*	97.4%	98.3%	+ 0.9%	95.7%	95.8%	+ 0.1%
Days on Market Until Sale	40	30	- 25.0%	53	43	- 18.9%
Inventory of Homes for Sale	66	74	+ 12.1%	--	--	--
Months Supply of Inventory	3.4	3.2	- 5.9%	--	--	--

\* 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	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
<b>Key Metrics</b>						
New Listings	32	30	- 6.3%	71	72	+ 1.4%
Pending Sales	17	27	+ 58.8%	44	41	- 6.8%
Closed Sales	23	15	- 34.8%	45	29	- 35.6%
Median Sales Price*	\$1,206,000	\$894,000	- 25.9%	\$1,210,000	\$1,000,000	- 17.4%
Percent of Original List Price Received*	96.8%	99.2%	+ 2.5%	96.9%	99.2%	+ 2.4%
Days on Market Until Sale	39	35	- 10.3%	40	37	- 7.5%
Inventory of Homes for Sale	48	61	+ 27.1%	--	--	--
Months Supply of Inventory	2.0	2.9	+ 45.0%	--	--	--

\* 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

