

# Local Market Update for August 2025

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

92106

Point Loma

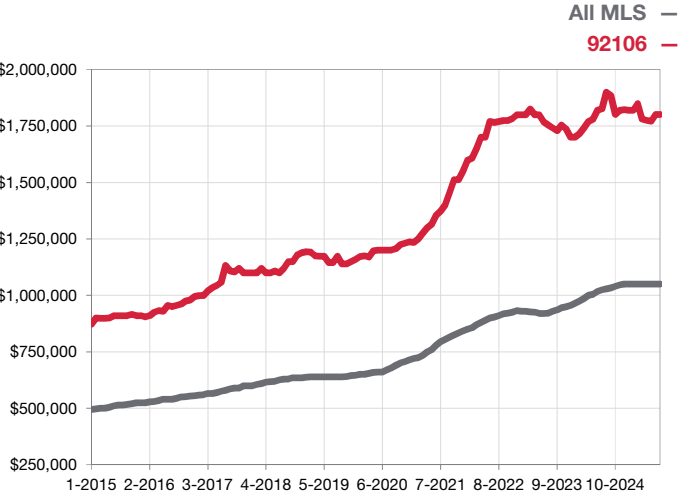
Detached	August			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 8-2024	Thru 8-2025	Percent Change
New Listings	25	25	0.0%	156	205	+ 31.4%
Pending Sales	13	11	- 15.4%	104	102	- 1.9%
Closed Sales	13	13	0.0%	95	89	- 6.3%
Median Sales Price*	\$1,915,000	\$2,625,000	+ 37.1%	\$1,915,000	\$1,900,000	- 0.8%
Percent of Original List Price Received*	98.1%	91.8%	- 6.4%	97.7%	97.0%	- 0.7%
Days on Market Until Sale	23	40	+ 73.9%	38	32	- 15.8%
Inventory of Homes for Sale	36	40	+ 11.1%	--	--	--
Months Supply of Inventory	3.3	3.5	+ 6.1%	--	--	--

\* 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	August			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 8-2024	Thru 8-2025	Percent Change
New Listings	3	3	0.0%	38	62	+ 63.2%
Pending Sales	4	3	- 25.0%	21	33	+ 57.1%
Closed Sales	3	3	0.0%	20	35	+ 75.0%
Median Sales Price*	\$995,000	\$619,800	- 37.7%	\$1,007,500	\$1,100,000	+ 9.2%
Percent of Original List Price Received*	90.9%	90.4%	- 0.6%	99.4%	97.9%	- 1.5%
Days on Market Until Sale	29	42	+ 44.8%	45	25	- 44.4%
Inventory of Homes for Sale	10	13	+ 30.0%	--	--	--
Months Supply of Inventory	3.5	3.2	- 8.6%	--	--	--

\* 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

