

Local Market Update for June 2025

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

92122

University City

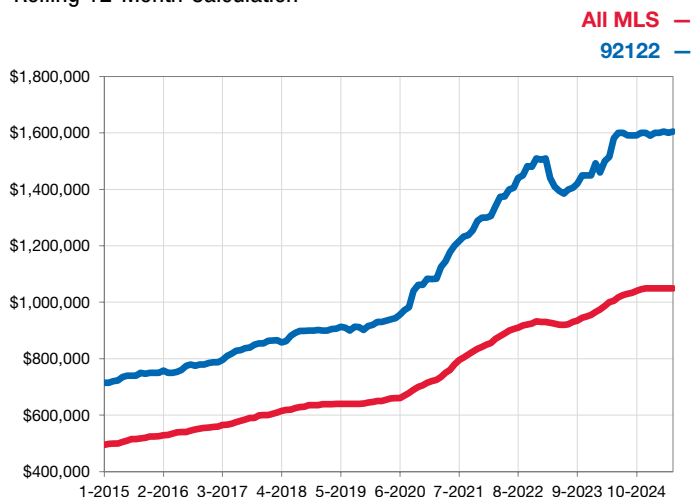
Detached	June			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 6-2024	Thru 6-2025	Percent Change
New Listings	13	17	+ 30.8%	69	83	+ 20.3%
Pending Sales	6	13	+ 116.7%	47	55	+ 17.0%
Closed Sales	8	10	+ 25.0%	43	49	+ 14.0%
Median Sales Price*	\$1,622,500	\$1,685,000	+ 3.9%	\$1,605,000	\$1,640,000	+ 2.2%
Percent of Original List Price Received*	102.2%	97.0%	- 5.1%	100.8%	97.4%	- 3.4%
Days on Market Until Sale	16	28	+ 75.0%	18	27	+ 50.0%
Inventory of Homes for Sale	11	13	+ 18.2%	--	--	--
Months Supply of Inventory	1.5	1.4	- 6.7%	--	--	--

* 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	June			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 6-2024	Thru 6-2025	Percent Change
New Listings	14	29	+ 107.1%	129	150	+ 16.3%
Pending Sales	13	15	+ 15.4%	97	86	- 11.3%
Closed Sales	7	16	+ 128.6%	90	90	0.0%
Median Sales Price*	\$476,000	\$735,000	+ 54.4%	\$720,000	\$717,500	- 0.3%
Percent of Original List Price Received*	96.7%	96.0%	- 0.7%	98.8%	97.3%	- 1.5%
Days on Market Until Sale	38	40	+ 5.3%	27	38	+ 40.7%
Inventory of Homes for Sale	34	50	+ 47.1%	--	--	--
Months Supply of Inventory	2.3	3.7	+ 60.9%	--	--	--

* 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.

Median Sales Price – Single Family Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo Rolling 12-Month Calculation

