

Local Market Update for May 2025

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

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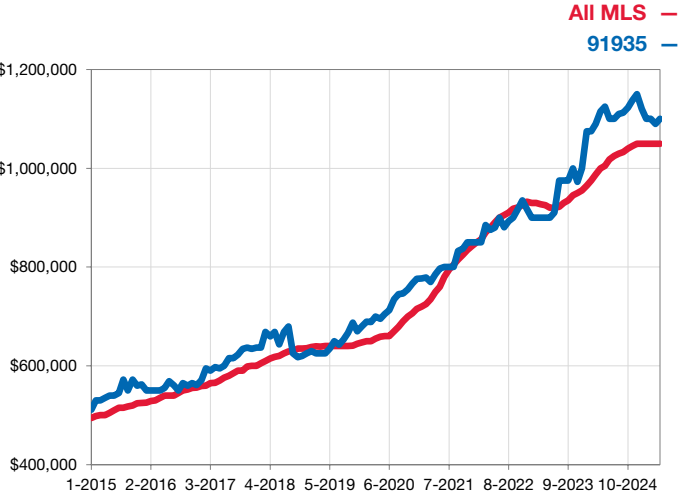
Detached	May			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 5-2024	Thru 5-2025	Percent Change
New Listings	9	16	+ 77.8%	48	72	+ 50.0%
Pending Sales	9	11	+ 22.2%	37	39	+ 5.4%
Closed Sales	6	5	- 16.7%	31	31	0.0%
Median Sales Price*	\$1,147,500	\$1,275,000	+ 11.1%	\$1,150,000	\$982,000	- 14.6%
Percent of Original List Price Received*	99.9%	92.5%	- 7.4%	97.7%	94.2%	- 3.6%
Days on Market Until Sale	32	61	+ 90.6%	56	58	+ 3.6%
Inventory of Homes for Sale	20	25	+ 25.0%	--	--	--
Months Supply of Inventory	3.6	4.2	+ 16.7%	--	--	--

* 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.

Attached	May			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 5-2024	Thru 5-2025	Percent Change
New Listings	0	0	--	2	0	- 100.0%
Pending Sales	1	0	- 100.0%	1	0	- 100.0%
Closed Sales	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
Days on Market Until Sale	0	0	--	0	0	--
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	1.0	0.0	- 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.

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

