

# Local Market Update for May 2025

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

## 92131

Scripps Ranch

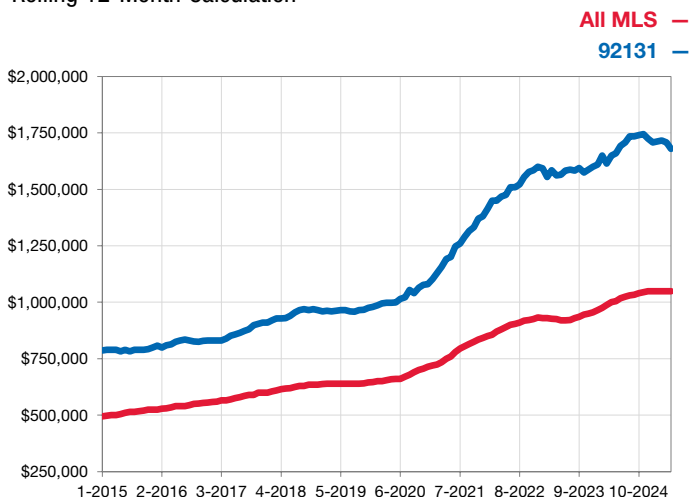
Detached	May			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 5-2024	Thru 5-2025	Percent Change
New Listings	21	26	+ 23.8%	79	134	+ 69.6%
Pending Sales	18	22	+ 22.2%	58	74	+ 27.6%
Closed Sales	14	15	+ 7.1%	56	57	+ 1.8%
Median Sales Price*	\$1,835,000	\$1,680,000	- 8.4%	\$1,810,000	\$1,700,000	- 6.1%
Percent of Original List Price Received*	99.6%	97.7%	- 1.9%	101.2%	99.4%	- 1.8%
Days on Market Until Sale	15	34	+ 126.7%	20	25	+ 25.0%
Inventory of Homes for Sale	18	37	+ 105.6%	--	--	--
Months Supply of Inventory	1.3	2.4	+ 84.6%	--	--	--

\* 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	May			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 5-2024	Thru 5-2025	Percent Change
New Listings	13	27	+ 107.7%	65	86	+ 32.3%
Pending Sales	9	8	- 11.1%	49	36	- 26.5%
Closed Sales	15	8	- 46.7%	44	35	- 20.5%
Median Sales Price*	\$875,000	\$737,500	- 15.7%	\$840,250	\$775,000	- 7.8%
Percent of Original List Price Received*	103.5%	96.0%	- 7.2%	103.1%	97.5%	- 5.4%
Days on Market Until Sale	8	30	+ 275.0%	12	32	+ 166.7%
Inventory of Homes for Sale	12	39	+ 225.0%	--	--	--
Months Supply of Inventory	1.5	4.6	+ 206.7%	--	--	--

\* 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.

### Median Sales Price – Single Family Rolling 12-Month Calculation



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

