

Local Market Update for September 2025

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

92054

Oceanside South

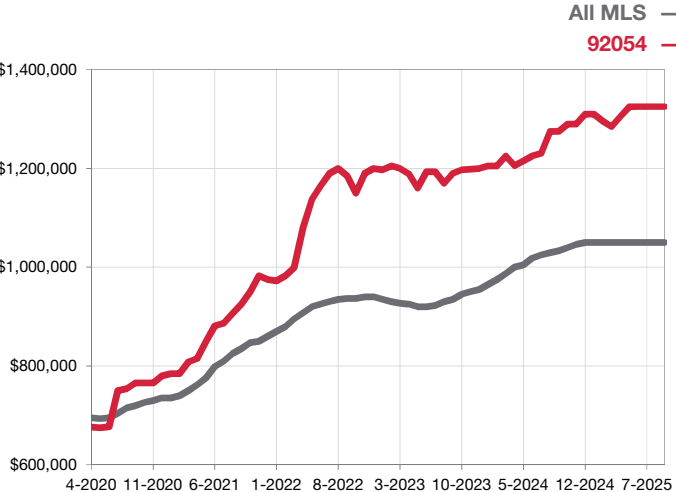
Detached	September			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 9-2024	Thru 9-2025	Percent Change
New Listings	21	21	0.0%	206	201	- 2.4%
Pending Sales	21	13	- 38.1%	161	135	- 16.1%
Closed Sales	19	8	- 57.9%	153	132	- 13.7%
Median Sales Price*	\$1,300,000	\$1,139,950	- 12.3%	\$1,279,000	\$1,253,126	- 2.0%
Percent of Original List Price Received*	98.6%	94.4%	- 4.3%	99.0%	97.3%	- 1.7%
Days on Market Until Sale	32	58	+ 81.3%	34	49	+ 44.1%
Inventory of Homes for Sale	49	38	- 22.4%	--	--	--
Months Supply of Inventory	2.9	2.6	- 10.3%	--	--	--

* 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	September			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 9-2024	Thru 9-2025	Percent Change
New Listings	17	26	+ 52.9%	155	222	+ 43.2%
Pending Sales	20	14	- 30.0%	136	112	- 17.6%
Closed Sales	11	14	+ 27.3%	129	107	- 17.1%
Median Sales Price*	\$925,000	\$799,500	- 13.6%	\$955,000	\$838,450	- 12.2%
Percent of Original List Price Received*	94.3%	98.0%	+ 3.9%	96.2%	97.0%	+ 0.8%
Days on Market Until Sale	52	29	- 44.2%	51	51	0.0%
Inventory of Homes for Sale	38	59	+ 55.3%	--	--	--
Months Supply of Inventory	2.7	4.8	+ 77.8%	--	--	--

* 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

