

Local Market Update for March 2025

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

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La Mesa, Grossmont

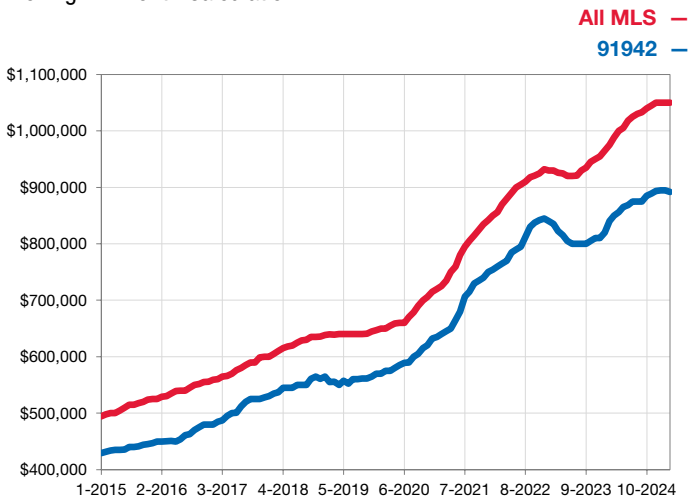
Single Family	March			Year to Date		
	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
Key Metrics						
New Listings	26	23	- 11.5%	63	73	+ 15.9%
Pending Sales	19	18	- 5.3%	48	52	+ 8.3%
Closed Sales	16	20	+ 25.0%	39	48	+ 23.1%
Median Sales Price*	\$905,000	\$884,500	- 2.3%	\$865,000	\$880,000	+ 1.7%
Percent of Original List Price Received*	99.8%	102.3%	+ 2.5%	100.3%	100.1%	- 0.2%
Days on Market Until Sale	24	24	0.0%	23	34	+ 47.8%
Inventory of Homes for Sale	15	25	+ 66.7%	--	--	--
Months Supply of Inventory	1.1	1.6	+ 45.5%	--	--	--

* 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.

Townhouse-Condo	March			Year to Date		
	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
Key Metrics						
New Listings	17	13	- 23.5%	49	53	+ 8.2%
Pending Sales	9	15	+ 66.7%	26	31	+ 19.2%
Closed Sales	9	12	+ 33.3%	22	29	+ 31.8%
Median Sales Price*	\$695,000	\$556,500	- 19.9%	\$631,500	\$555,000	- 12.1%
Percent of Original List Price Received*	100.1%	98.9%	- 1.2%	100.1%	99.1%	- 1.0%
Days on Market Until Sale	17	24	+ 41.2%	15	29	+ 93.3%
Inventory of Homes for Sale	24	24	0.0%	--	--	--
Months Supply of Inventory	2.1	2.2	+ 4.8%	--	--	--

* 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

