

Local Market Update for August 2025

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

91915

Chula Vista SE

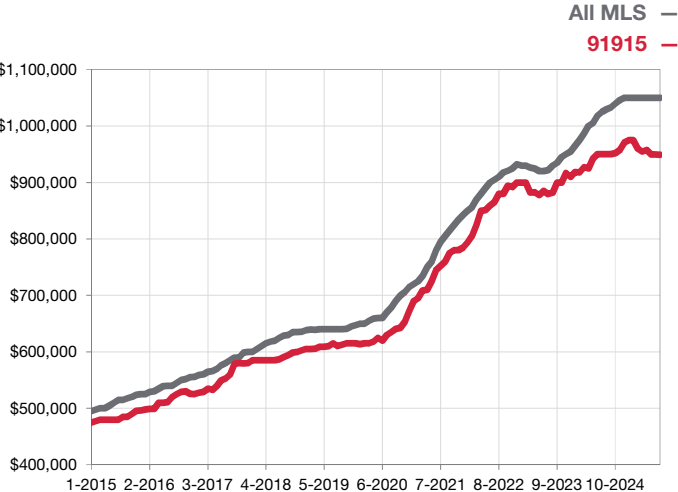
Detached	August			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 8-2024	Thru 8-2025	Percent Change
New Listings	9	9	0.0%	109	129	+ 18.3%
Pending Sales	8	14	+ 75.0%	83	89	+ 7.2%
Closed Sales	17	8	- 52.9%	80	78	- 2.5%
Median Sales Price*	\$975,000	\$959,606	- 1.6%	\$965,250	\$918,750	- 4.8%
Percent of Original List Price Received*	99.5%	97.4%	- 2.1%	101.1%	99.3%	- 1.8%
Days on Market Until Sale	33	39	+ 18.2%	26	31	+ 19.2%
Inventory of Homes for Sale	17	20	+ 17.6%	--	--	--
Months Supply of Inventory	1.8	1.9	+ 5.6%	--	--	--

* 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	August			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 8-2024	Thru 8-2025	Percent Change
New Listings	8	21	+ 162.5%	134	141	+ 5.2%
Pending Sales	12	17	+ 41.7%	110	93	- 15.5%
Closed Sales	20	17	- 15.0%	108	86	- 20.4%
Median Sales Price*	\$725,000	\$720,000	- 0.7%	\$700,000	\$707,000	+ 1.0%
Percent of Original List Price Received*	99.7%	100.0%	+ 0.3%	99.6%	98.9%	- 0.7%
Days on Market Until Sale	28	60	+ 114.3%	32	48	+ 50.0%
Inventory of Homes for Sale	14	36	+ 157.1%	--	--	--
Months Supply of Inventory	1.1	3.4	+ 209.1%	--	--	--

* 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

