

# Local Market Update for November 2025

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

92054

Oceanside South

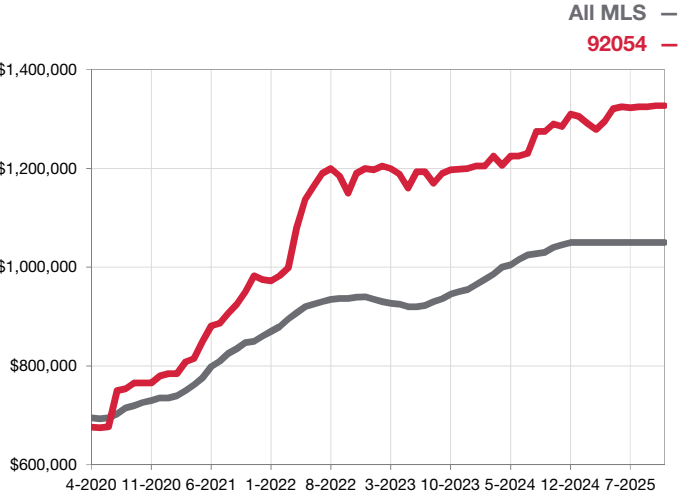
Detached	November			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 11-2024	Thru 11-2025	Percent Change
New Listings	17	17	0.0%	263	244	- 7.2%
Pending Sales	15	10	- 33.3%	191	165	- 13.6%
Closed Sales	11	15	+ 36.4%	183	166	- 9.3%
Median Sales Price*	\$1,150,000	\$1,325,000	+ 15.2%	\$1,290,000	\$1,312,500	+ 1.7%
Percent of Original List Price Received*	92.0%	96.9%	+ 5.3%	98.3%	97.3%	- 1.0%
Days on Market Until Sale	49	57	+ 16.3%	38	53	+ 39.5%
Inventory of Homes for Sale	37	29	- 21.6%	--	--	--
Months Supply of Inventory	2.2	2.0	- 9.1%	--	--	--

\* 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	16	13	- 18.8%	225	260	+ 15.6%
Pending Sales	9	14	+ 55.6%	163	142	- 12.9%
Closed Sales	18	13	- 27.8%	164	134	- 18.3%
Median Sales Price*	\$750,000	\$908,000	+ 21.1%	\$899,944	\$862,500	- 4.2%
Percent of Original List Price Received*	95.8%	96.5%	+ 0.7%	96.2%	97.0%	+ 0.8%
Days on Market Until Sale	55	49	- 10.9%	52	51	- 1.9%
Inventory of Homes for Sale	39	40	+ 2.6%	--	--	--
Months Supply of Inventory	2.7	3.2	+ 18.5%	--	--	--

\* 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.

Median Sales Price – Single Family  
Rolling 12-Month Calculation



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

