Local Market Update for October 2025

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

91915

Chula Vista SE

Detached	October			Year to Date			
Key Metrics	2024	2025	Percent Change	Thru 10-2024	Thru 10-2025	Percent Change	
New Listings	11	11	0.0%	126	158	+ 25.4%	
Pending Sales	10	7	- 30.0%	106	105	- 0.9%	
Closed Sales	12	10	- 16.7%	101	101	0.0%	
Median Sales Price*	\$1,027,500	\$907,500	- 11.7%	\$970,500	\$920,000	- 5.2%	
Percent of Original List Price Received*	99.6%	105.5%	+ 5.9%	100.8%	100.0%	- 0.8%	
Days on Market Until Sale	19	33	+ 73.7%	24	33	+ 37.5%	
Inventory of Homes for Sale	15	21	+ 40.0%				
Months Supply of Inventory	1.5	2.1	+ 40.0%				

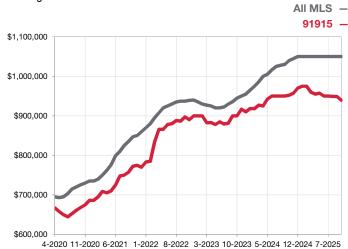
^{*} Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached	October			Year to Date			
Key Metrics	2024	2025	Percent Change	Thru 10-2024	Thru 10-2025	Percent Change	
New Listings	16	14	- 12.5%	156	175	+ 12.2%	
Pending Sales	10	12	+ 20.0%	129	118	- 8.5%	
Closed Sales	9	8	- 11.1%	131	108	- 17.6%	
Median Sales Price*	\$715,000	\$685,500	- 4.1%	\$700,000	\$702,500	+ 0.4%	
Percent of Original List Price Received*	98.0%	97.9%	- 0.1%	99.4%	98.9%	- 0.5%	
Days on Market Until Sale	17	29	+ 70.6%	31	44	+ 41.9%	
Inventory of Homes for Sale	23	30	+ 30.4%				
Months Supply of Inventory	1.9	2.7	+ 42.1%				

^{*} 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

