

Local Market Update for February 2025

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

92173

San Ysidro

Single Family

Key Metrics	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
New Listings	6	4	- 33.3%	11	5	- 54.5%
Pending Sales	2	0	- 100.0%	5	0	- 100.0%
Closed Sales	3	1	- 66.7%	3	3	0.0%
Median Sales Price*	\$800,000	\$730,000	- 8.8%	\$800,000	\$795,000	- 0.6%
Percent of Original List Price Received*	100.0%	92.4%	- 7.6%	100.0%	98.8%	- 1.2%
Days on Market Until Sale	16	59	+ 268.8%	16	43	+ 168.8%
Inventory of Homes for Sale	8	8	0.0%	--	--	--
Months Supply of Inventory	4.0	3.6	- 10.0%	--	--	--

* 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.

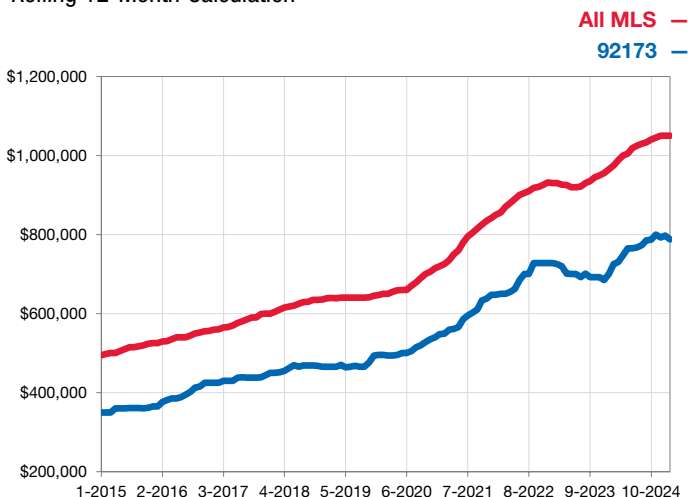
Townhouse-Condo

Key Metrics	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
New Listings	3	5	+ 66.7%	5	7	+ 40.0%
Pending Sales	3	0	- 100.0%	6	2	- 66.7%
Closed Sales	1	2	+ 100.0%	1	2	+ 100.0%
Median Sales Price*	\$509,000	\$376,026	- 26.1%	\$509,000	\$376,026	- 26.1%
Percent of Original List Price Received*	104.9%	83.7%	- 20.2%	104.9%	83.7%	- 20.2%
Days on Market Until Sale	93	64	- 31.2%	93	64	- 31.2%
Inventory of Homes for Sale	2	11	+ 450.0%	--	--	--
Months Supply of Inventory	0.7	4.0	+ 471.4%	--	--	--

* 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

