

# Local Market Update for July 2025

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

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Rancho San Diego

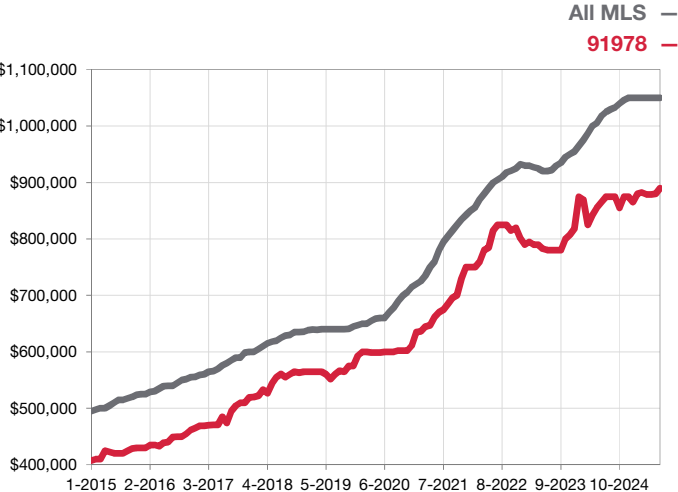
Detached	July			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 7-2024	Thru 7-2025	Percent Change
New Listings	7	4	- 42.9%	40	43	+ 7.5%
Pending Sales	6	7	+ 16.7%	29	31	+ 6.9%
Closed Sales	9	7	- 22.2%	28	27	- 3.6%
Median Sales Price*	\$880,000	\$898,500	+ 2.1%	\$875,000	\$904,500	+ 3.4%
Percent of Original List Price Received*	99.4%	100.3%	+ 0.9%	100.1%	101.0%	+ 0.9%
Days on Market Until Sale	13	21	+ 61.5%	16	25	+ 56.3%
Inventory of Homes for Sale	10	9	- 10.0%	--	--	--
Months Supply of Inventory	2.5	1.9	- 24.0%	--	--	--

\* 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	July			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 7-2024	Thru 7-2025	Percent Change
New Listings	2	4	+ 100.0%	12	16	+ 33.3%
Pending Sales	3	1	- 66.7%	12	8	- 33.3%
Closed Sales	1	1	0.0%	12	7	- 41.7%
Median Sales Price*	\$553,333	\$550,000	- 0.6%	\$495,000	\$550,000	+ 11.1%
Percent of Original List Price Received*	100.6%	100.0%	- 0.6%	99.5%	100.1%	+ 0.6%
Days on Market Until Sale	11	14	+ 27.3%	17	23	+ 35.3%
Inventory of Homes for Sale	1	7	+ 600.0%	--	--	--
Months Supply of Inventory	0.4	5.8	+ 1350.0%	--	--	--

\* 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

