

Local Market Update for November 2025

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

92019

El Cajon

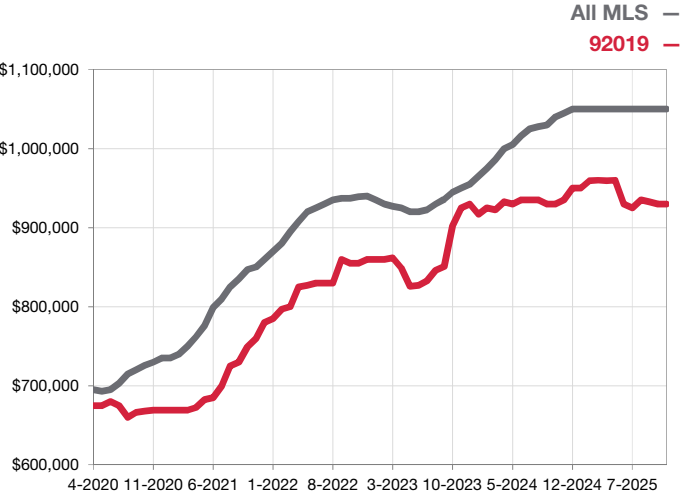
Detached	November			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 11-2024	Thru 11-2025	Percent Change
New Listings	13	13	0.0%	302	308	+ 2.0%
Pending Sales	27	19	- 29.6%	235	223	- 5.1%
Closed Sales	18	20	+ 11.1%	219	217	- 0.9%
Median Sales Price*	\$1,074,500	\$1,007,500	- 6.2%	\$950,000	\$925,000	- 2.6%
Percent of Original List Price Received*	97.7%	98.4%	+ 0.7%	98.8%	97.8%	- 1.0%
Days on Market Until Sale	26	30	+ 15.4%	27	35	+ 29.6%
Inventory of Homes for Sale	51	26	- 49.0%	--	--	--
Months Supply of Inventory	2.5	1.3	- 48.0%	--	--	--

* 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	November			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 11-2024	Thru 11-2025	Percent Change
New Listings	6	21	+ 250.0%	142	223	+ 57.0%
Pending Sales	7	10	+ 42.9%	99	107	+ 8.1%
Closed Sales	8	11	+ 37.5%	97	95	- 2.1%
Median Sales Price*	\$509,500	\$525,000	+ 3.0%	\$541,000	\$520,000	- 3.9%
Percent of Original List Price Received*	101.3%	96.9%	- 4.3%	99.6%	99.1%	- 0.5%
Days on Market Until Sale	11	46	+ 318.2%	22	35	+ 59.1%
Inventory of Homes for Sale	15	44	+ 193.3%	--	--	--
Months Supply of Inventory	1.7	4.9	+ 188.2%	--	--	--

* 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

