

Local Market Update for February 2025

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

92029

Escondido West

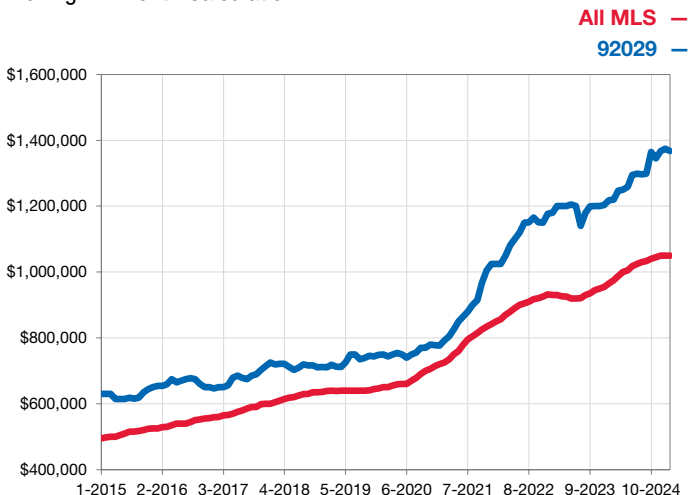
Single Family	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
Key Metrics						
New Listings	16	27	+ 68.8%	31	48	+ 54.8%
Pending Sales	13	12	- 7.7%	25	23	- 8.0%
Closed Sales	15	14	- 6.7%	23	25	+ 8.7%
Median Sales Price*	\$1,234,000	\$1,034,500	- 16.2%	\$1,270,000	\$1,237,000	- 2.6%
Percent of Original List Price Received*	97.8%	97.0%	- 0.8%	95.8%	94.8%	- 1.0%
Days on Market Until Sale	57	50	- 12.3%	63	60	- 4.8%
Inventory of Homes for Sale	17	35	+ 105.9%	--	--	--
Months Supply of Inventory	1.1	2.7	+ 145.5%	--	--	--

* 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	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
Key Metrics						
New Listings	0	0	--	1	2	+ 100.0%
Pending Sales	1	2	+ 100.0%	1	2	+ 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	0	1	--	--	--	--
Months Supply of Inventory	0.0	0.7	--	--	--	--

* 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.

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

