

Local Market Update for May 2025

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

92104

North Park

| Detached | May | | | Year to Date | | |
|--|-------------|-------------|----------------|--------------|-------------|----------------|
| | 2024 | 2025 | Percent Change | Thru 5-2024 | Thru 5-2025 | Percent Change |
| Key Metrics | | | | | | |
| New Listings | 21 | 25 | + 19.0% | 79 | 98 | + 24.1% |
| Pending Sales | 10 | 15 | + 50.0% | 51 | 60 | + 17.6% |
| Closed Sales | 9 | 14 | + 55.6% | 52 | 53 | + 1.9% |
| Median Sales Price* | \$1,136,890 | \$1,200,000 | + 5.6% | \$1,199,500 | \$1,225,000 | + 2.1% |
| Percent of Original List Price Received* | 100.3% | 99.5% | - 0.8% | 99.7% | 100.3% | + 0.6% |
| Days on Market Until Sale | 13 | 27 | + 107.7% | 22 | 23 | + 4.5% |
| Inventory of Homes for Sale | 19 | 28 | + 47.4% | -- | -- | -- |
| Months Supply of Inventory | 1.9 | 2.6 | + 36.8% | -- | -- | -- |

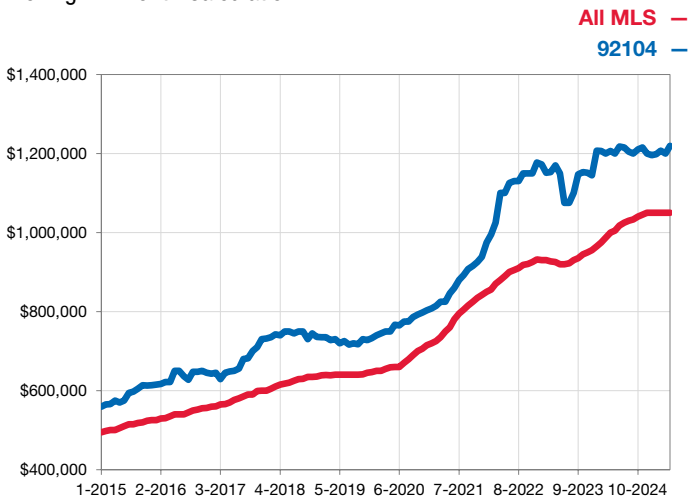
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| Attached | May | | | Year to Date | | |
|--|-----------|-----------|----------------|--------------|-------------|----------------|
| | 2024 | 2025 | Percent Change | Thru 5-2024 | Thru 5-2025 | Percent Change |
| Key Metrics | | | | | | |
| New Listings | 27 | 17 | - 37.0% | 95 | 107 | + 12.6% |
| Pending Sales | 6 | 10 | + 66.7% | 53 | 57 | + 7.5% |
| Closed Sales | 12 | 12 | 0.0% | 55 | 51 | - 7.3% |
| Median Sales Price* | \$672,000 | \$632,000 | - 6.0% | \$661,000 | \$621,000 | - 6.1% |
| Percent of Original List Price Received* | 101.4% | 96.7% | - 4.6% | 101.4% | 98.0% | - 3.4% |
| Days on Market Until Sale | 20 | 27 | + 35.0% | 25 | 36 | + 44.0% |
| Inventory of Homes for Sale | 39 | 32 | - 17.9% | -- | -- | -- |
| Months Supply of Inventory | 3.8 | 2.7 | - 28.9% | -- | -- | -- |

* 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

