

Local Market Update for June 2025

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

91910

Chula Vista North

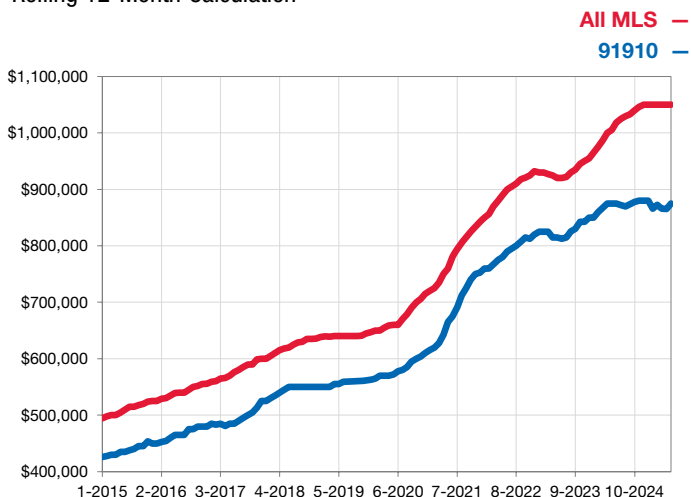
Detached	June			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 6-2024	Thru 6-2025	Percent Change
New Listings	22	20	- 9.1%	129	128	- 0.8%
Pending Sales	25	14	- 44.0%	108	87	- 19.4%
Closed Sales	17	16	- 5.9%	94	82	- 12.8%
Median Sales Price*	\$855,000	\$922,500	+ 7.9%	\$882,500	\$890,000	+ 0.8%
Percent of Original List Price Received*	100.9%	99.4%	- 1.5%	100.2%	100.2%	0.0%
Days on Market Until Sale	29	26	- 10.3%	34	25	- 26.5%
Inventory of Homes for Sale	19	34	+ 78.9%	--	--	--
Months Supply of Inventory	1.2	2.4	+ 100.0%	--	--	--

* 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	June			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 6-2024	Thru 6-2025	Percent Change
New Listings	16	11	- 31.3%	88	83	- 5.7%
Pending Sales	9	6	- 33.3%	56	61	+ 8.9%
Closed Sales	13	12	- 7.7%	51	60	+ 17.6%
Median Sales Price*	\$556,390	\$534,000	- 4.0%	\$555,000	\$545,000	- 1.8%
Percent of Original List Price Received*	100.6%	101.6%	+ 1.0%	101.3%	100.1%	- 1.2%
Days on Market Until Sale	22	19	- 13.6%	30	27	- 10.0%
Inventory of Homes for Sale	26	20	- 23.1%	--	--	--
Months Supply of Inventory	2.8	2.1	- 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.

Median Sales Price – Single Family Rolling 12-Month Calculation



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

