

Local Market Update for April 2025

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

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Bonita

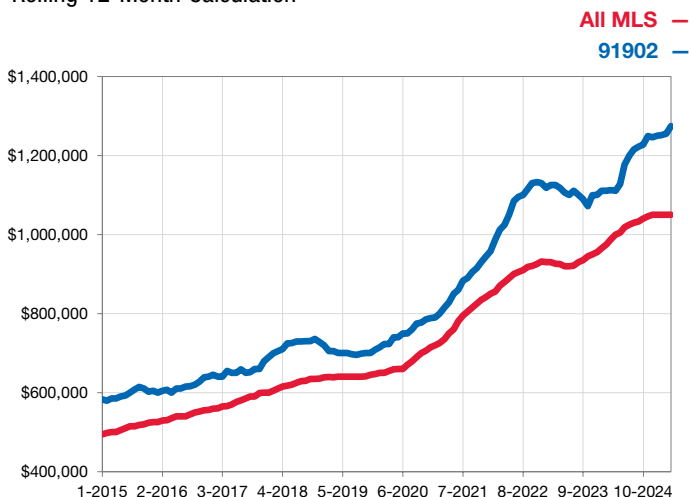
Detached	April			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 4-2024	Thru 4-2025	Percent Change
New Listings	13	15	+ 15.4%	47	63	+ 34.0%
Pending Sales	9	13	+ 44.4%	34	39	+ 14.7%
Closed Sales	5	6	+ 20.0%	27	36	+ 33.3%
Median Sales Price*	\$962,000	\$1,575,000	+ 63.7%	\$1,125,000	\$1,294,500	+ 15.1%
Percent of Original List Price Received*	96.1%	100.7%	+ 4.8%	99.6%	98.2%	- 1.4%
Days on Market Until Sale	11	15	+ 36.4%	27	30	+ 11.1%
Inventory of Homes for Sale	15	23	+ 53.3%	--	--	--
Months Supply of Inventory	2.0	2.5	+ 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.

Attached	April			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 4-2024	Thru 4-2025	Percent Change
New Listings	7	3	- 57.1%	23	16	- 30.4%
Pending Sales	2	2	0.0%	11	8	- 27.3%
Closed Sales	3	0	- 100.0%	9	6	- 33.3%
Median Sales Price*	\$495,000	\$0	- 100.0%	\$597,000	\$458,500	- 23.2%
Percent of Original List Price Received*	102.9%	0.0%	- 100.0%	100.5%	97.8%	- 2.7%
Days on Market Until Sale	17	0	- 100.0%	13	25	+ 92.3%
Inventory of Homes for Sale	10	8	- 20.0%	--	--	--
Months Supply of Inventory	4.3	2.8	- 34.9%	--	--	--

* 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

