

# Local Market Update for April 2025

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

## 92122

University City

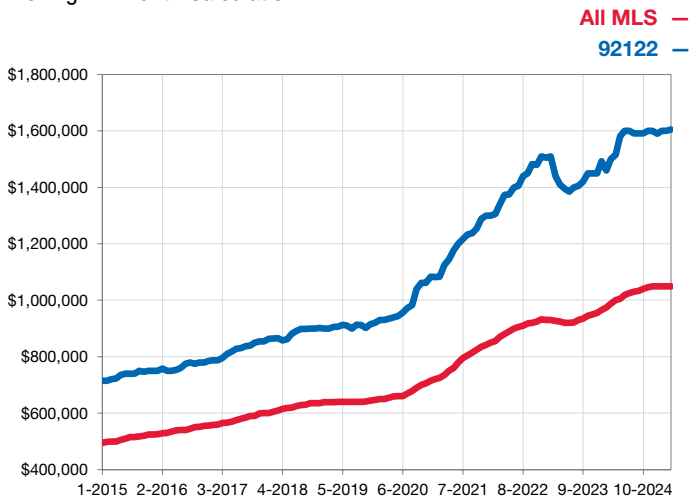
Detached	April			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 4-2024	Thru 4-2025	Percent Change
New Listings	11	14	+ 27.3%	40	49	+ 22.5%
Pending Sales	9	10	+ 11.1%	27	32	+ 18.5%
Closed Sales	7	7	0.0%	25	29	+ 16.0%
Median Sales Price*	\$1,515,000	\$1,701,000	+ 12.3%	\$1,515,000	\$1,625,000	+ 7.3%
Percent of Original List Price Received*	100.2%	99.2%	- 1.0%	99.4%	98.0%	- 1.4%
Days on Market Until Sale	19	11	- 42.1%	20	26	+ 30.0%
Inventory of Homes for Sale	10	12	+ 20.0%	--	--	--
Months Supply of Inventory	1.5	1.3	- 13.3%	--	--	--

\* 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	April			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 4-2024	Thru 4-2025	Percent Change
New Listings	27	27	0.0%	85	97	+ 14.1%
Pending Sales	22	12	- 45.5%	68	57	- 16.2%
Closed Sales	14	16	+ 14.3%	55	59	+ 7.3%
Median Sales Price*	\$748,375	\$680,000	- 9.1%	\$745,000	\$715,000	- 4.0%
Percent of Original List Price Received*	97.7%	97.6%	- 0.1%	98.6%	97.6%	- 1.0%
Days on Market Until Sale	33	38	+ 15.2%	29	41	+ 41.4%
Inventory of Homes for Sale	25	47	+ 88.0%	--	--	--
Months Supply of Inventory	1.6	3.4	+ 112.5%	--	--	--

\* 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

