

Local Market Update for March 2025

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

92139

Paradise Hills

Single Family

Key Metrics	March			Year to Date		
	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
New Listings	8	7	- 12.5%	28	36	+ 28.6%
Pending Sales	11	8	- 27.3%	26	28	+ 7.7%
Closed Sales	12	11	- 8.3%	27	25	- 7.4%
Median Sales Price*	\$722,500	\$830,000	+ 14.9%	\$750,000	\$825,000	+ 10.0%
Percent of Original List Price Received*	103.4%	100.5%	- 2.8%	100.3%	99.6%	- 0.7%
Days on Market Until Sale	15	27	+ 80.0%	21	32	+ 52.4%
Inventory of Homes for Sale	5	9	+ 80.0%	--	--	--
Months Supply of Inventory	0.6	1.0	+ 66.7%	--	--	--

* 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.

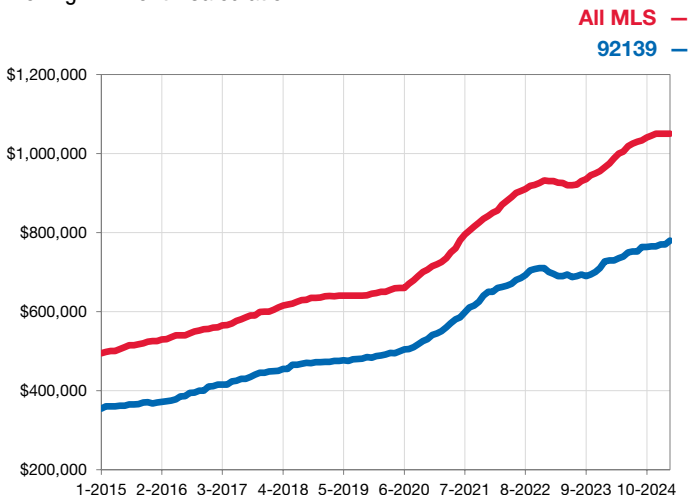
Townhouse-Condo

Key Metrics	March			Year to Date		
	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
New Listings	8	5	- 37.5%	19	15	- 21.1%
Pending Sales	6	7	+ 16.7%	17	15	- 11.8%
Closed Sales	7	4	- 42.9%	18	12	- 33.3%
Median Sales Price*	\$535,000	\$529,000	- 1.1%	\$575,250	\$547,500	- 4.8%
Percent of Original List Price Received*	104.1%	98.5%	- 5.4%	100.0%	96.7%	- 3.3%
Days on Market Until Sale	16	27	+ 68.8%	21	40	+ 90.5%
Inventory of Homes for Sale	4	3	- 25.0%	--	--	--
Months Supply of Inventory	0.8	0.5	- 37.5%	--	--	--

* 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

