

Local Market Update for March 2025

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

92129

Penasquitos

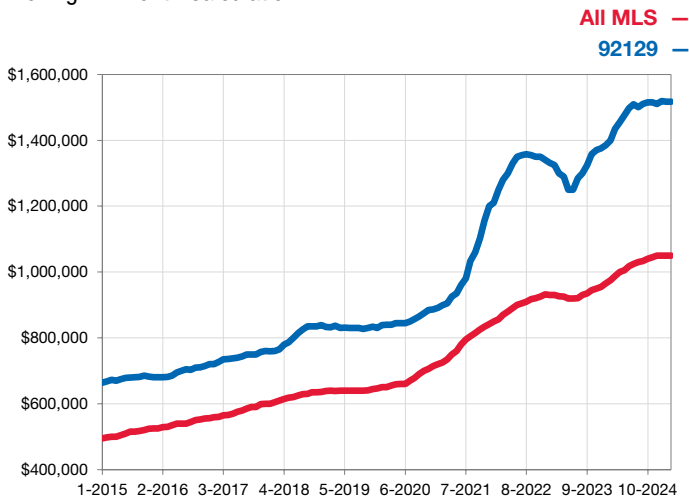
Single Family	March			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
New Listings	33	30	- 9.1%	69	79	+ 14.5%
Pending Sales	27	23	- 14.8%	53	48	- 9.4%
Closed Sales	13	11	- 15.4%	39	38	- 2.6%
Median Sales Price*	\$1,500,000	\$1,485,000	- 1.0%	\$1,500,000	\$1,529,500	+ 2.0%
Percent of Original List Price Received*	107.3%	100.7%	- 6.2%	106.1%	100.1%	- 5.7%
Days on Market Until Sale	8	29	+ 262.5%	13	25	+ 92.3%
Inventory of Homes for Sale	20	31	+ 55.0%	--	--	--
Months Supply of Inventory	1.2	1.5	+ 25.0%	--	--	--

* 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.

Townhouse-Condo	March			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
New Listings	5	12	+ 140.0%	26	47	+ 80.8%
Pending Sales	9	13	+ 44.4%	21	36	+ 71.4%
Closed Sales	12	14	+ 16.7%	23	32	+ 39.1%
Median Sales Price*	\$633,500	\$712,500	+ 12.5%	\$670,000	\$662,000	- 1.2%
Percent of Original List Price Received*	103.7%	98.0%	- 5.5%	103.8%	98.5%	- 5.1%
Days on Market Until Sale	11	30	+ 172.7%	14	39	+ 178.6%
Inventory of Homes for Sale	4	15	+ 275.0%	--	--	--
Months Supply of Inventory	0.5	1.7	+ 240.0%	--	--	--

* 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

