

# Local Market Update for May 2025

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

## 92109

Pacific Beach, Mission Beach

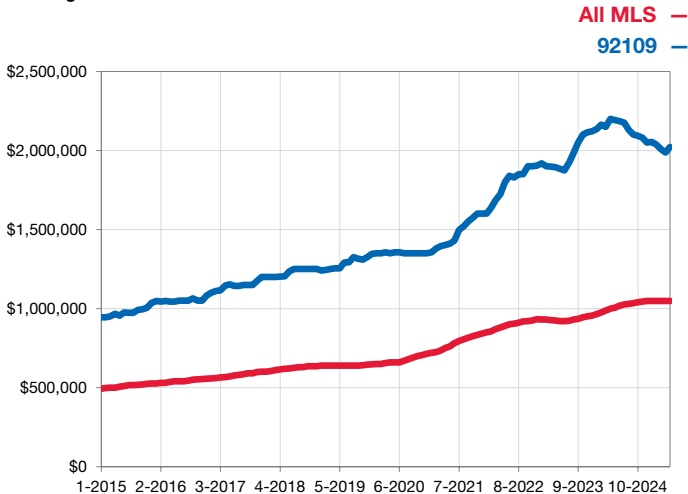
Detached	May			Year to Date		
	2024	2025	Percent Change	Thru 5-2024	Thru 5-2025	Percent Change
<b>Key Metrics</b>						
New Listings	24	<b>28</b>	+ 16.7%	106	<b>118</b>	+ 11.3%
Pending Sales	13	<b>12</b>	- 7.7%	63	<b>62</b>	- 1.6%
Closed Sales	23	<b>13</b>	- 43.5%	67	<b>60</b>	- 10.4%
Median Sales Price*	\$2,165,000	<b>\$2,355,000</b>	+ 8.8%	\$2,100,000	<b>\$2,047,500</b>	- 2.5%
Percent of Original List Price Received*	99.0%	<b>100.0%</b>	+ 1.0%	97.6%	<b>99.3%</b>	+ 1.7%
Days on Market Until Sale	28	<b>14</b>	- 50.0%	32	<b>35</b>	+ 9.4%
Inventory of Homes for Sale	37	<b>48</b>	+ 29.7%	--	--	--
Months Supply of Inventory	3.3	<b>4.0</b>	+ 21.2%	--	--	--

\* 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
<b>Key Metrics</b>						
New Listings	24	<b>18</b>	- 25.0%	106	<b>162</b>	+ 52.8%
Pending Sales	12	<b>20</b>	+ 66.7%	63	<b>82</b>	+ 30.2%
Closed Sales	15	<b>18</b>	+ 20.0%	59	<b>71</b>	+ 20.3%
Median Sales Price*	\$1,035,000	<b>\$787,500</b>	- 23.9%	\$1,190,000	<b>\$967,500</b>	- 18.7%
Percent of Original List Price Received*	97.9%	<b>97.8%</b>	- 0.1%	97.1%	<b>97.6%</b>	+ 0.5%
Days on Market Until Sale	19	<b>27</b>	+ 42.1%	34	<b>34</b>	0.0%
Inventory of Homes for Sale	38	<b>57</b>	+ 50.0%	--	--	--
Months Supply of Inventory	2.9	<b>3.4</b>	+ 17.2%	--	--	--

\* 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

