

Local Market Update for March 2025

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

92123

Serra Mesa

Single Family

Key Metrics	March			Year to Date		
	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
New Listings	21	32	+ 52.4%	52	61	+ 17.3%
Pending Sales	11	12	+ 9.1%	31	30	- 3.2%
Closed Sales	9	15	+ 66.7%	29	27	- 6.9%
Median Sales Price*	\$970,000	\$1,100,000	+ 13.4%	\$1,007,000	\$1,075,000	+ 6.8%
Percent of Original List Price Received*	102.3%	101.0%	- 1.3%	101.6%	100.4%	- 1.2%
Days on Market Until Sale	15	22	+ 46.7%	19	20	+ 5.3%
Inventory of Homes for Sale	20	28	+ 40.0%	--	--	--
Months Supply of Inventory	2.2	2.4	+ 9.1%	--	--	--

* 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.

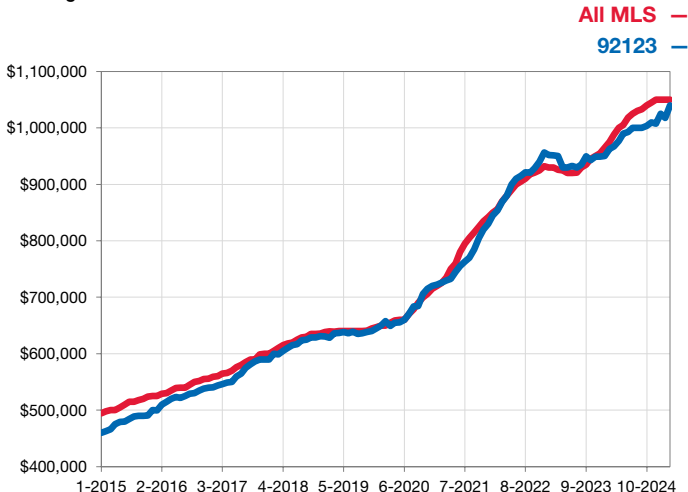
Townhouse-Condo

Key Metrics	March			Year to Date		
	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
New Listings	4	12	+ 200.0%	22	21	- 4.5%
Pending Sales	6	7	+ 16.7%	23	14	- 39.1%
Closed Sales	8	4	- 50.0%	21	10	- 52.4%
Median Sales Price*	\$645,000	\$582,450	- 9.7%	\$615,000	\$594,500	- 3.3%
Percent of Original List Price Received*	101.4%	100.3%	- 1.1%	100.3%	98.1%	- 2.2%
Days on Market Until Sale	9	35	+ 288.9%	17	38	+ 123.5%
Inventory of Homes for Sale	2	12	+ 500.0%	--	--	--
Months Supply of Inventory	0.3	3.3	+ 1000.0%	--	--	--

* 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

