

# Local Market Update for September 2025

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

92058

Oceanside (Central)

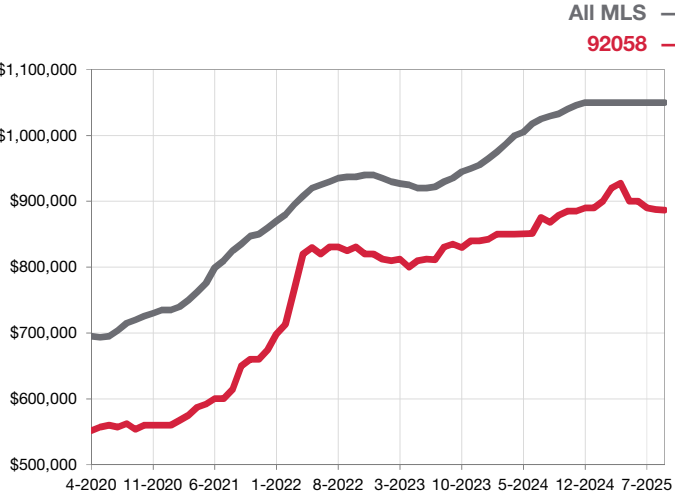
Detached	September			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 9-2024	Thru 9-2025	Percent Change
New Listings	5	5	0.0%	61	77	+ 26.2%
Pending Sales	5	2	- 60.0%	51	46	- 9.8%
Closed Sales	3	4	+ 33.3%	49	50	+ 2.0%
Median Sales Price*	\$875,000	\$830,000	- 5.1%	\$890,000	\$864,500	- 2.9%
Percent of Original List Price Received*	100.0%	92.7%	- 7.3%	101.4%	98.4%	- 3.0%
Days on Market Until Sale	32	72	+ 125.0%	24	34	+ 41.7%
Inventory of Homes for Sale	10	13	+ 30.0%	--	--	--
Months Supply of Inventory	2.2	2.4	+ 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	September			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 9-2024	Thru 9-2025	Percent Change
New Listings	10	6	- 40.0%	65	72	+ 10.8%
Pending Sales	10	4	- 60.0%	51	45	- 11.8%
Closed Sales	6	8	+ 33.3%	44	45	+ 2.3%
Median Sales Price*	\$517,500	\$569,000	+ 10.0%	\$575,000	\$555,000	- 3.5%
Percent of Original List Price Received*	96.7%	98.4%	+ 1.8%	101.2%	100.1%	- 1.1%
Days on Market Until Sale	53	34	- 35.8%	24	44	+ 83.3%
Inventory of Homes for Sale	12	14	+ 16.7%	--	--	--
Months Supply of Inventory	2.5	2.7	+ 8.0%	--	--	--

\* 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

