

# Local Market Update for December 2025

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

## 92129

Penasquitos

Detached		December			Year to Date		
Key Metrics		2024	2025	Percent Change	Thru 12-2024	Thru 12-2025	Percent Change
New Listings		13	15	+ 15.4%	318	324	+ 1.9%
Pending Sales		16	21	+ 31.3%	256	240	- 6.3%
Closed Sales		21	15	- 28.6%	251	231	- 8.0%
Median Sales Price*		\$1,385,000	<b>\$1,290,000</b>	- 6.9%	\$1,510,000	<b>\$1,450,000</b>	- 4.0%
Percent of Original List Price Received*		97.8%	<b>96.1%</b>	- 1.7%	102.0%	<b>98.7%</b>	- 3.2%
Days on Market Until Sale		29	<b>46</b>	+ 58.6%	17	<b>29</b>	+ 70.6%
Inventory of Homes for Sale		15	<b>18</b>	+ 20.0%	--	--	--
Months Supply of Inventory		0.7	<b>0.9</b>	+ 28.6%	--	--	--

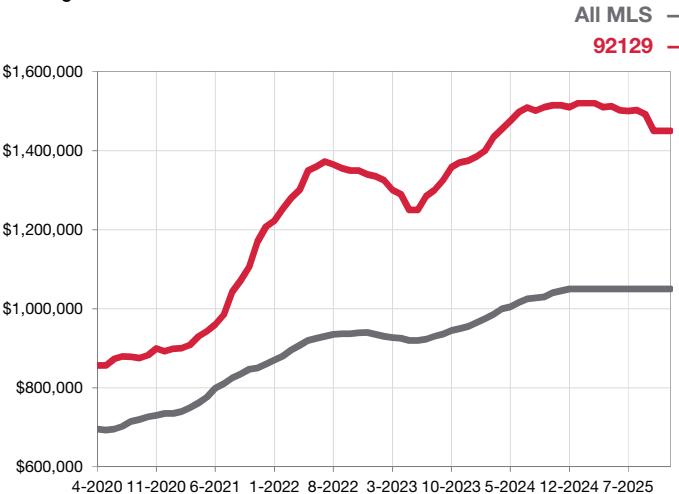
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached		December			Year to Date		
Key Metrics		2024	2025	Percent Change	Thru 12-2024	Thru 12-2025	Percent Change
New Listings		6	<b>12</b>	+ 100.0%	132	<b>189</b>	+ 43.2%
Pending Sales		8	<b>7</b>	- 12.5%	88	<b>104</b>	+ 18.2%
Closed Sales		4	<b>6</b>	+ 50.0%	86	<b>101</b>	+ 17.4%
Median Sales Price*		\$840,000	<b>\$791,500</b>	- 5.8%	\$691,500	<b>\$700,000</b>	+ 1.2%
Percent of Original List Price Received*		96.6%	<b>97.0%</b>	+ 0.4%	101.2%	<b>97.3%</b>	- 3.9%
Days on Market Until Sale		37	<b>97</b>	+ 162.2%	22	<b>40</b>	+ 81.8%
Inventory of Homes for Sale		16	<b>21</b>	+ 31.3%	--	--	--
Months Supply of Inventory		2.2	<b>2.4</b>	+ 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.

### Median Sales Price – Single Family

Rolling 12-Month Calculation



### Median Sales Price – Townhouse-Condo

Rolling 12-Month Calculation

