

# Local Market Update for March 2025

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

## 92122

University City

### Single Family

Key Metrics	March			Year to Date		
	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
New Listings	9	12	+ 33.3%	29	35	+ 20.7%
Pending Sales	4	8	+ 100.0%	18	23	+ 27.8%
Closed Sales	6	5	- 16.7%	18	22	+ 22.2%
Median Sales Price*	\$1,535,000	\$1,519,000	- 1.0%	\$1,550,000	\$1,607,500	+ 3.7%
Percent of Original List Price Received*	97.5%	96.9%	- 0.6%	99.1%	97.6%	- 1.5%
Days on Market Until Sale	18	20	+ 11.1%	20	30	+ 50.0%
Inventory of Homes for Sale	9	11	+ 22.2%	--	--	--
Months Supply of Inventory	1.4	1.2	- 14.3%	--	--	--

\* 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.

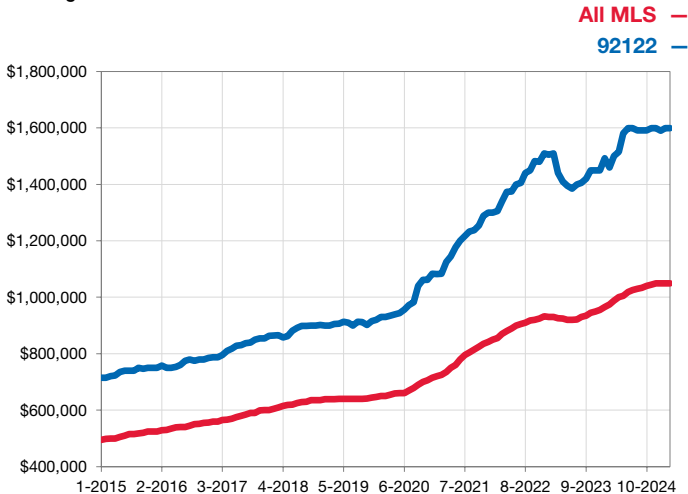
### Townhouse-Condo

Key Metrics	March			Year to Date		
	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
New Listings	22	26	+ 18.2%	58	69	+ 19.0%
Pending Sales	16	19	+ 18.8%	46	45	- 2.2%
Closed Sales	17	17	0.0%	41	43	+ 4.9%
Median Sales Price*	\$670,000	\$585,000	- 12.7%	\$740,000	\$720,000	- 2.7%
Percent of Original List Price Received*	98.4%	97.9%	- 0.5%	98.9%	97.6%	- 1.3%
Days on Market Until Sale	33	29	- 12.1%	27	42	+ 55.6%
Inventory of Homes for Sale	25	36	+ 44.0%	--	--	--
Months Supply of Inventory	1.7	2.5	+ 47.1%	--	--	--

\* 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

