Local Market Update for September 2025

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

92109

Pacific Beach, Mission Beach

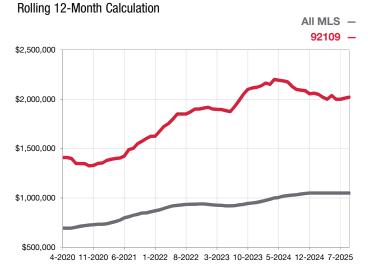
Detached	September			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 9-2024	Thru 9-2025	Percent Change
New Listings	23	23	0.0%	143	208	+ 45.5%
Pending Sales	10	16	+ 60.0%	109	114	+ 4.6%
Closed Sales	7	12	+ 71.4%	107	107	0.0%
Median Sales Price*	\$1,750,000	\$2,062,500	+ 17.9%	\$2,092,000	\$2,062,500	- 1.4%
Percent of Original List Price Received*	98.3%	97.5%	- 0.8%	97.1%	97.9%	+ 0.8%
Days on Market Until Sale	32	33	+ 3.1%	34	36	+ 5.9%
Inventory of Homes for Sale	35	38	+ 8.6%			
Months Supply of Inventory	3.0	3.0	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.

Attached	September			Year to Date			
Key Metrics	2024	2025	Percent Change	Thru 9-2024	Thru 9-2025	Percent Change	
New Listings	27	22	- 18.5%	184	279	+ 51.6%	
Pending Sales	18	17	- 5.6%	144	143	- 0.7%	
Closed Sales	19	8	- 57.9%	132	133	+ 0.8%	
Median Sales Price*	\$945,600	\$786,000	- 16.9%	\$1,017,500	\$975,000	- 4.2%	
Percent of Original List Price Received*	98.0%	93.5%	- 4.6%	97.3%	96.9%	- 0.4%	
Days on Market Until Sale	26	57	+ 119.2%	30	39	+ 30.0%	
Inventory of Homes for Sale	40	48	+ 20.0%				
Months Supply of Inventory	2.8	3.2	+ 14.3%				

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Median Sales Price - Single Family



Median Sales Price - Townhouse-Condo

