

# Local Market Update for September 2025

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

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Santee

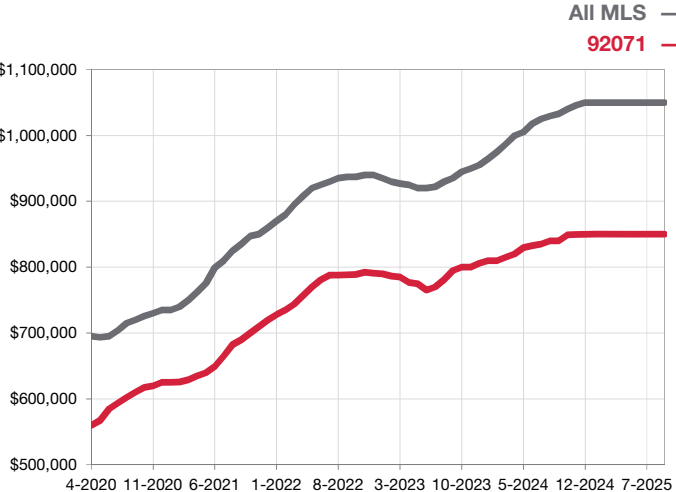
| Detached                                 | September |           |                | Year to Date |             |                |
|--|-----------|-----------|----------------|--------------|-------------|----------------|
| Key Metrics                              | 2024      | 2025      | Percent Change | Thru 9-2024  | Thru 9-2025 | Percent Change |
| New Listings                             | 27        | 27        | 0.0%           | 265          | 369         | + 39.2%        |
| Pending Sales                            | 29        | 26        | - 10.3%        | 257          | 263         | + 2.3%         |
| Closed Sales                             | 30        | 24        | - 20.0%        | 246          | 242         | - 1.6%         |
| Median Sales Price*                      | \$830,000 | \$844,500 | + 1.7%         | \$849,500    | \$855,000   | + 0.6%         |
| Percent of Original List Price Received* | 100.2%    | 98.8%     | - 1.4%         | 101.3%       | 100.0%      | - 1.3%         |
| Days on Market Until Sale                | 50        | 32        | - 36.0%        | 23           | 28          | + 21.7%        |
| Inventory of Homes for Sale              | 25        | 41        | + 64.0%        | --           | --          | --             |
| Months Supply of Inventory               | 1.0       | 1.5       | + 50.0%        | --           | --          | --             |

\* 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                                 | September |           |                | Year to Date |             |                |
|--|-----------|-----------|----------------|--------------|-------------|----------------|
| Key Metrics                              | 2024      | 2025      | Percent Change | Thru 9-2024  | Thru 9-2025 | Percent Change |
| New Listings                             | 20        | 14        | - 30.0%        | 213          | 221         | + 3.8%         |
| Pending Sales                            | 21        | 14        | - 33.3%        | 176          | 132         | - 25.0%        |
| Closed Sales                             | 19        | 10        | - 47.4%        | 160          | 125         | - 21.9%        |
| Median Sales Price*                      | \$599,999 | \$622,680 | + 3.8%         | \$605,000    | \$600,000   | - 0.8%         |
| Percent of Original List Price Received* | 97.7%     | 98.5%     | + 0.8%         | 100.0%       | 98.5%       | - 1.5%         |
| Days on Market Until Sale                | 34        | 44        | + 29.4%        | 25           | 41          | + 64.0%        |
| Inventory of Homes for Sale              | 40        | 46        | + 15.0%        | --           | --          | --             |
| Months Supply of Inventory               | 2.3       | 3.1       | + 34.8%        | --           | --          | --             |

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Median Sales Price – Single Family  
Rolling 12-Month Calculation



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

