

San Diego

MARKET UPDATE

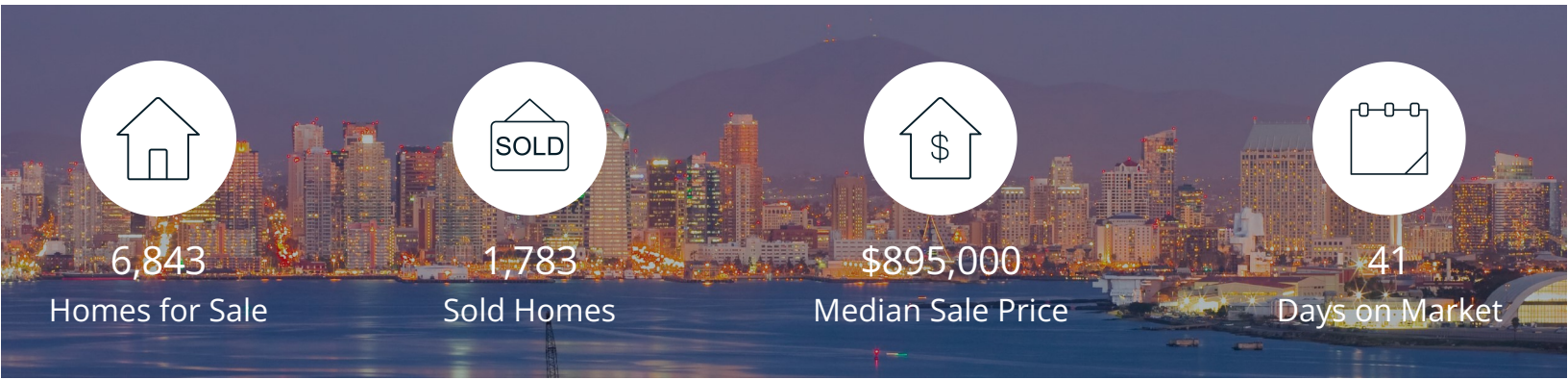


JULY 2025

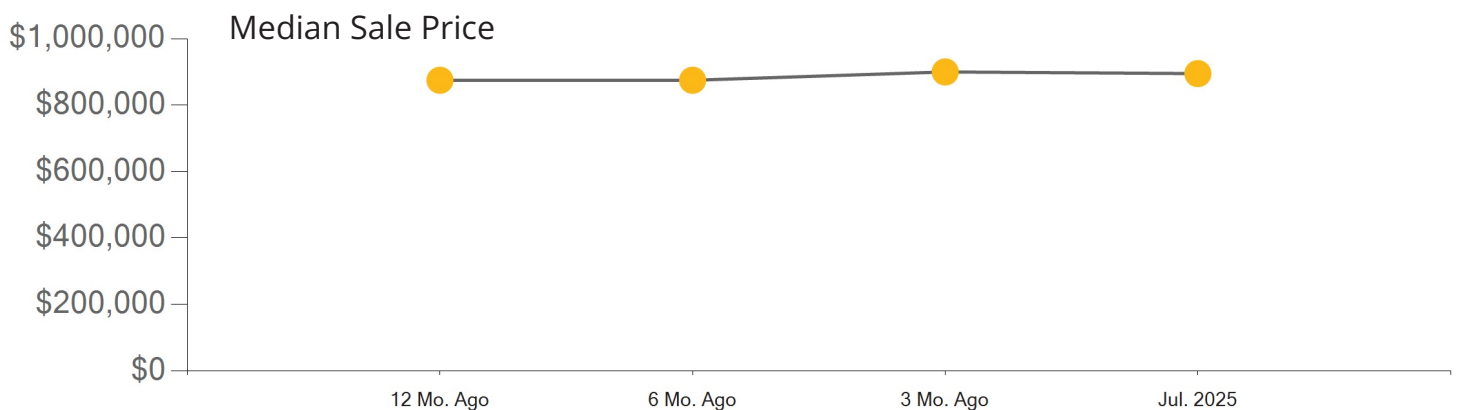
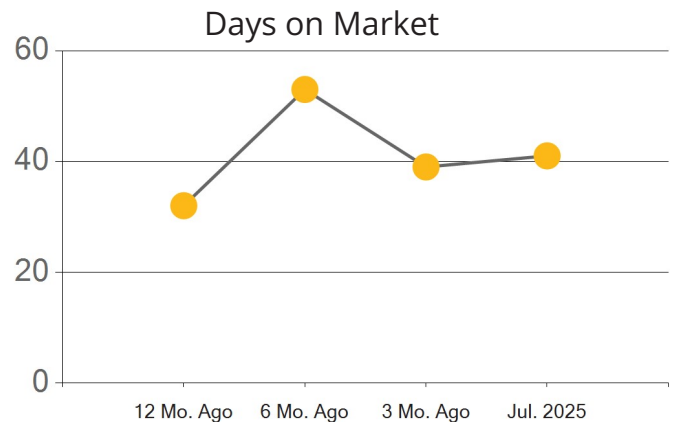
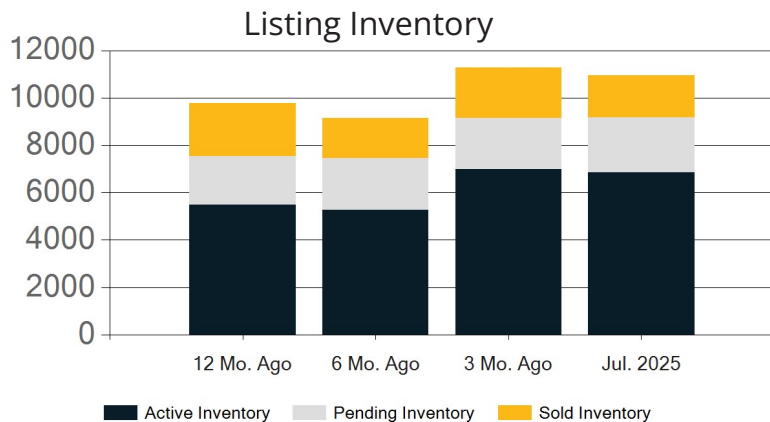
FT First
Team.

San Diego County Market Update

JULY 2025



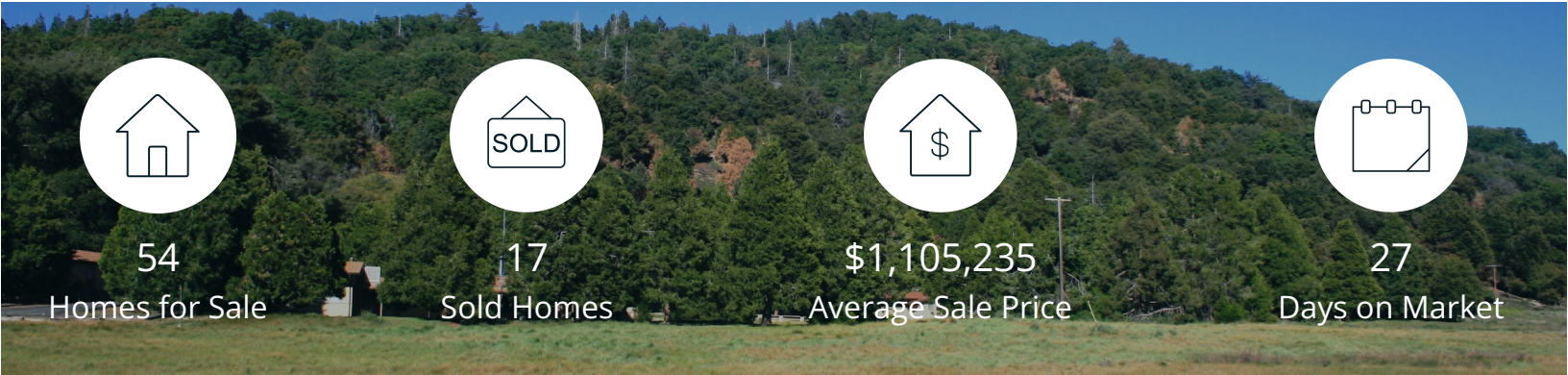
	Active	Pending	Sold	Median Sale Price	Days on Market
Jul. 2025	6,843	2,333	1,783	\$895,000	41
3 Mo. Ago	7,002	2,146	2,139	\$900,000	39
6 Mo. Ago	5,273	2,178	1,695	\$875,000	53
12 Mo. Ago	5,499	2,040	2,239	\$875,000	32



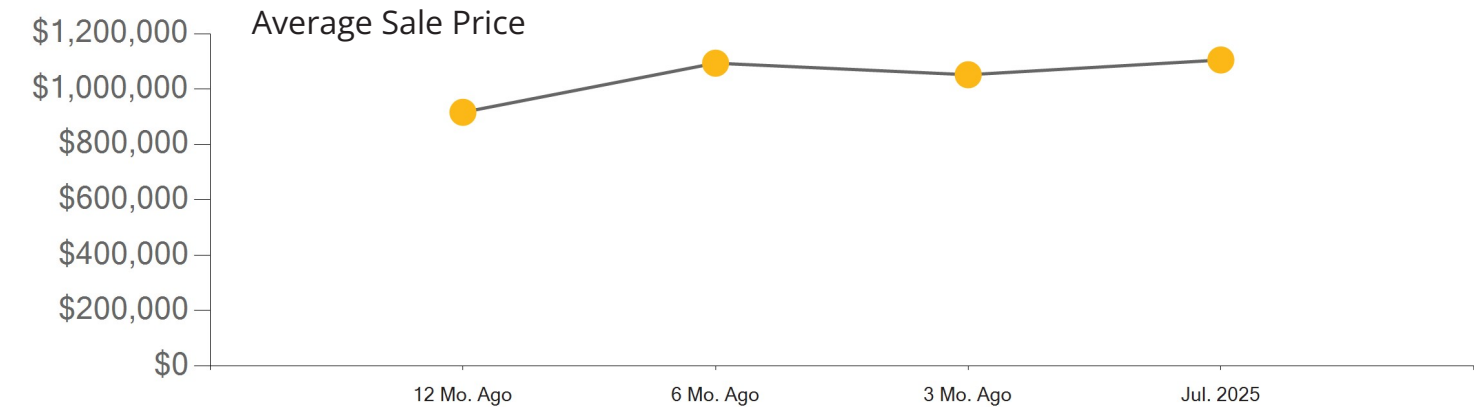
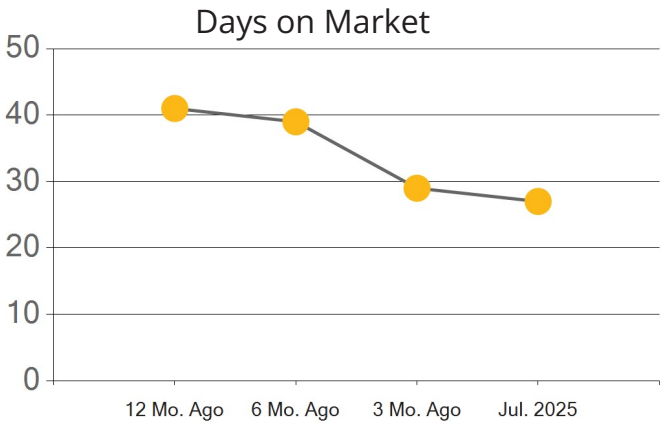
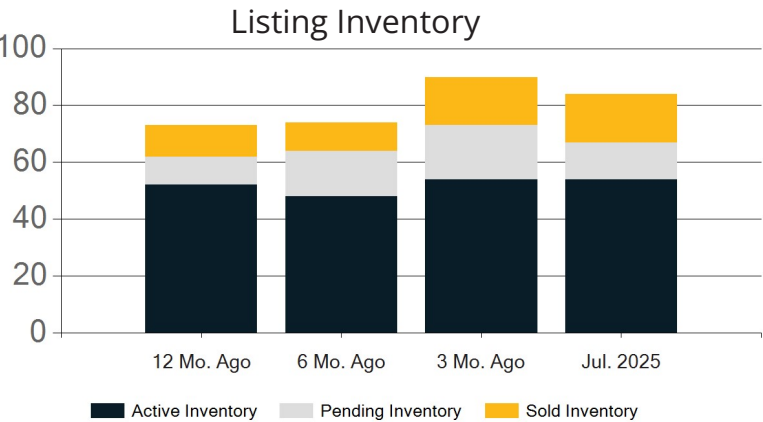
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	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	54	13	17	\$1,105,235	27
3 Mo. Ago	54	19	17	\$1,051,765	29
6 Mo. Ago	48	16	10	\$1,093,700	39
12 Mo. Ago	52	10	11	\$916,091	41




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
26
Homes for Sale



10
Sold Homes

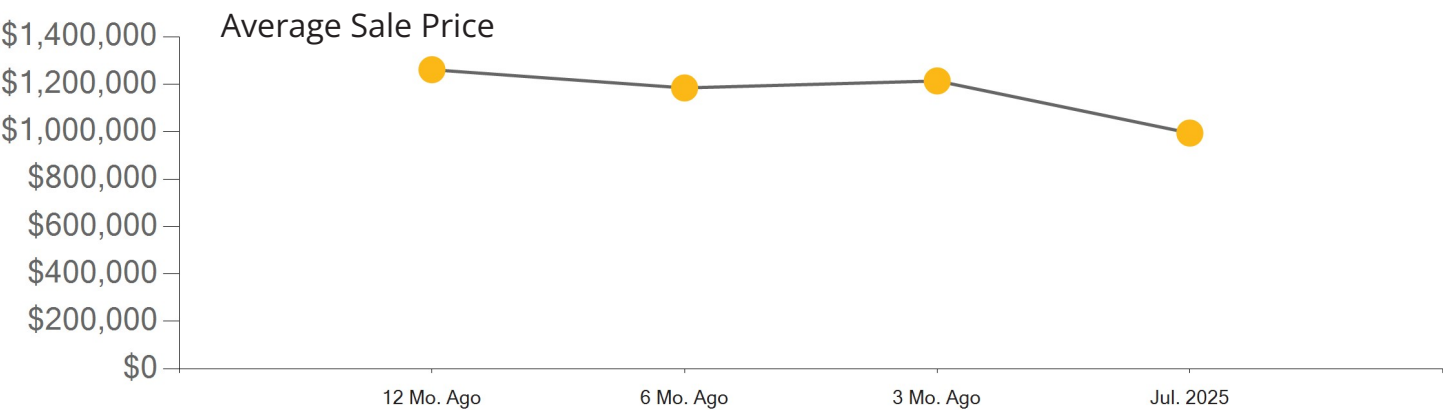
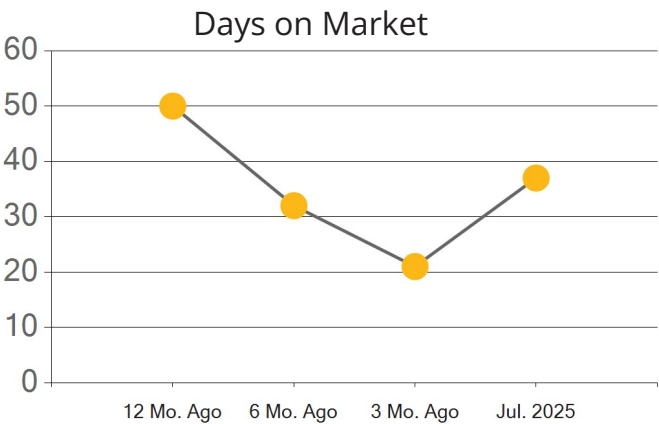
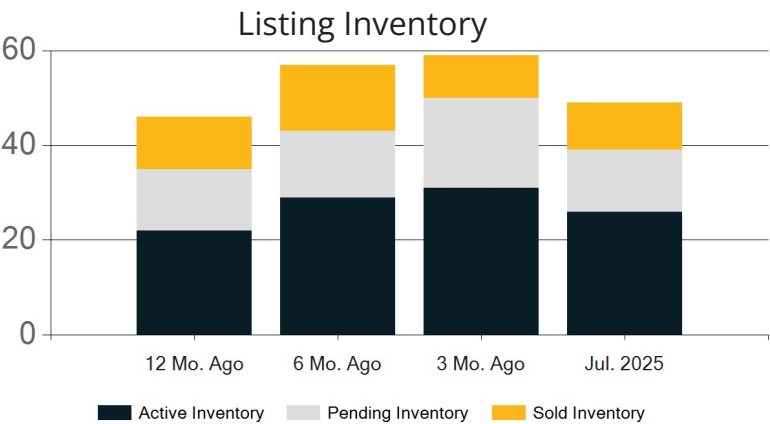


\$993,800
Average Sale Price



37
Days on Market

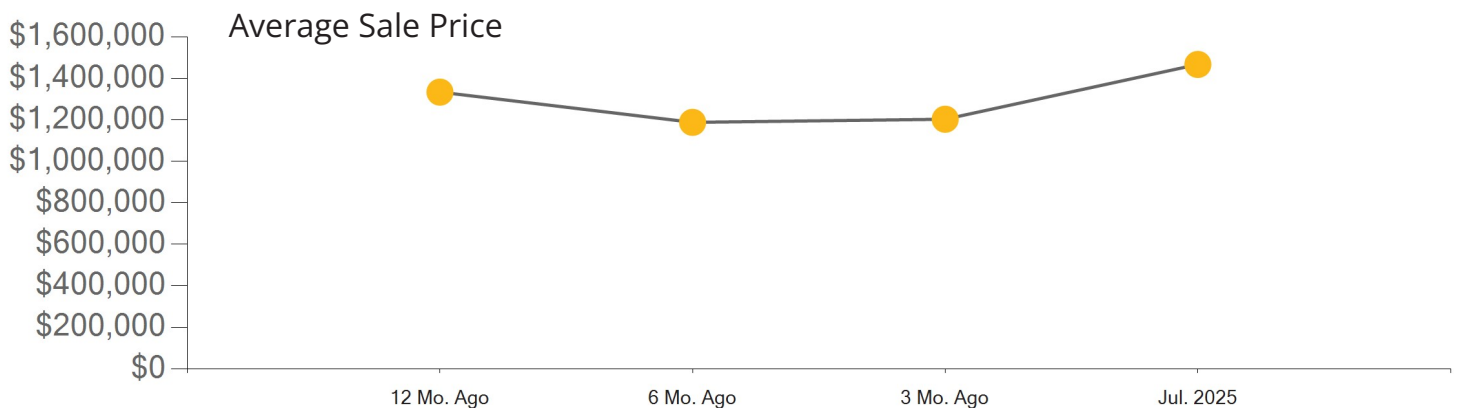
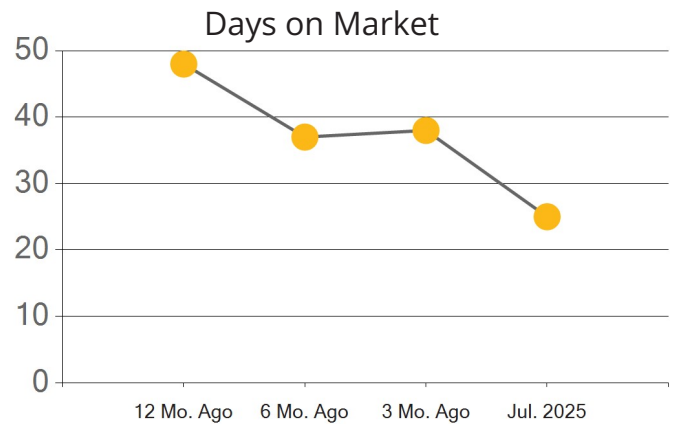
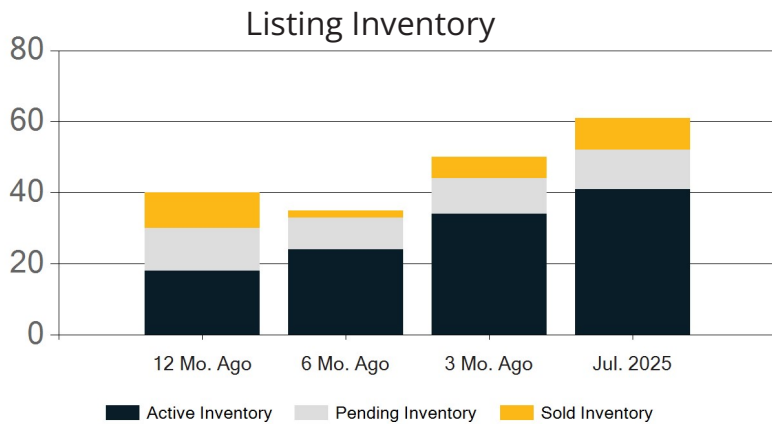
	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	26	13	10	\$993,800	37
3 Mo. Ago	31	19	9	\$1,213,600	21
6 Mo. Ago	29	14	14	\$1,184,098	32
12 Mo. Ago	22	13	11	\$1,261,000	50

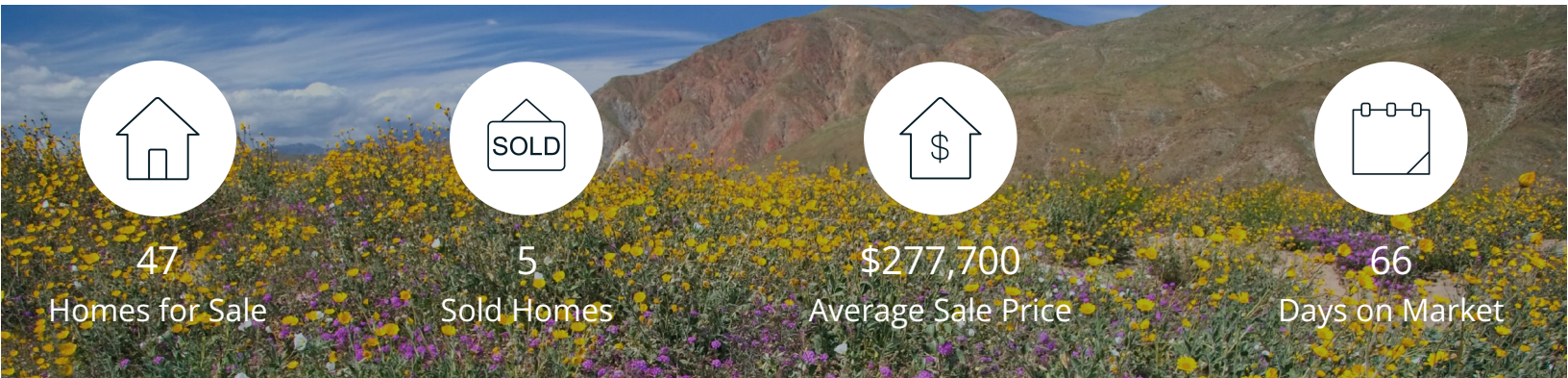


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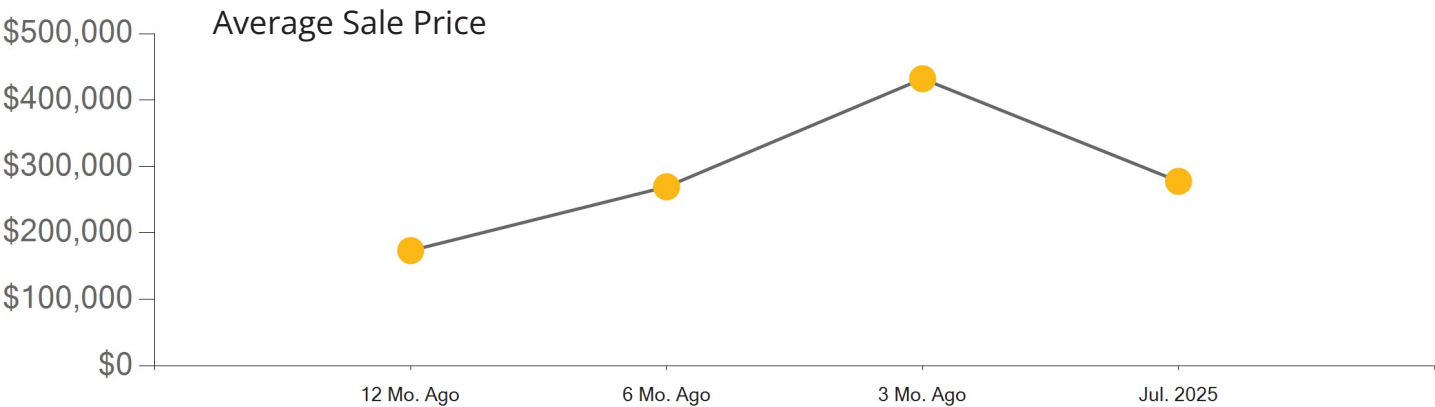
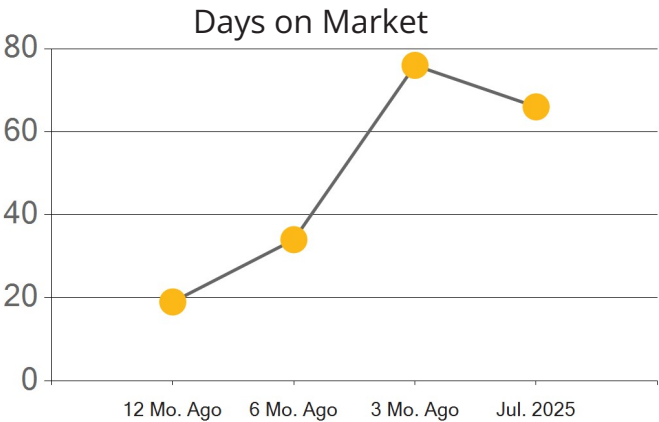
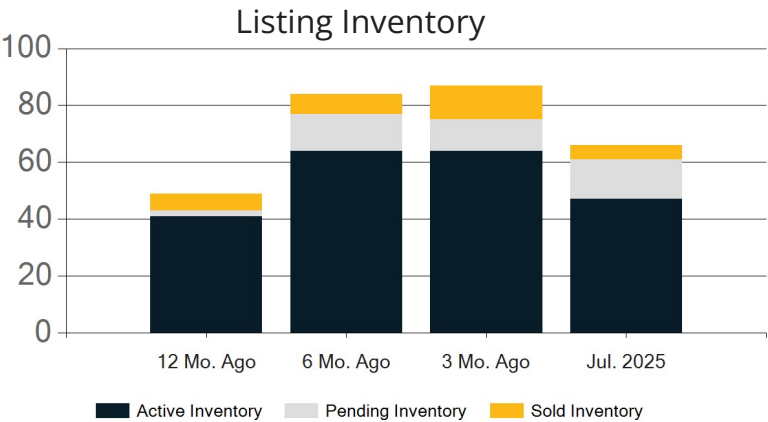


	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	41	11	9	\$1,466,572	25
3 Mo. Ago	34	10	6	\$1,202,542	38
6 Mo. Ago	24	9	2	\$1,187,500	37
12 Mo. Ago	18	12	10	\$1,333,151	48

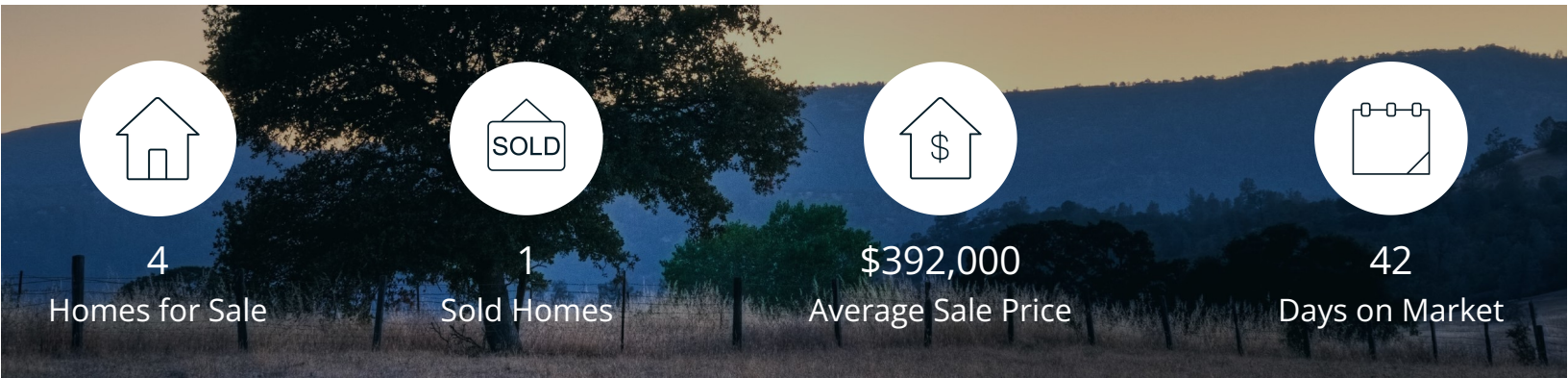




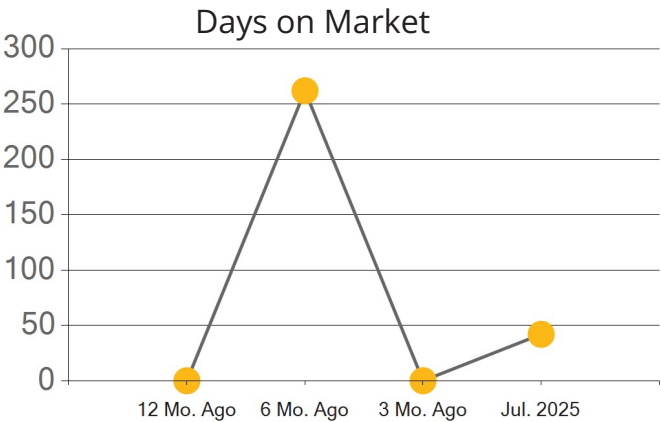
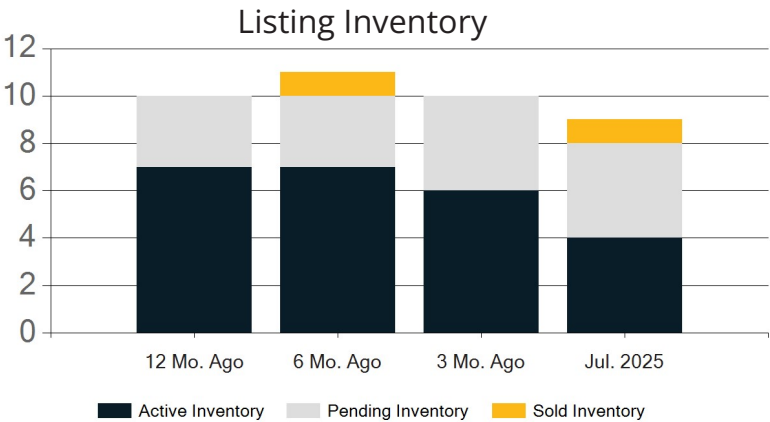
	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	47	14	5	\$277,700	66
3 Mo. Ago	64	11	12	\$432,250	76
6 Mo. Ago	64	13	7	\$269,500	34
12 Mo. Ago	41	2	6	\$173,417	19



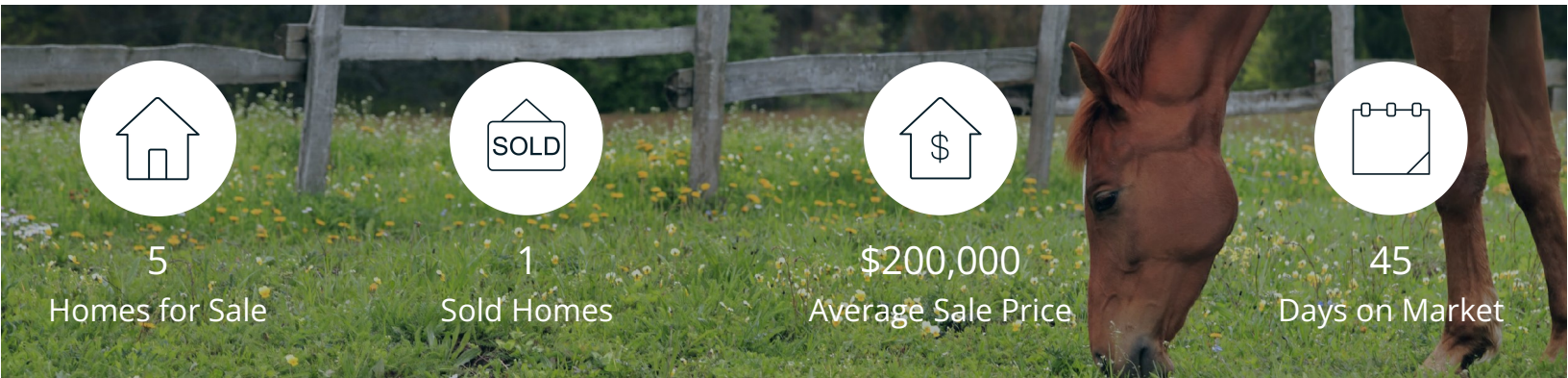
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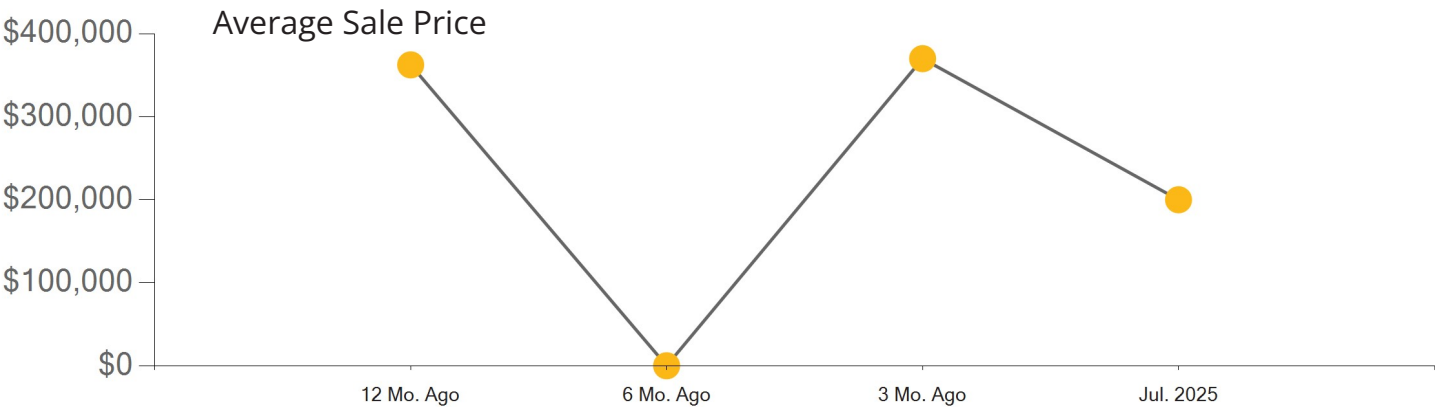
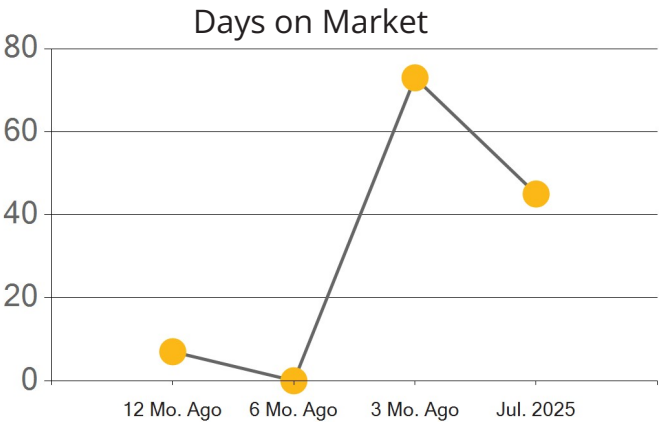
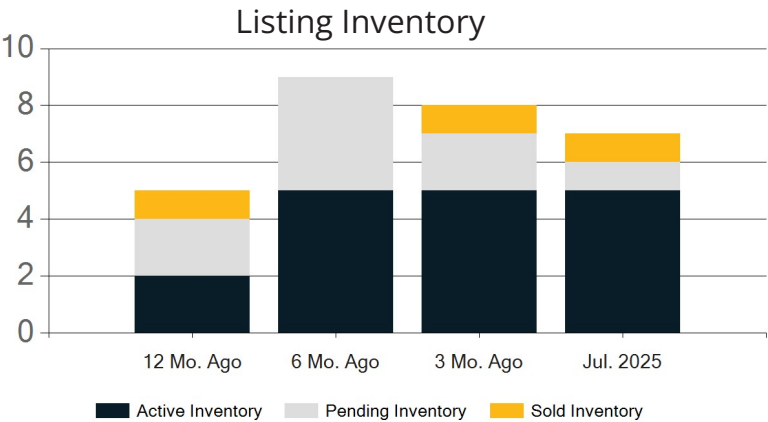
	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	4	4	1	\$392,000	42
3 Mo. Ago	6	4	0	\$0	0
6 Mo. Ago	7	3	1	\$315,000	262
12 Mo. Ago	7	3	0	\$0	0



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	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	5	1	1	\$200,000	45
3 Mo. Ago	5	2	1	\$370,000	73
6 Mo. Ago	5	4	0	\$0	0
12 Mo. Ago	2	2	1	\$362,500	7



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Cardiff By the Sea Market Update

JULY 2025



24

Homes for Sale



9

Sold Homes



\$2,054,528

Average Sale Price

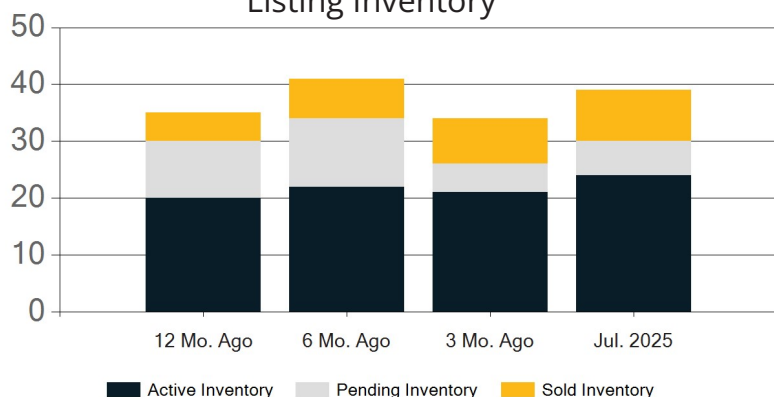


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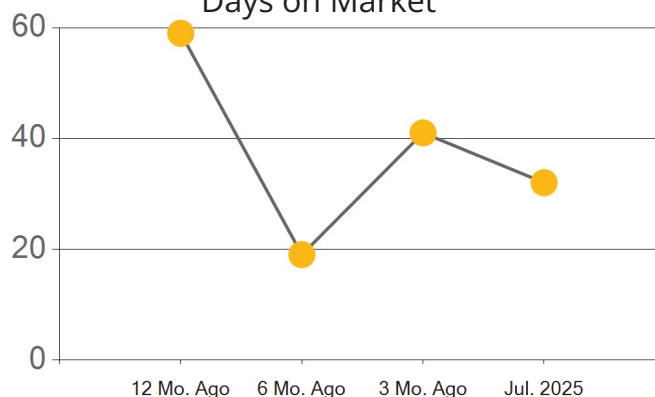
Days on Market

	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	24	6	9	\$2,054,528	32
3 Mo. Ago	21	5	8	\$2,406,875	41
6 Mo. Ago	22	12	7	\$2,362,143	19
12 Mo. Ago	20	10	5	\$1,940,345	59

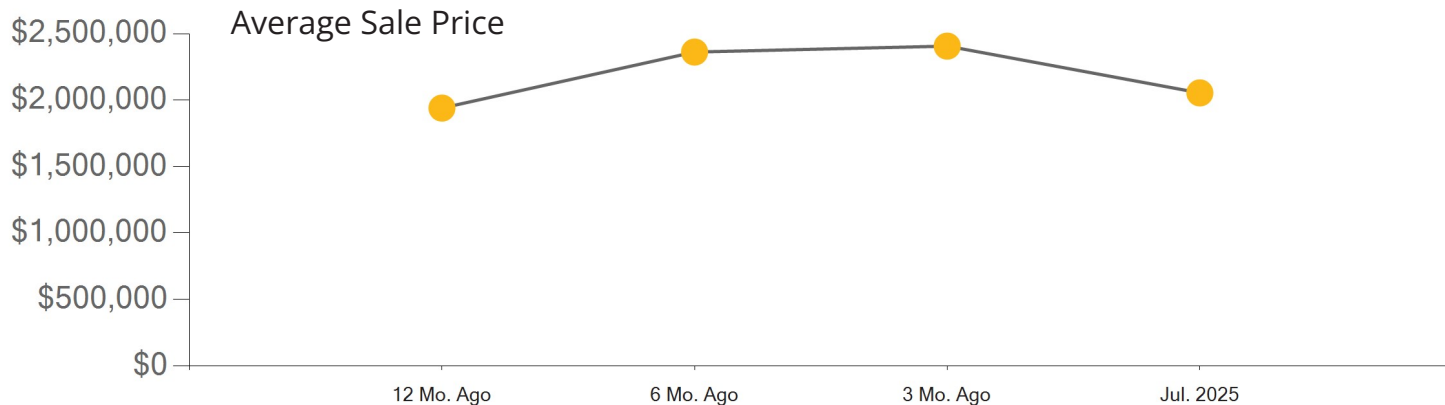
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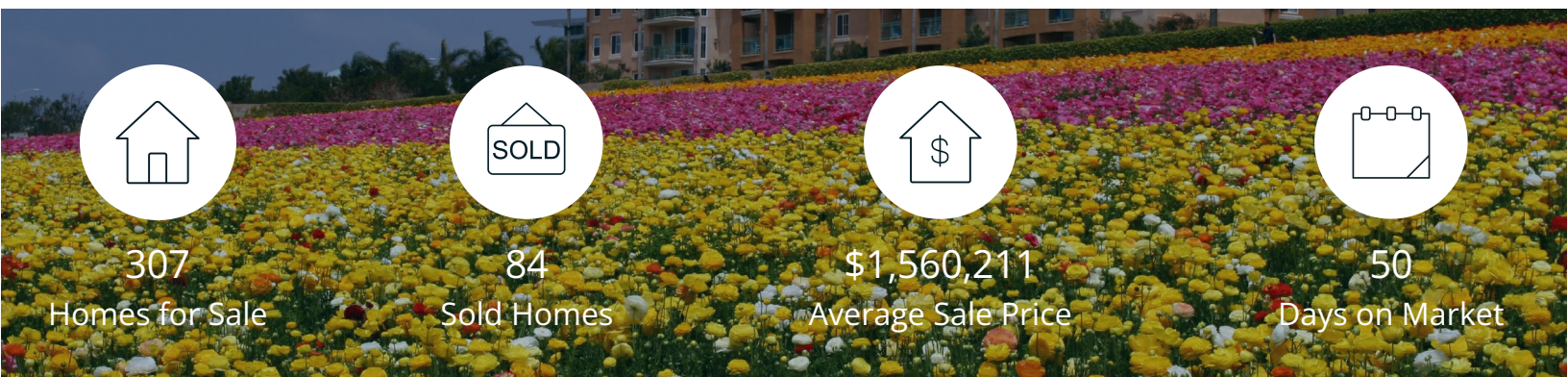


Days on Market

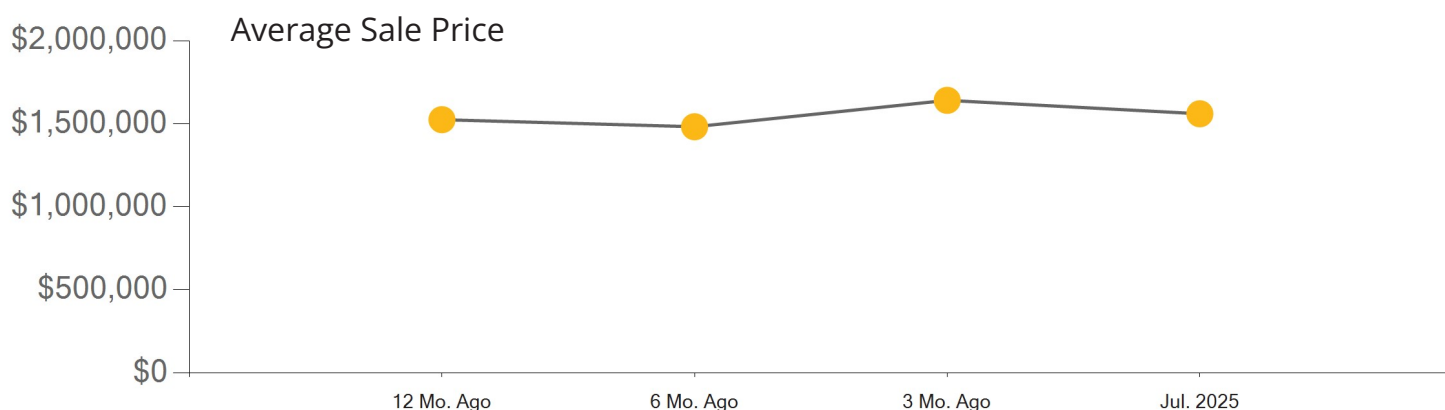
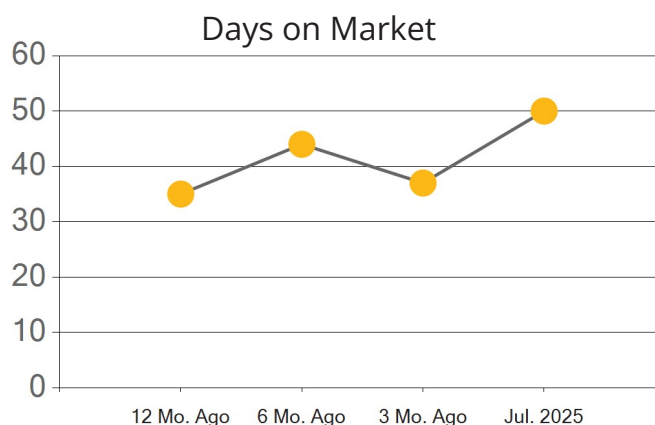
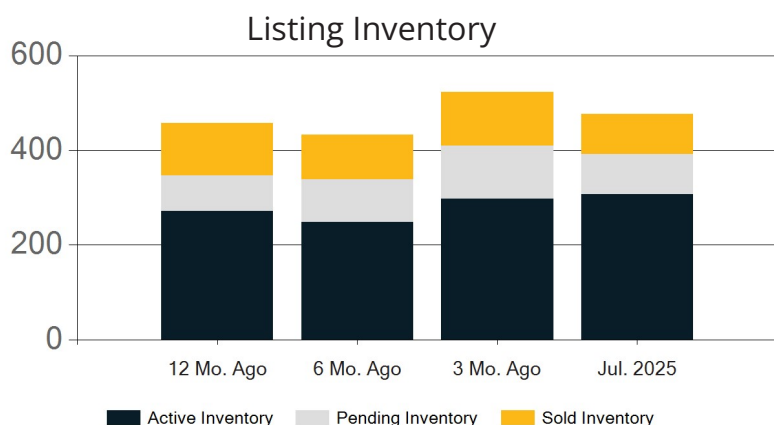


Average Sale Price





	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	307	85	84	\$1,560,211	50
3 Mo. Ago	298	112	113	\$1,640,953	37
6 Mo. Ago	249	89	95	\$1,481,831	44
12 Mo. Ago	271	76	111	\$1,524,618	35



Carmel Valley Market Update

JULY 2025



92
Homes for Sale



25
Sold Homes



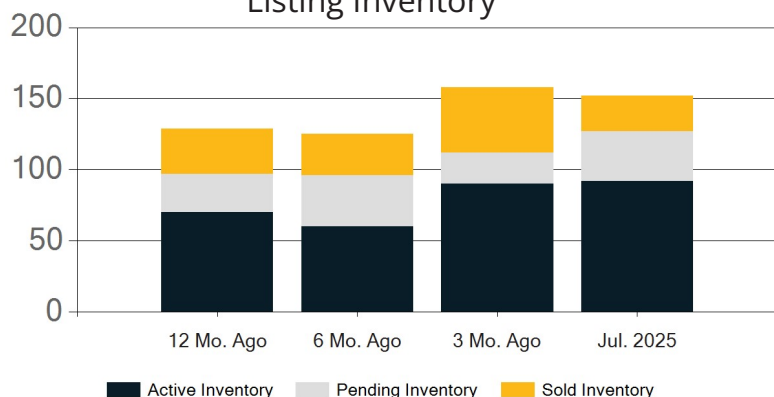
\$1,863,780
Average Sale Price



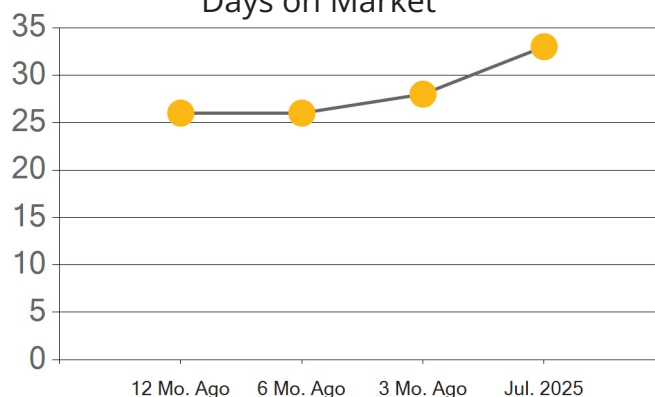
33
Days on Market

	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	92	35	25	\$1,863,780	33
3 Mo. Ago	90	22	46	\$2,230,780	28
6 Mo. Ago	60	36	29	\$2,228,679	26
12 Mo. Ago	70	27	32	\$1,999,364	26

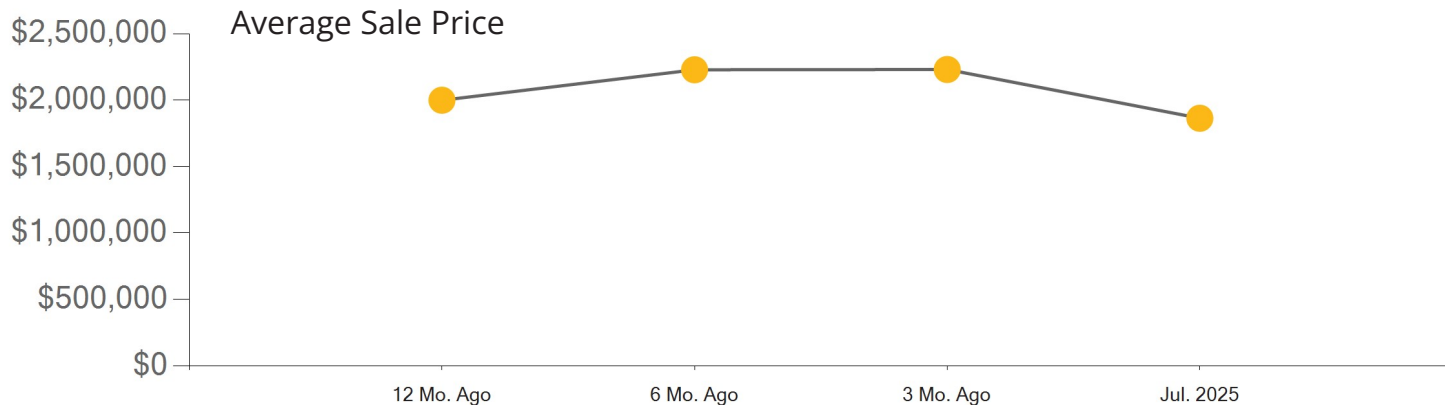
Listing Inventory



Days on Market



Average Sale Price

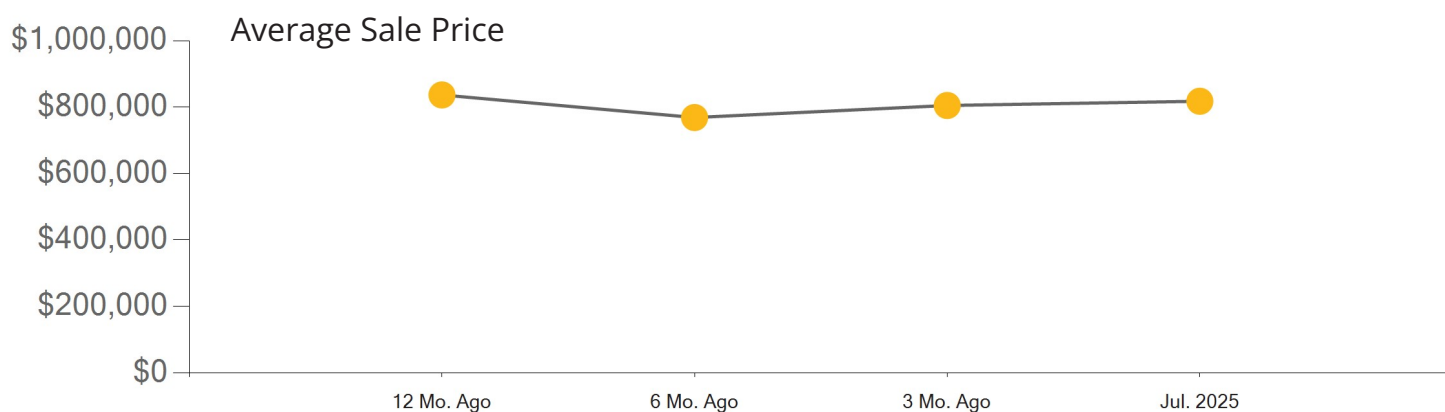
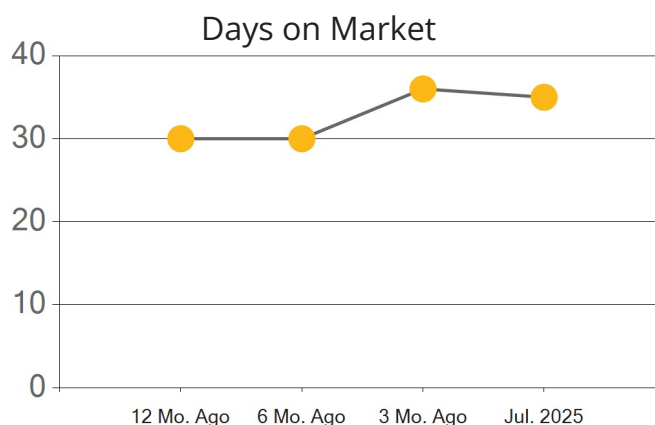
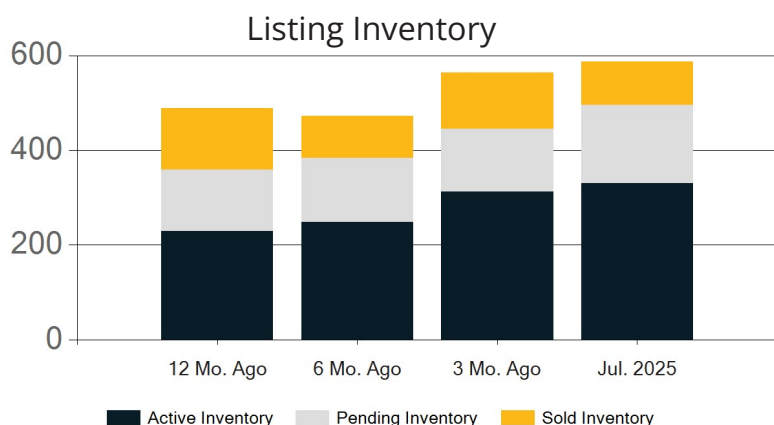


Chula Vista Market Update

JULY 2025



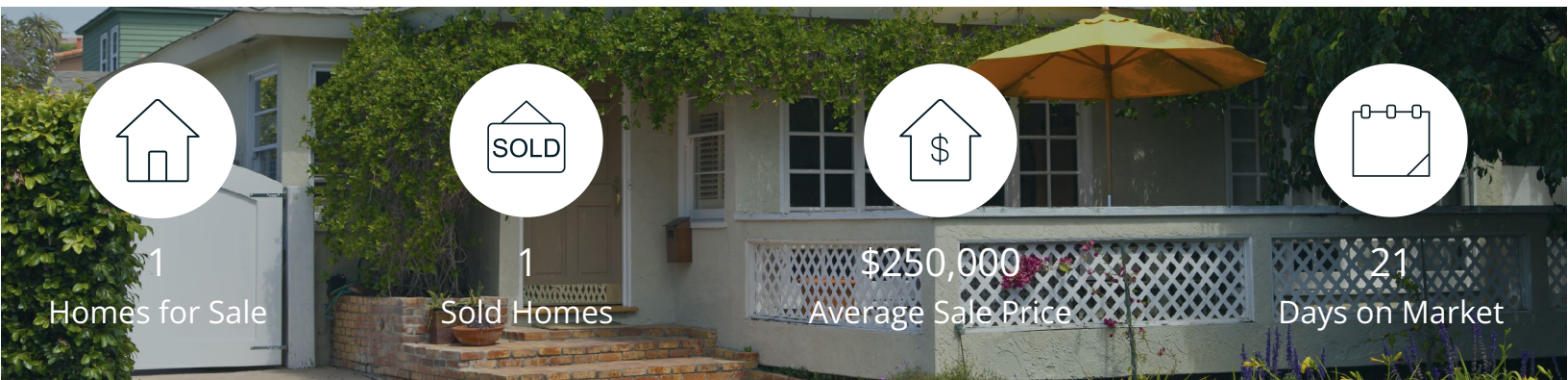
	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	331	165	91	\$817,794	35
3 Mo. Ago	313	132	119	\$805,027	36
6 Mo. Ago	249	134	89	\$768,713	30
12 Mo. Ago	229	130	130	\$836,764	30



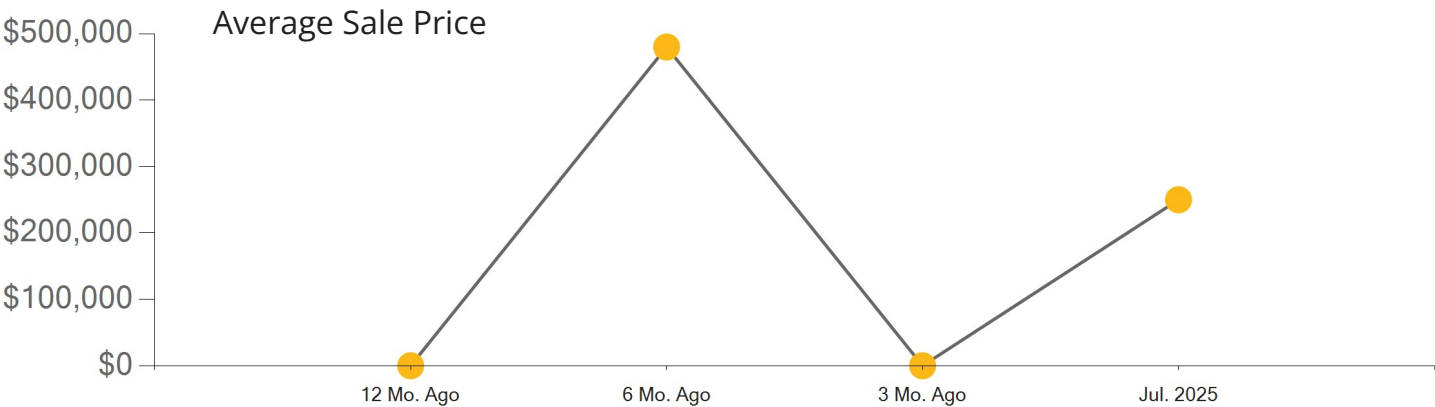
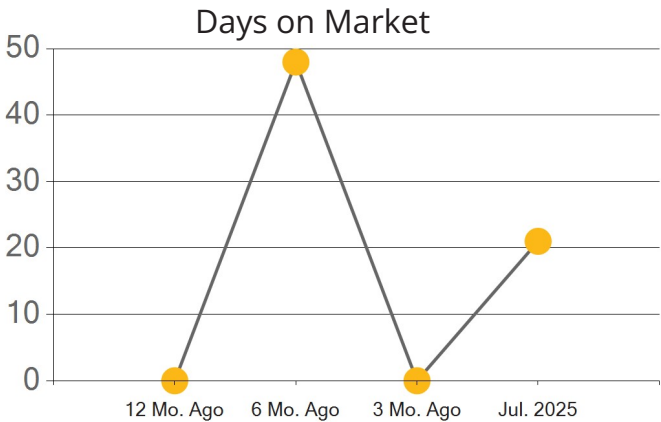
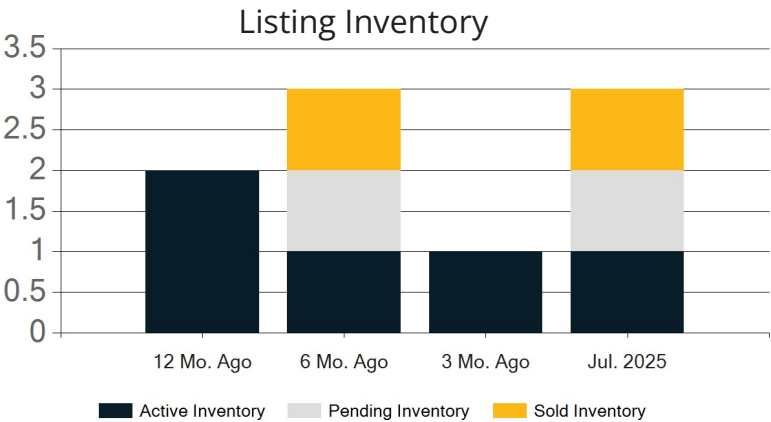
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Clairemont Mesa Market Update

JULY 2025



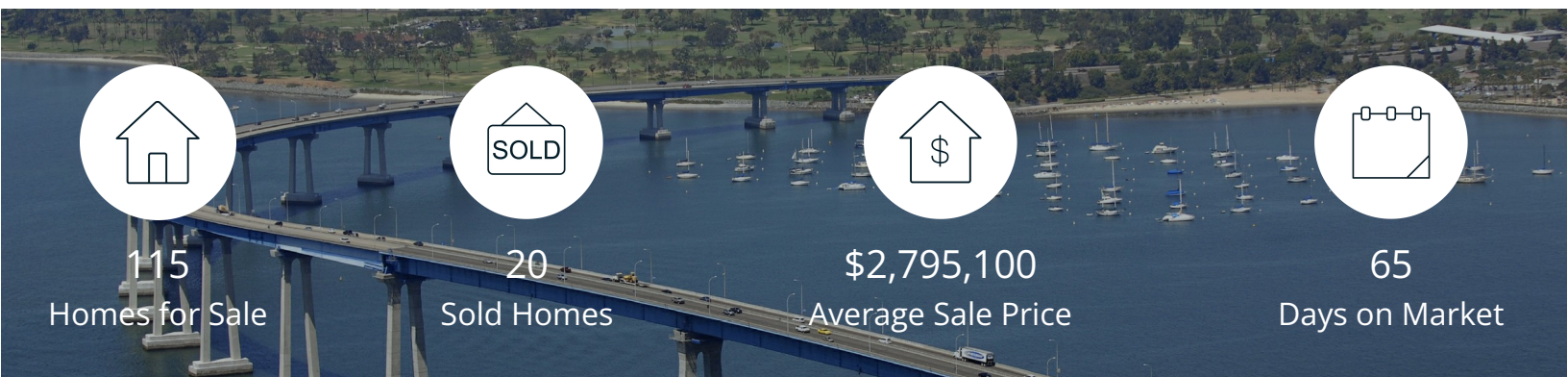
	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	1	1	1	\$250,000	21
3 Mo. Ago	1	0	0	\$0	0
6 Mo. Ago	1	1	1	\$480,000	48
12 Mo. Ago	2	0	0	\$0	0



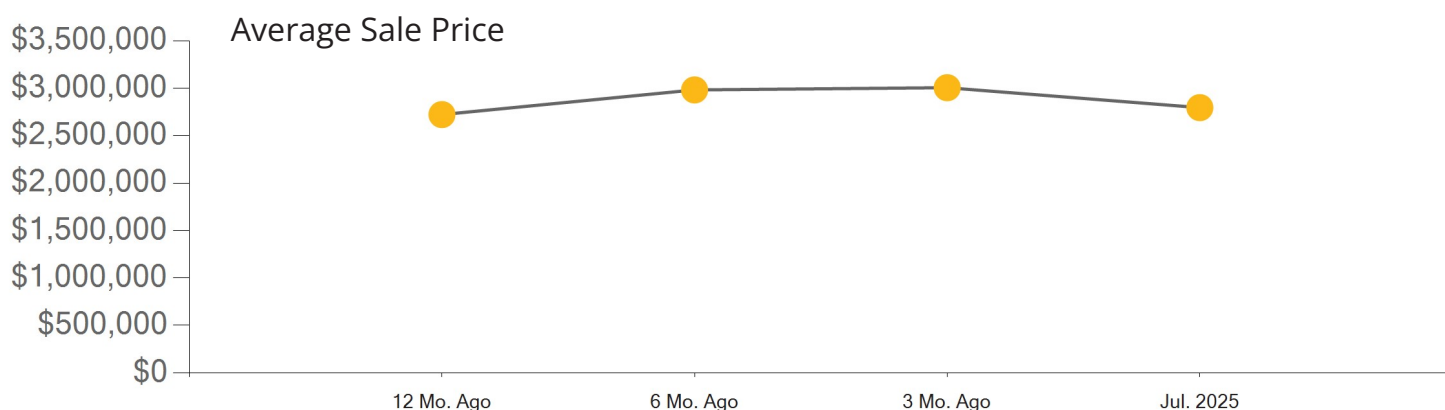
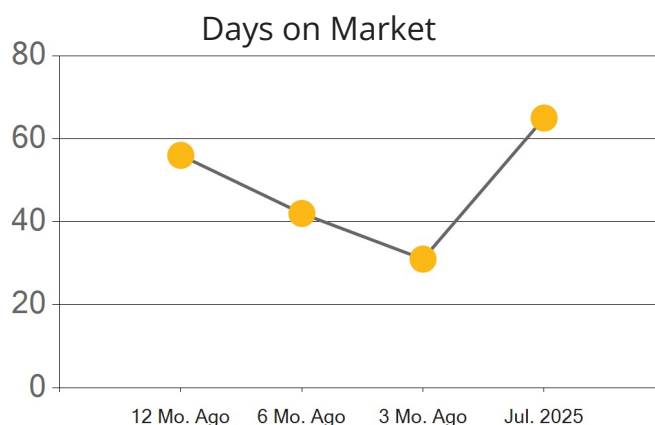
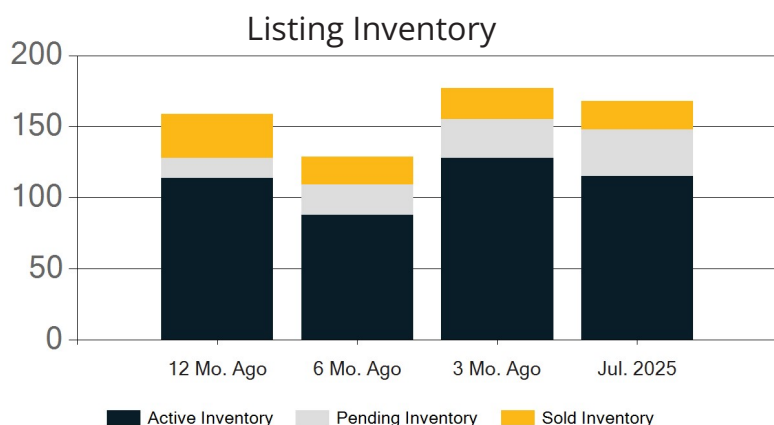
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Coronado Market Update

JULY 2025



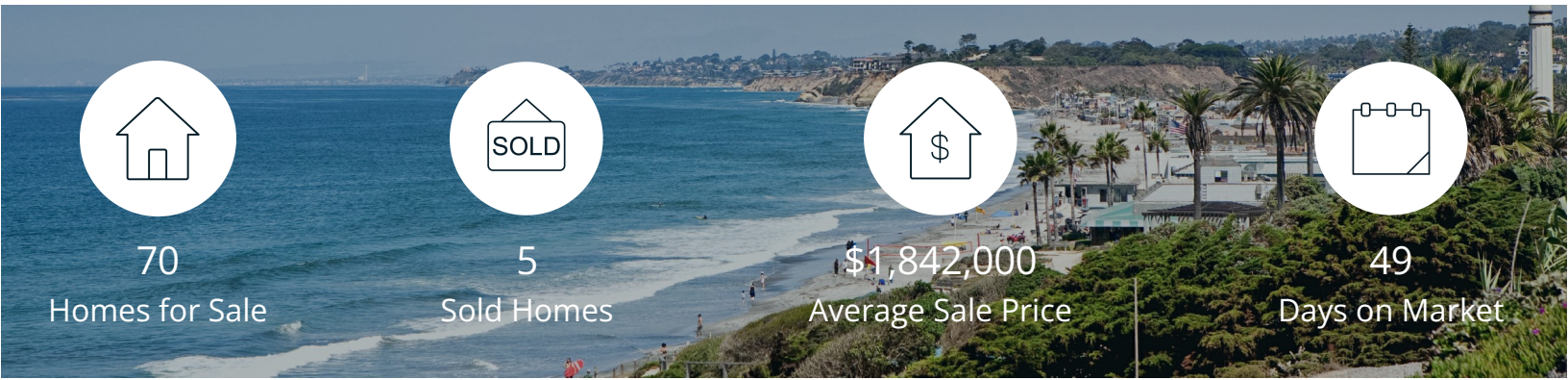
	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	115	33	20	\$2,795,100	65
3 Mo. Ago	128	27	22	\$3,005,000	31
6 Mo. Ago	88	21	20	\$2,981,925	42
12 Mo. Ago	114	14	31	\$2,721,713	56



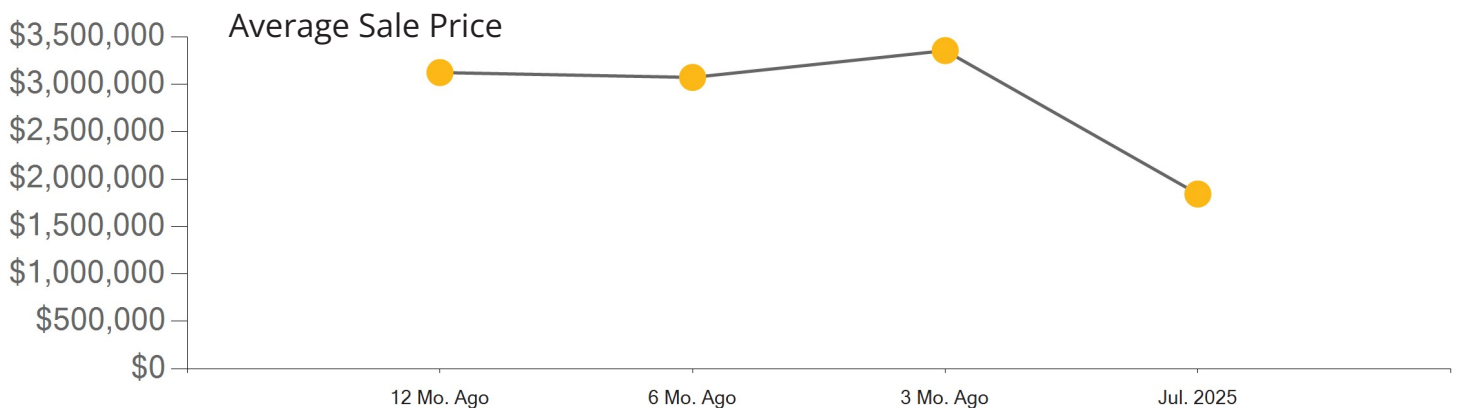
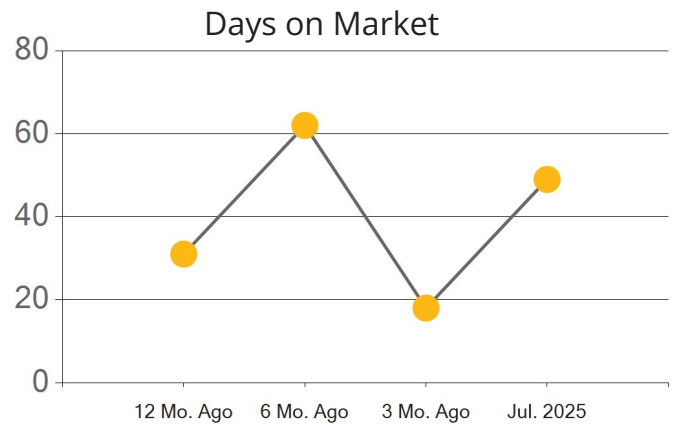
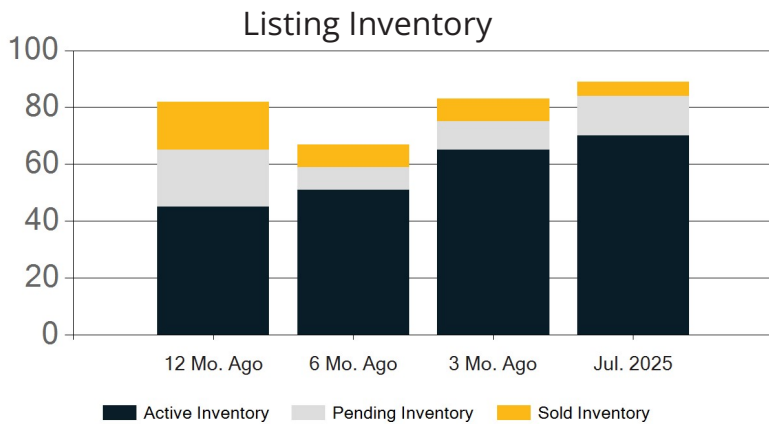
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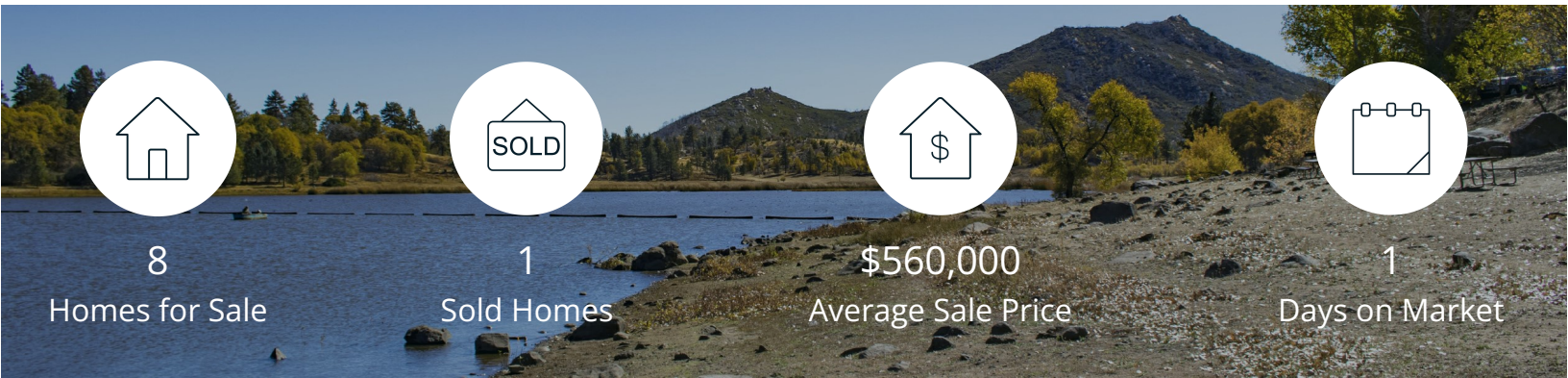
Del Mar Market Update

JULY 2025

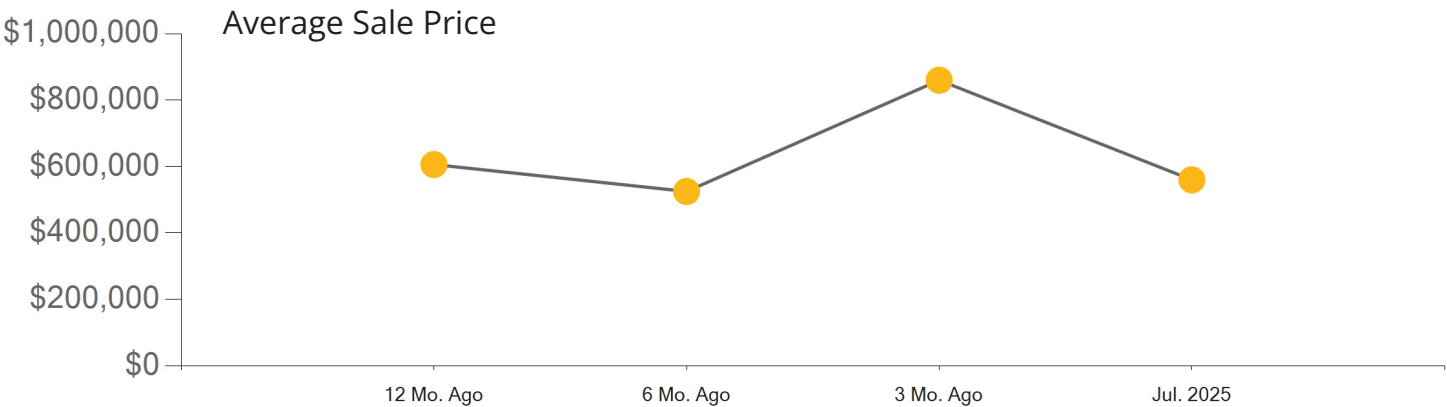
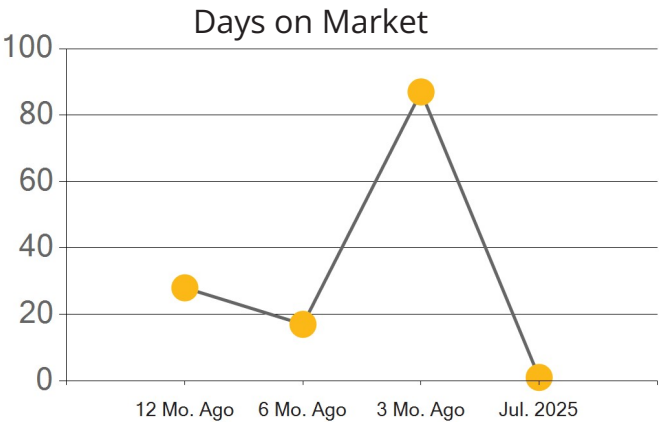
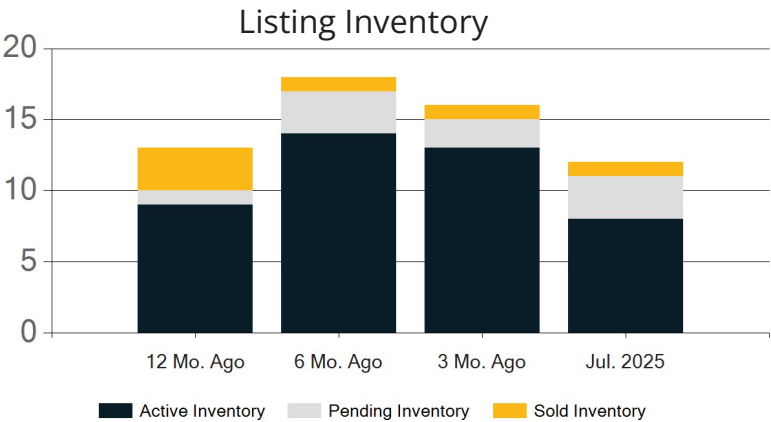


	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	70	14	5	\$1,842,000	49
3 Mo. Ago	65	10	8	\$3,353,750	18
6 Mo. Ago	51	8	8	\$3,071,125	62
12 Mo. Ago	45	20	17	\$3,122,294	31





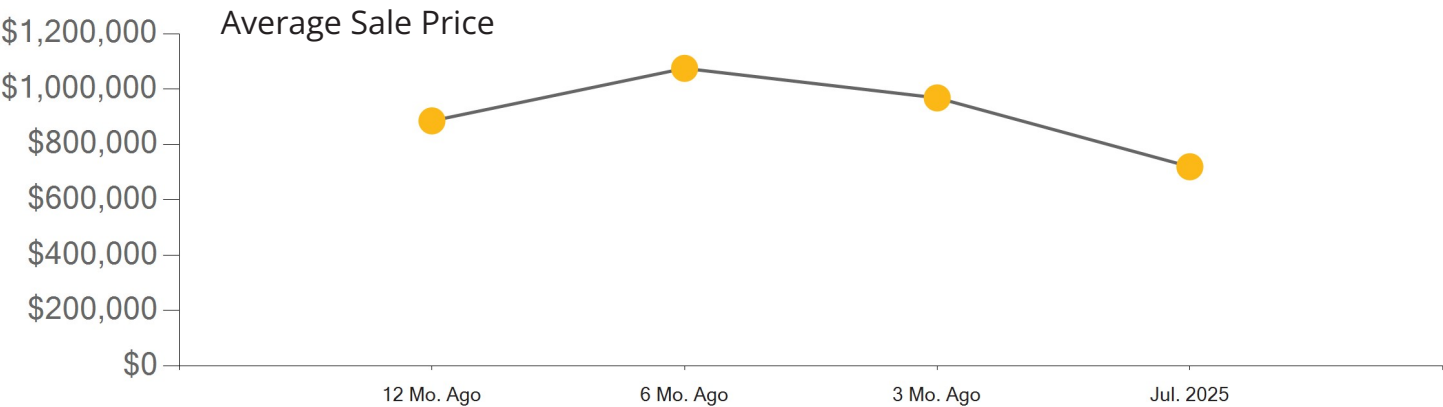
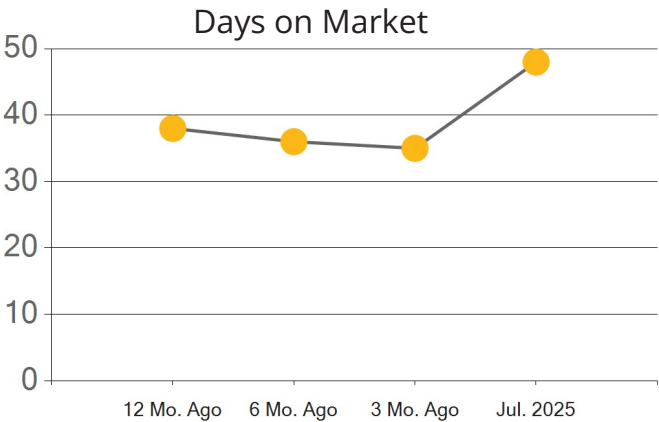
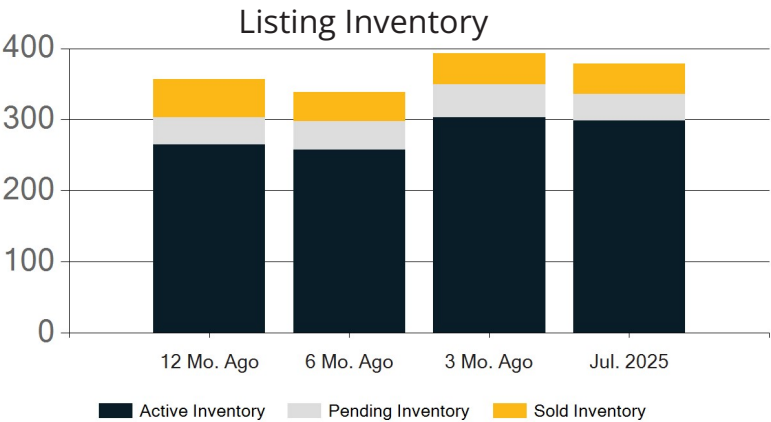
	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	8	3	1	\$560,000	1
3 Mo. Ago	13	2	1	\$860,000	87
6 Mo. Ago	14	3	1	\$525,000	17
12 Mo. Ago	9	1	3	\$606,000	28



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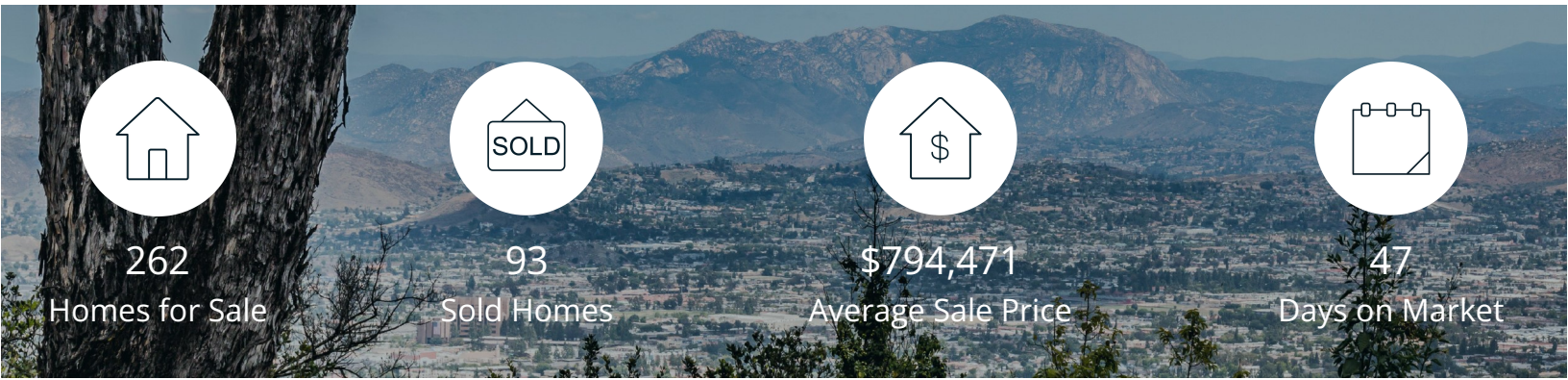
	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	299	37	43	\$719,366	48
3 Mo. Ago	303	47	43	\$968,112	35
6 Mo. Ago	258	40	41	\$1,074,907	36
12 Mo. Ago	265	38	54	\$885,100	38



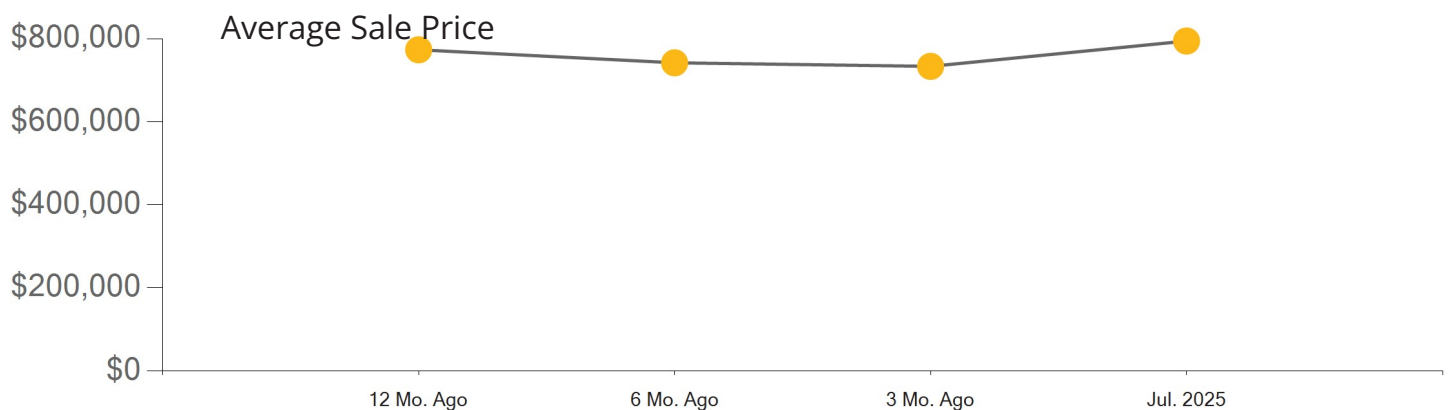
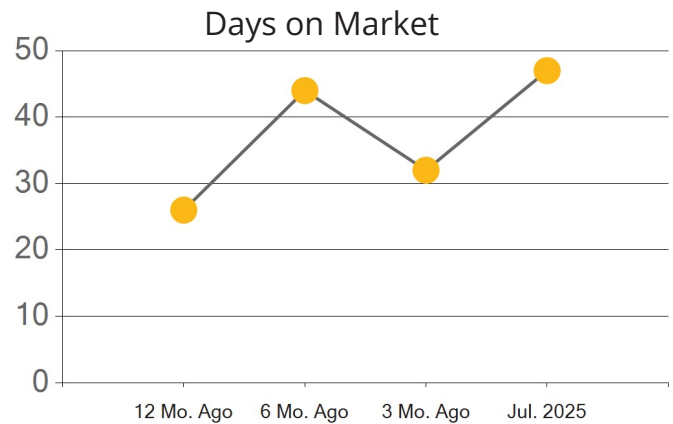
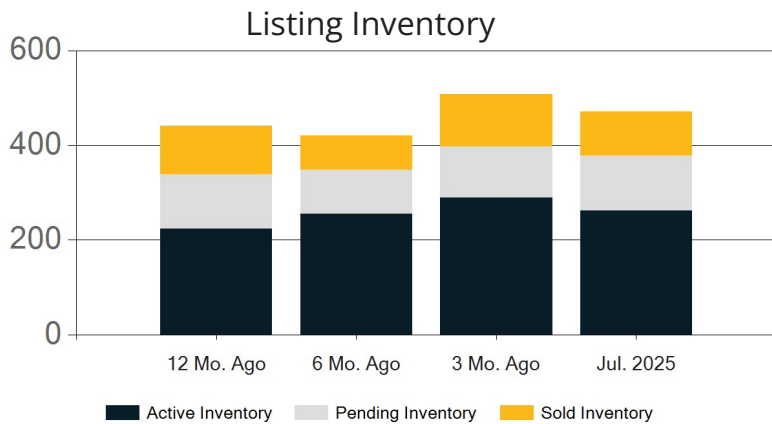
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El Cajon Market Update

JULY 2025

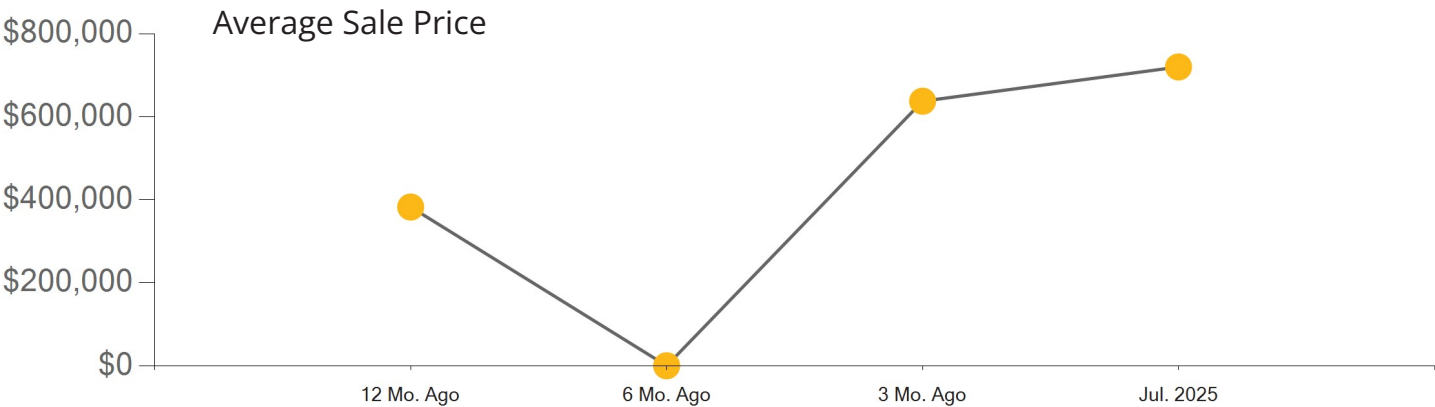
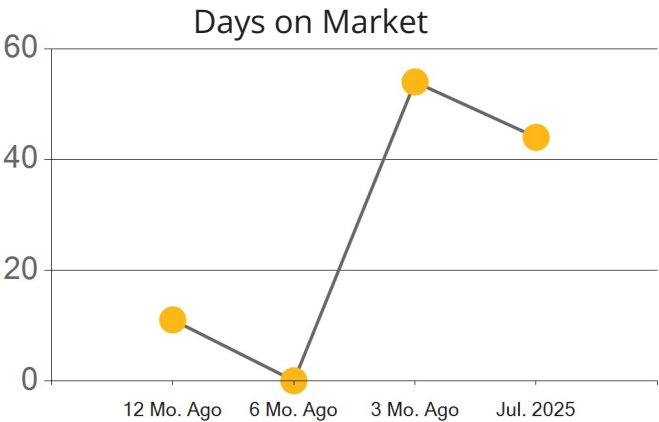
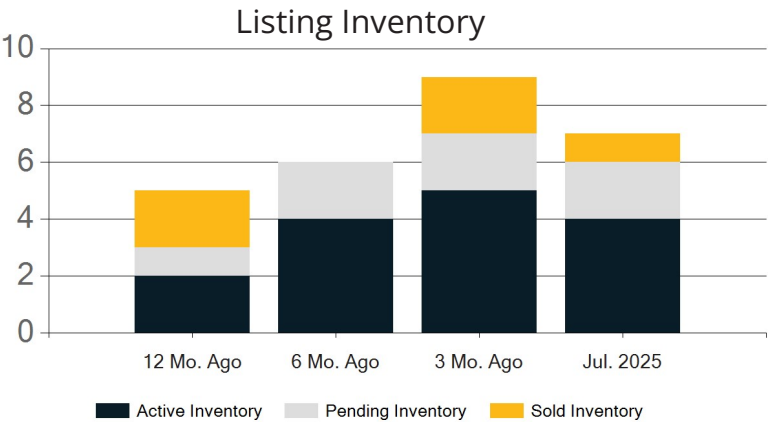


	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	262	116	93	\$794,471	47
3 Mo. Ago	289	109	110	\$733,463	32
6 Mo. Ago	255	93	72	\$742,039	44
12 Mo. Ago	224	115	102	\$773,406	26





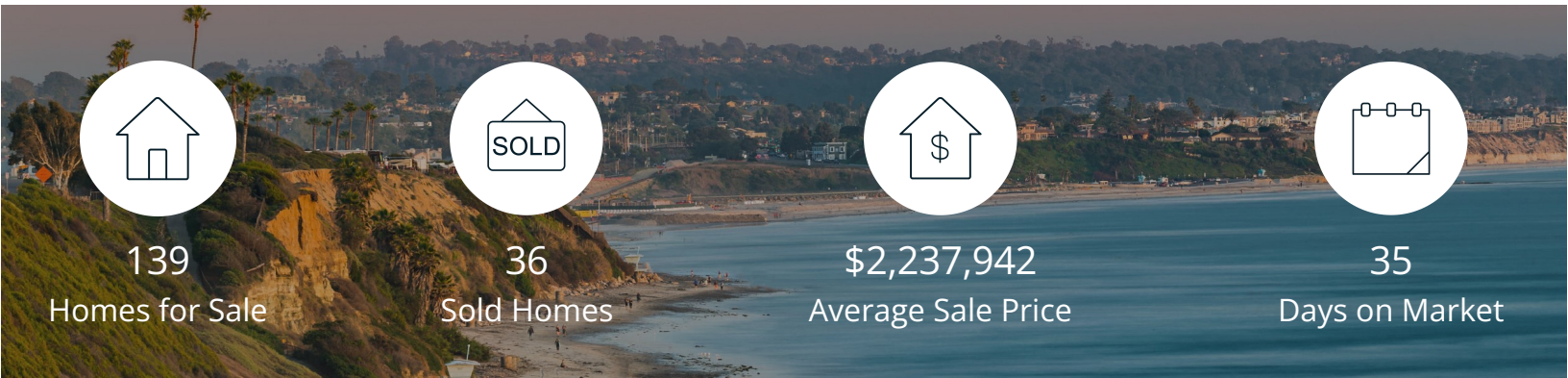
	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	4	2	1	\$720,000	44
3 Mo. Ago	5	2	2	\$637,500	54
6 Mo. Ago	4	2	0	\$0	0
12 Mo. Ago	2	1	2	\$382,500	11



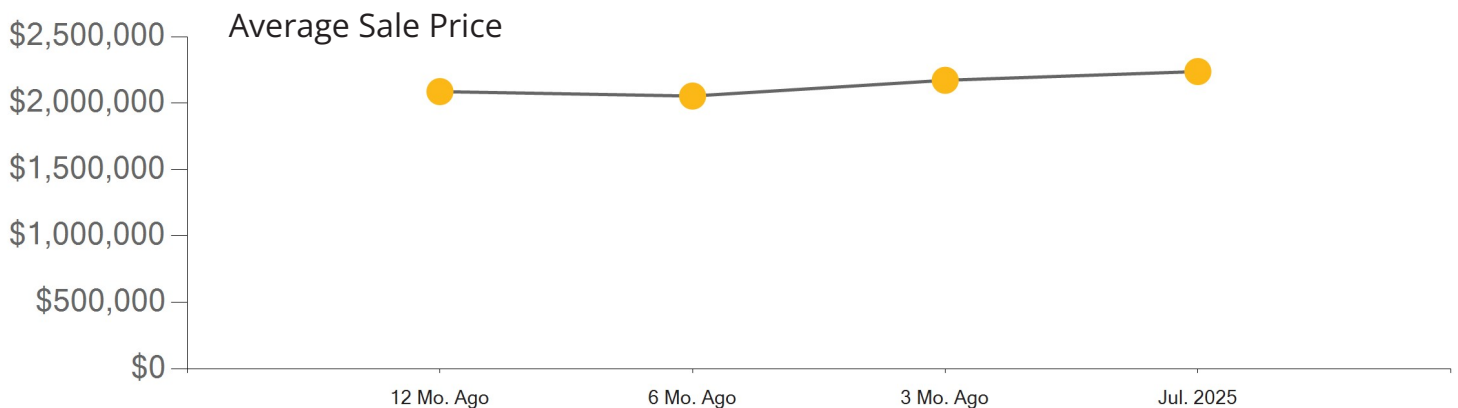
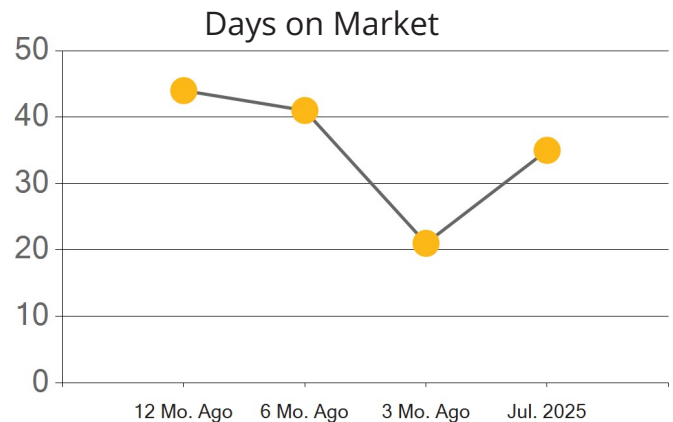
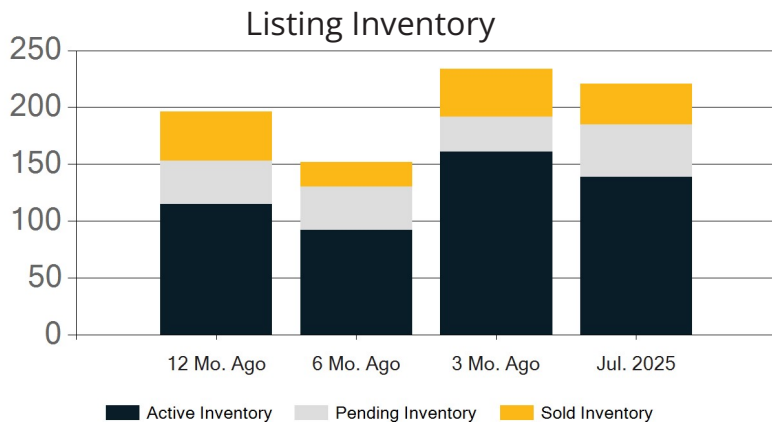
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Encinitas Market Update

JULY 2025

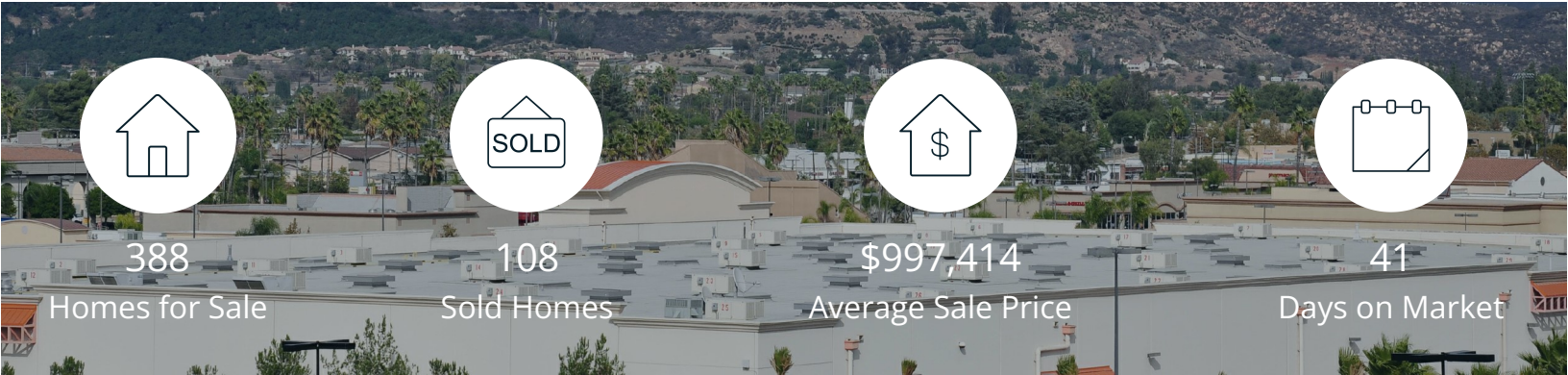


	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	139	46	36	\$2,237,942	35
3 Mo. Ago	161	31	42	\$2,172,036	21
6 Mo. Ago	92	38	22	\$2,053,261	41
12 Mo. Ago	115	38	43	\$2,086,977	44

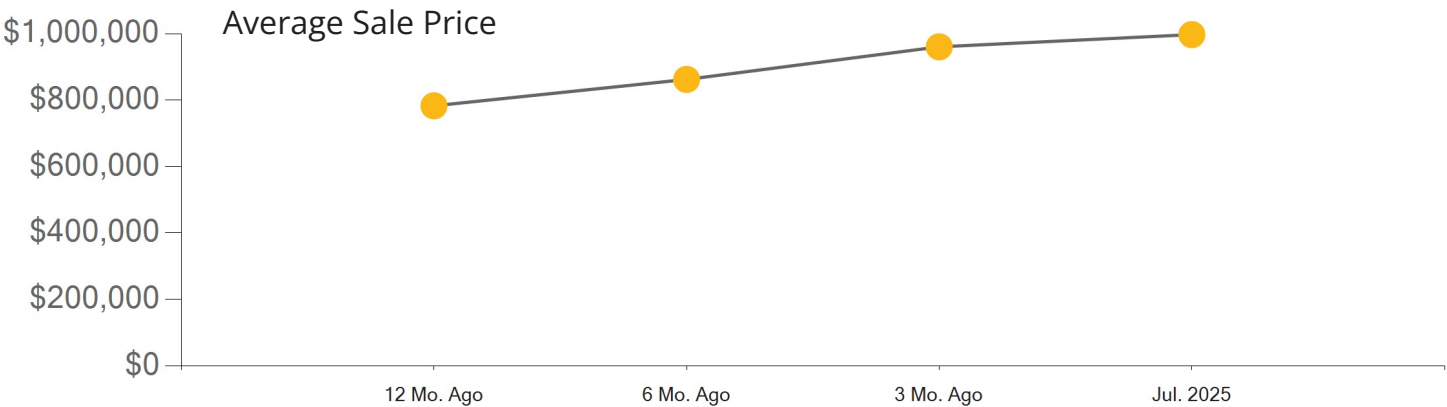
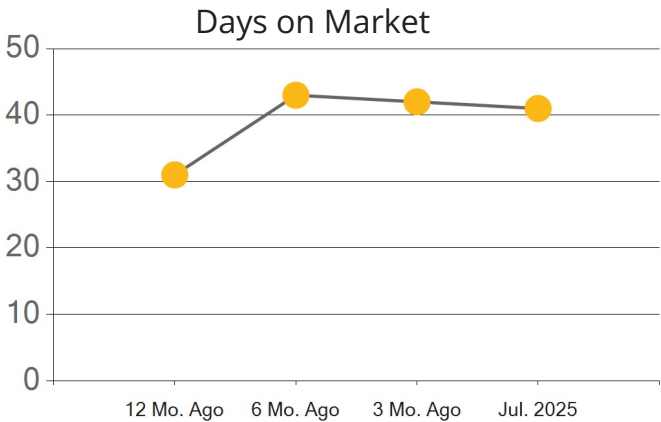
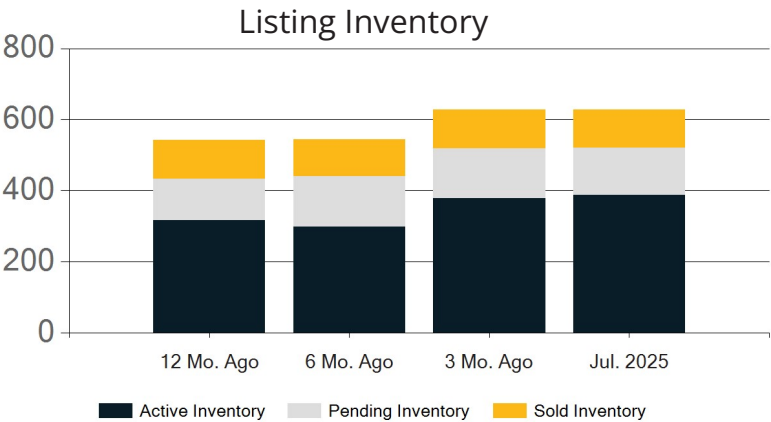


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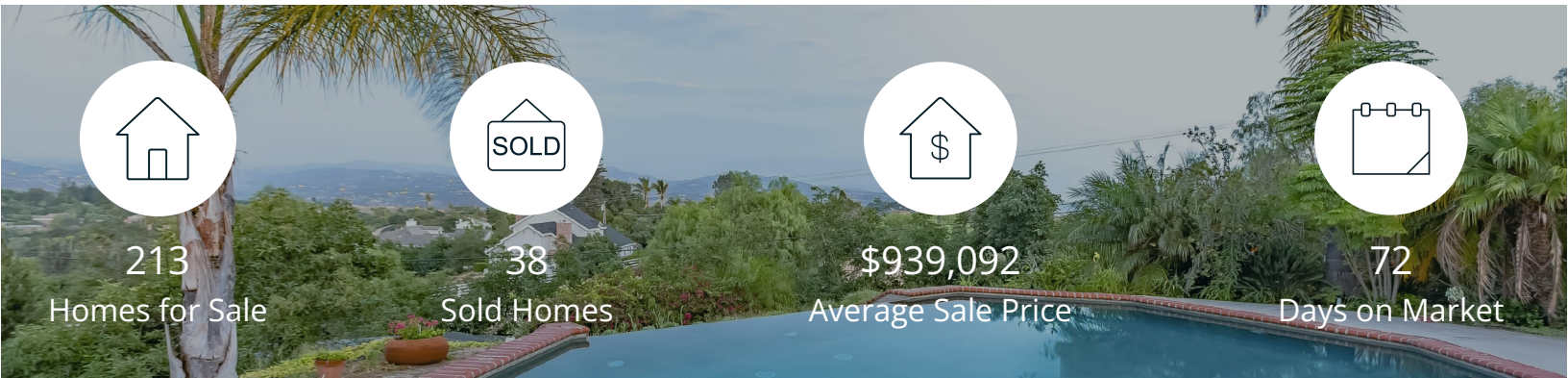




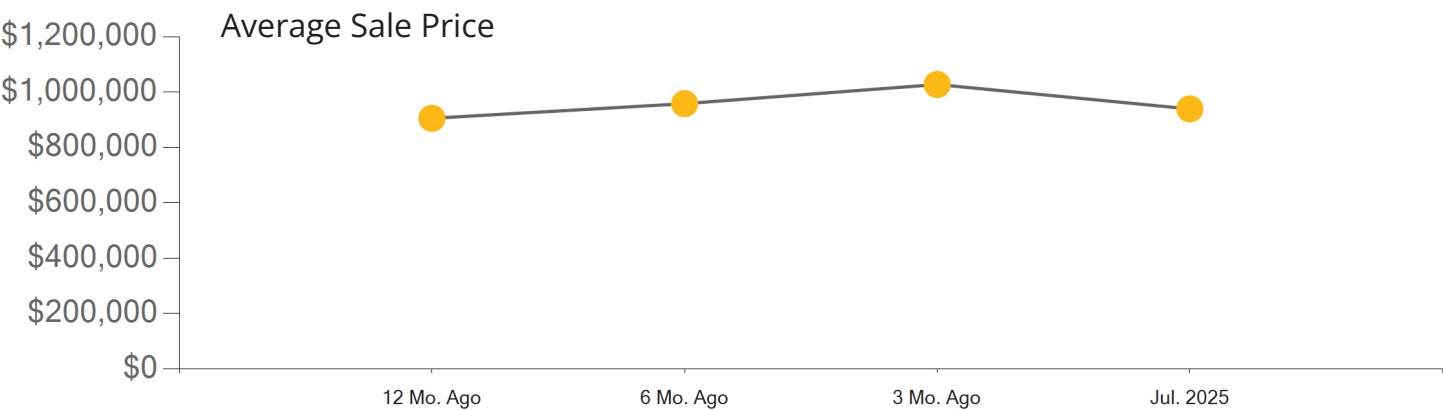
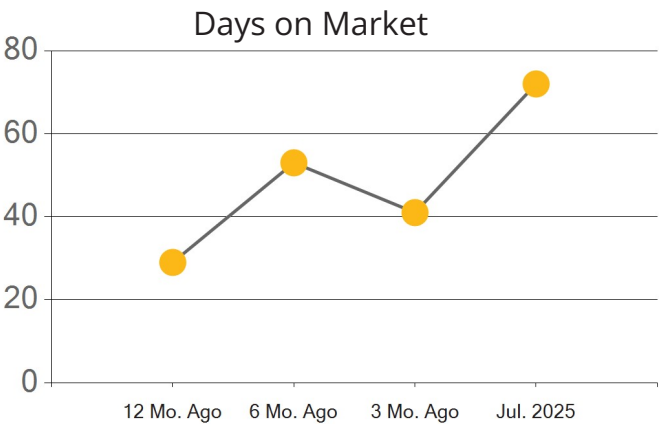
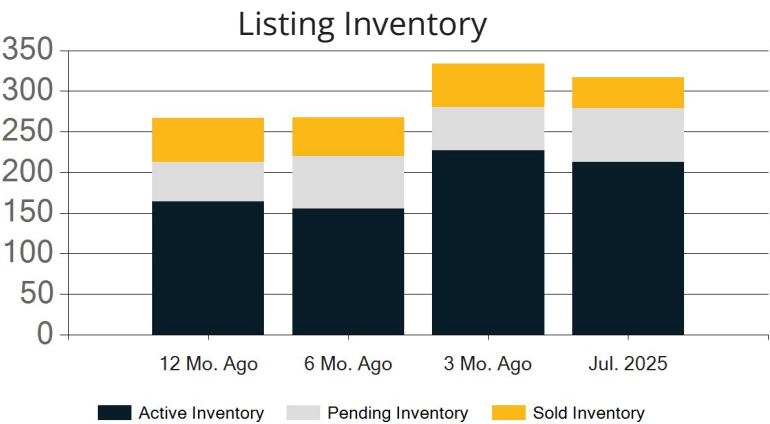
	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	388	133	108	\$997,414	41
3 Mo. Ago	379	139	111	\$960,609	42
6 Mo. Ago	299	142	103	\$862,421	43
12 Mo. Ago	317	116	109	\$782,983	31



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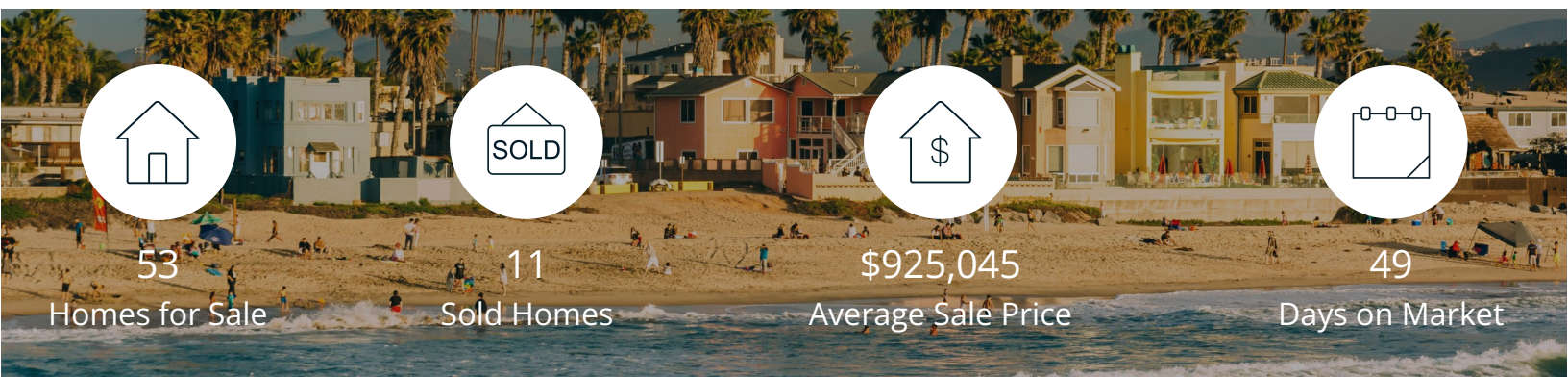
	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	213	66	38	\$939,092	72
3 Mo. Ago	227	53	54	\$1,027,404	41
6 Mo. Ago	155	65	48	\$958,193	53
12 Mo. Ago	164	49	54	\$905,238	29



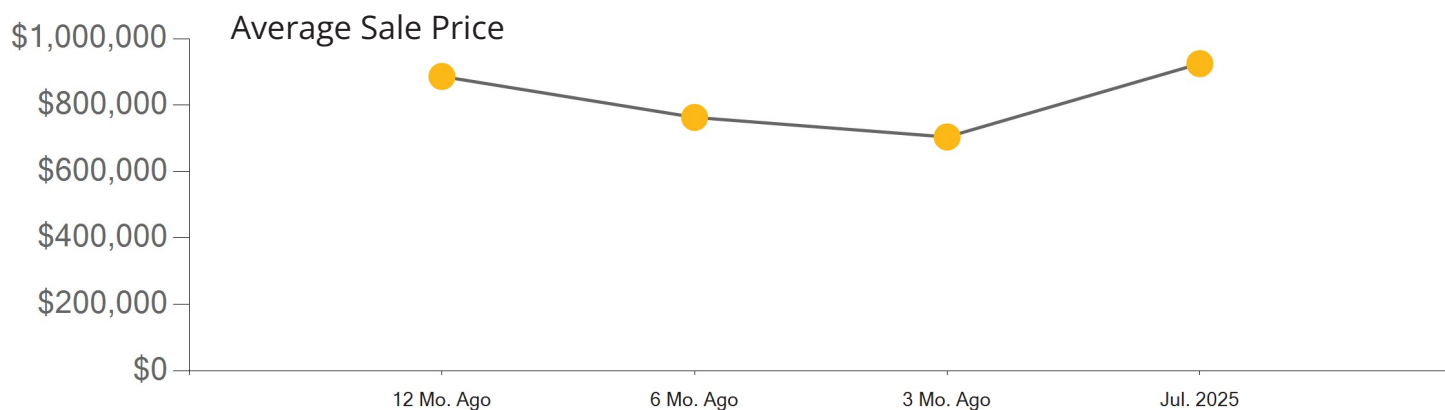
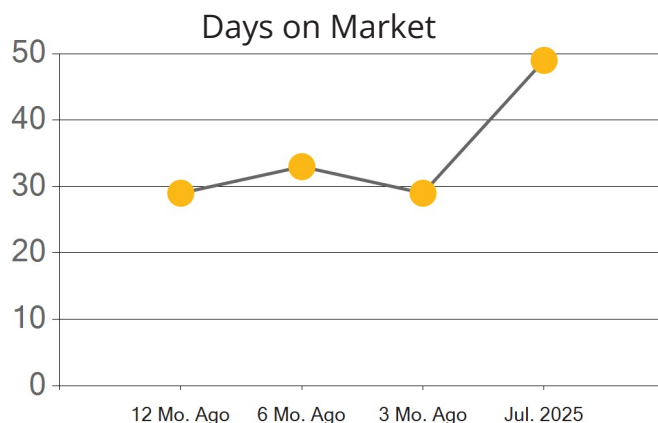
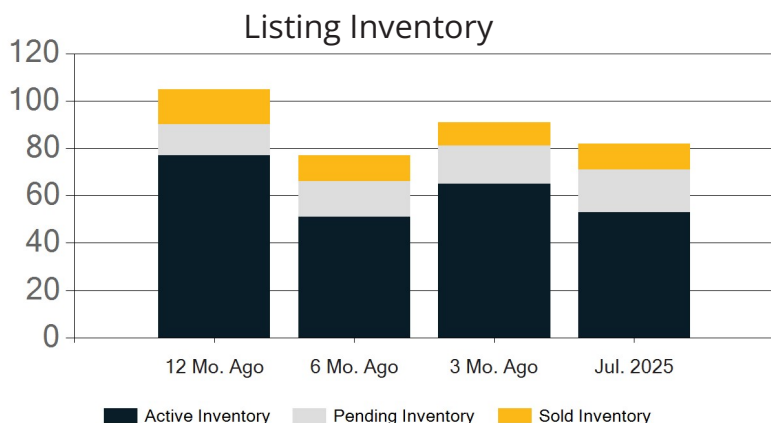
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Imperial Beach Market Update

JULY 2025



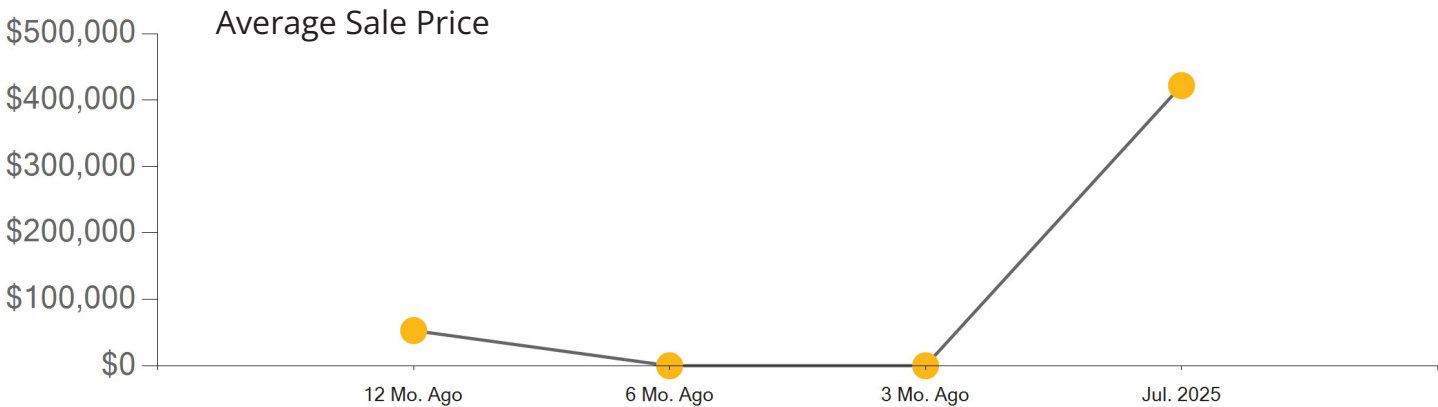
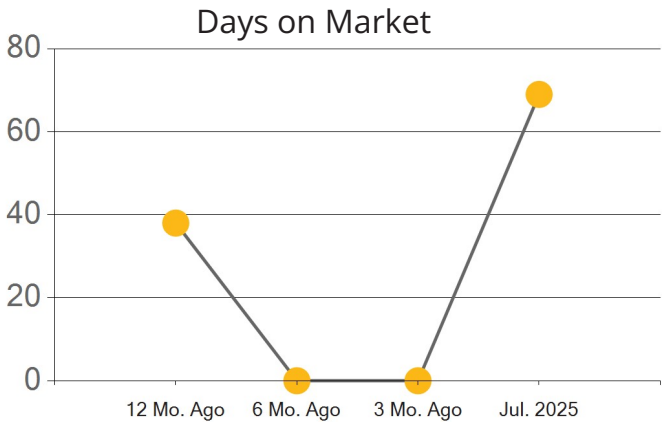
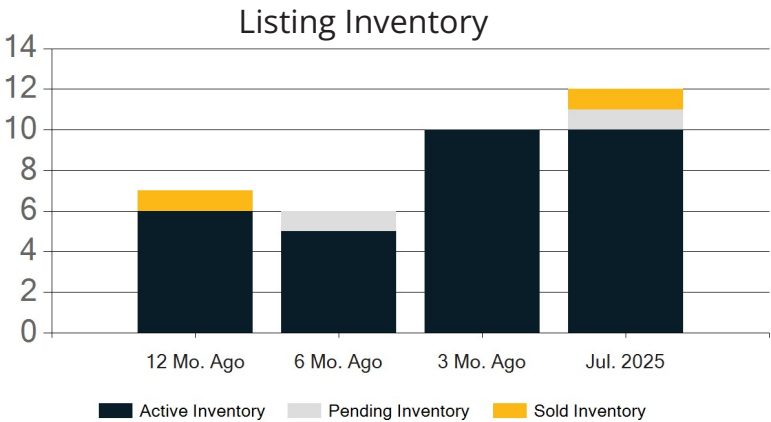
	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	53	18	11	\$925,045	49
3 Mo. Ago	65	16	10	\$704,090	29
6 Mo. Ago	51	15	11	\$763,063	33
12 Mo. Ago	77	13	15	\$886,467	29



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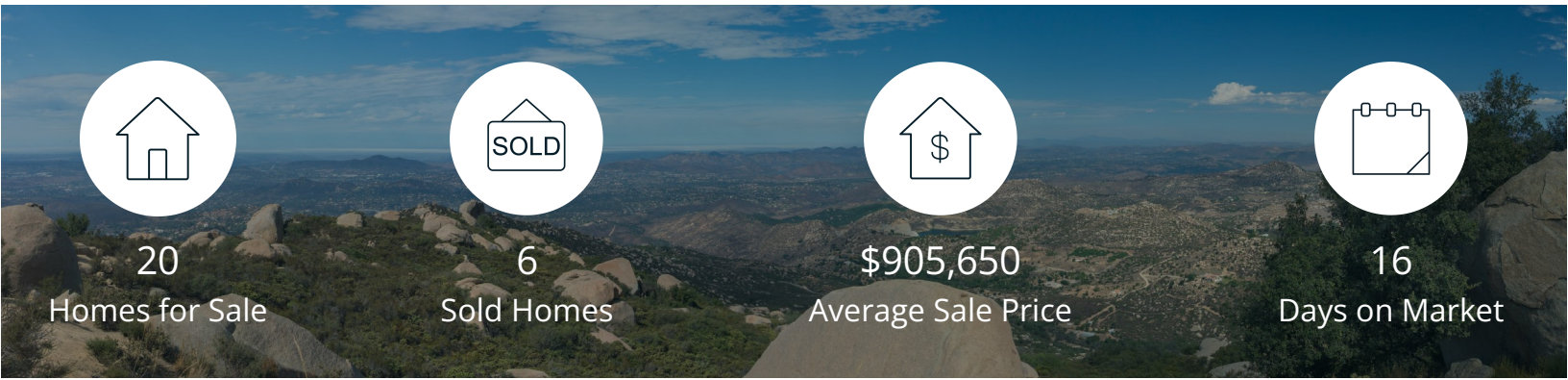
	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	10	1	1	\$422,000	69
3 Mo. Ago	10	0	0	\$0	0
6 Mo. Ago	5	1	0	\$0	0
12 Mo. Ago	6	0	1	\$53,000	38



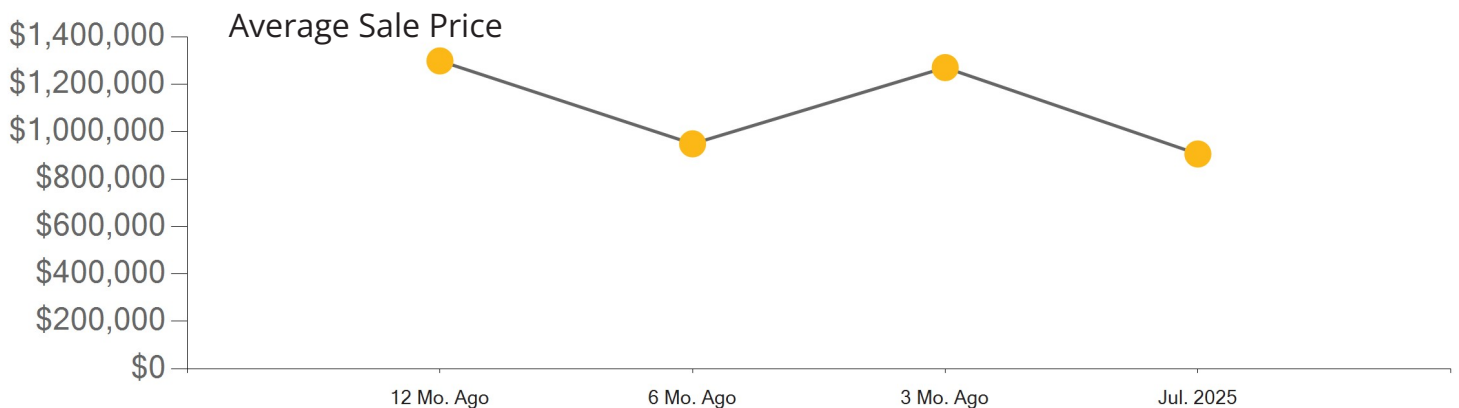
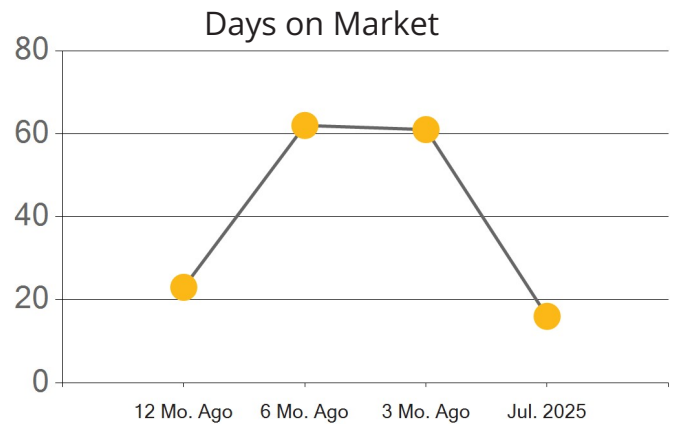
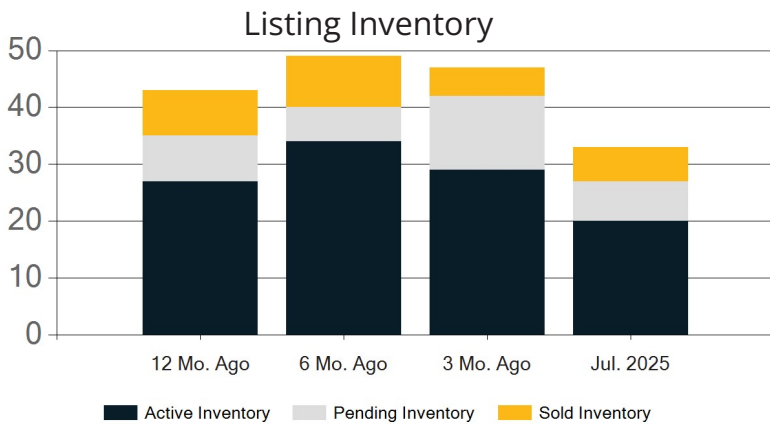
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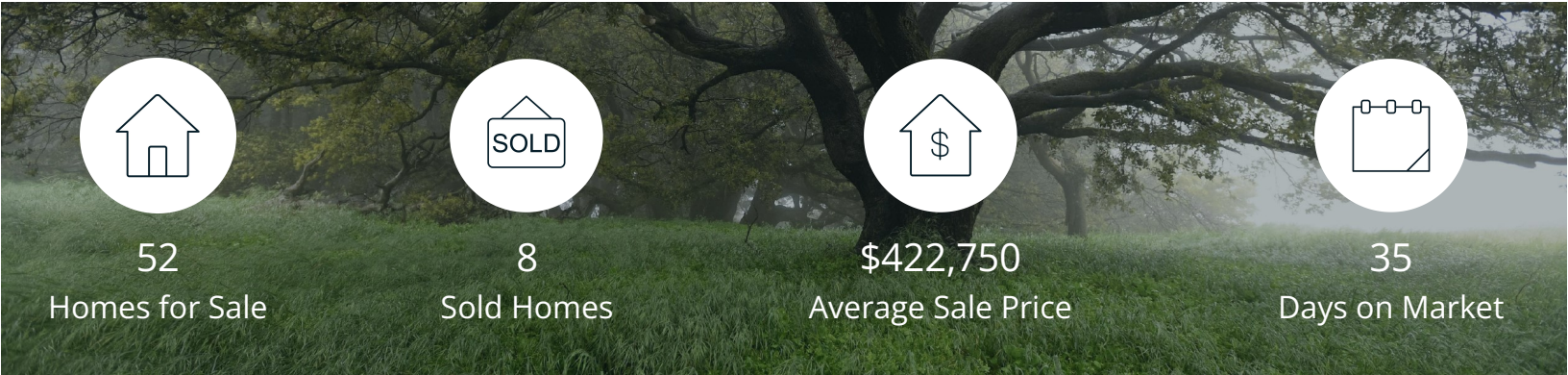
Jamul Market Update

JULY 2025

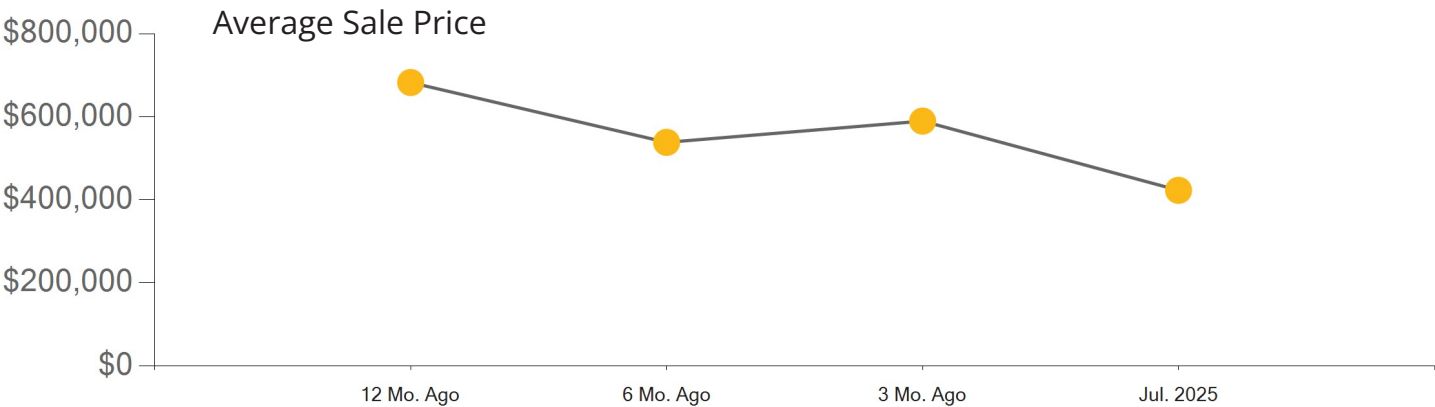
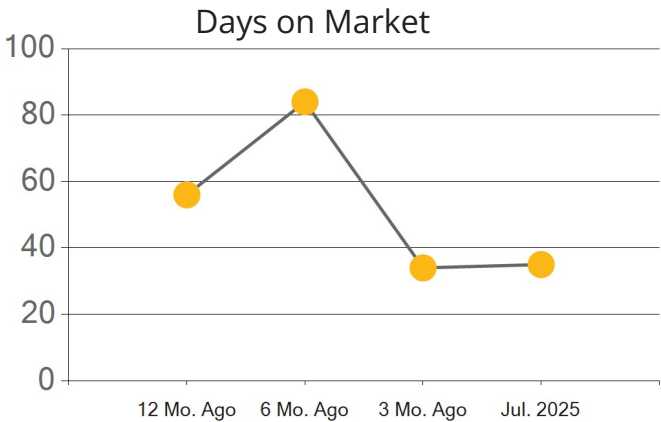
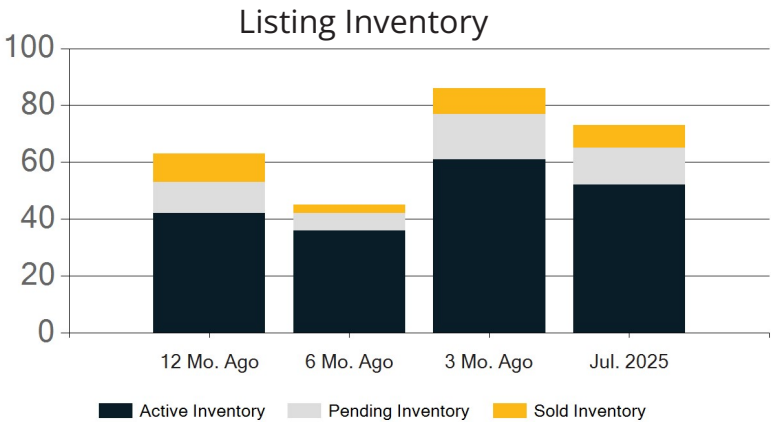


	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	20	7	6	\$905,650	16
3 Mo. Ago	29	13	5	\$1,270,000	61
6 Mo. Ago	34	6	9	\$948,444	62
12 Mo. Ago	27	8	8	\$1,298,000	23

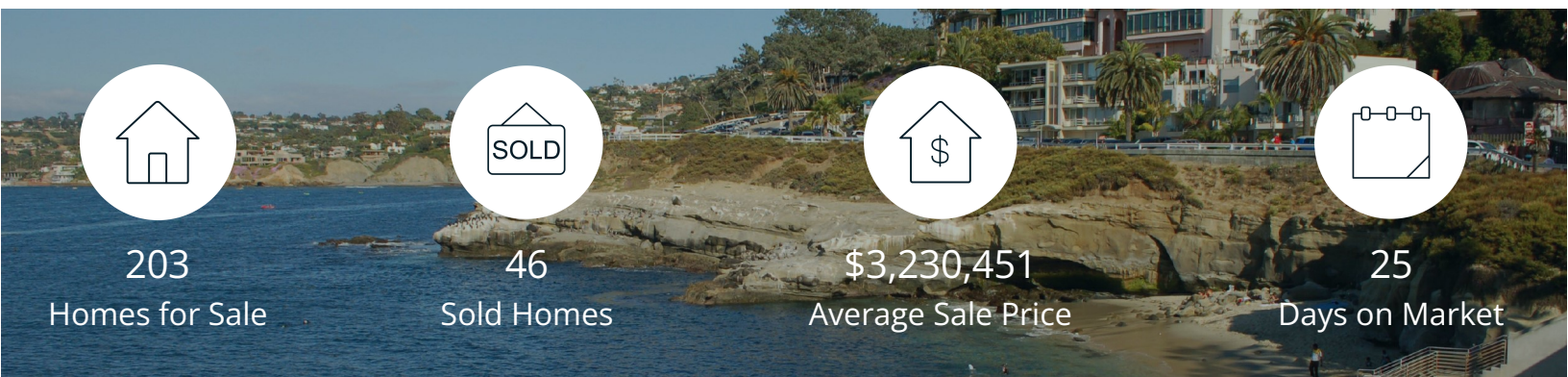




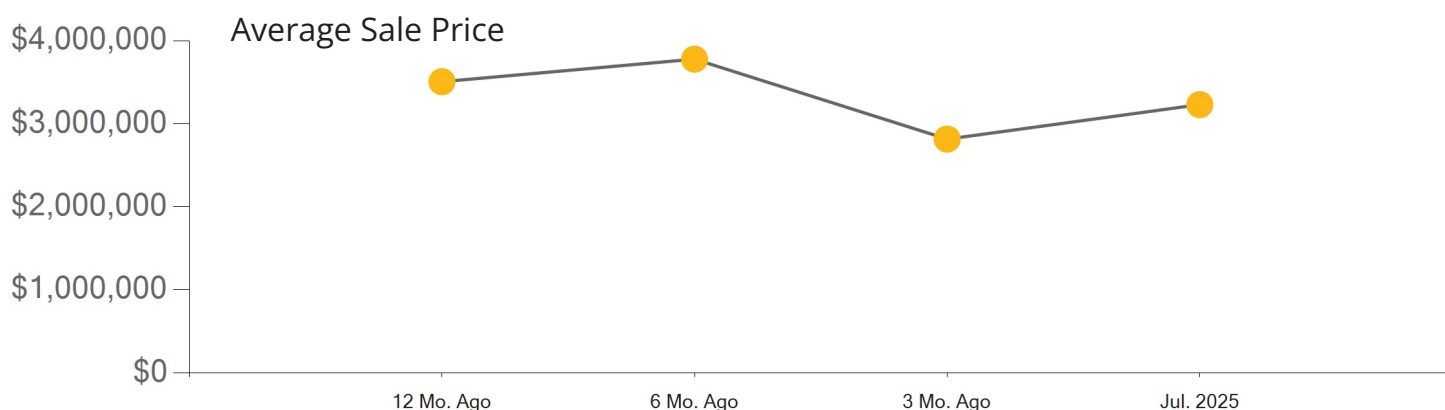
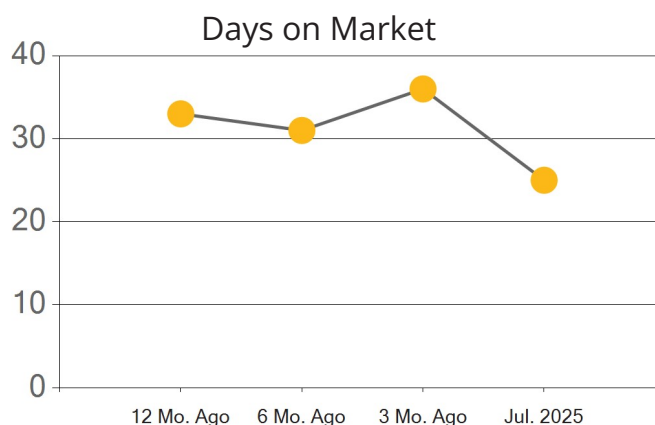
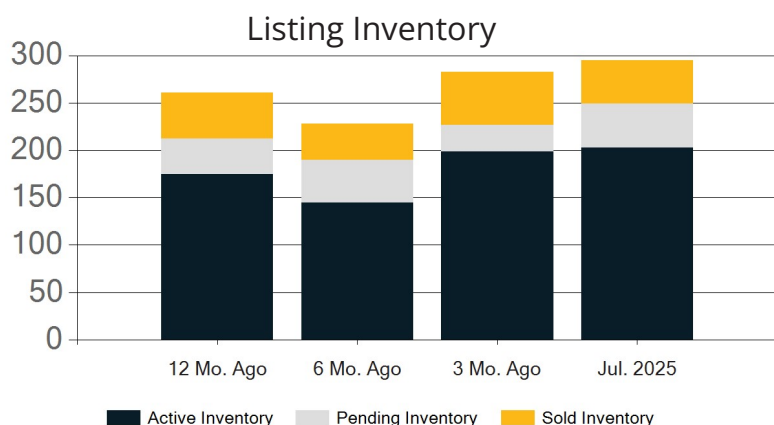
	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	52	13	8	\$422,750	35
3 Mo. Ago	61	16	9	\$589,556	34
6 Mo. Ago	36	6	3	\$538,333	84
12 Mo. Ago	42	11	10	\$682,550	56

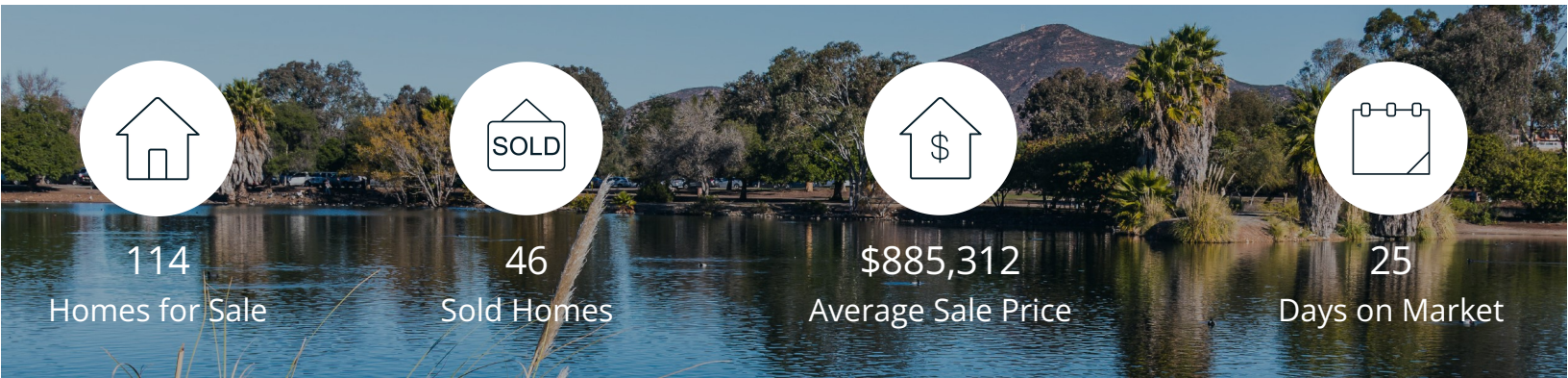


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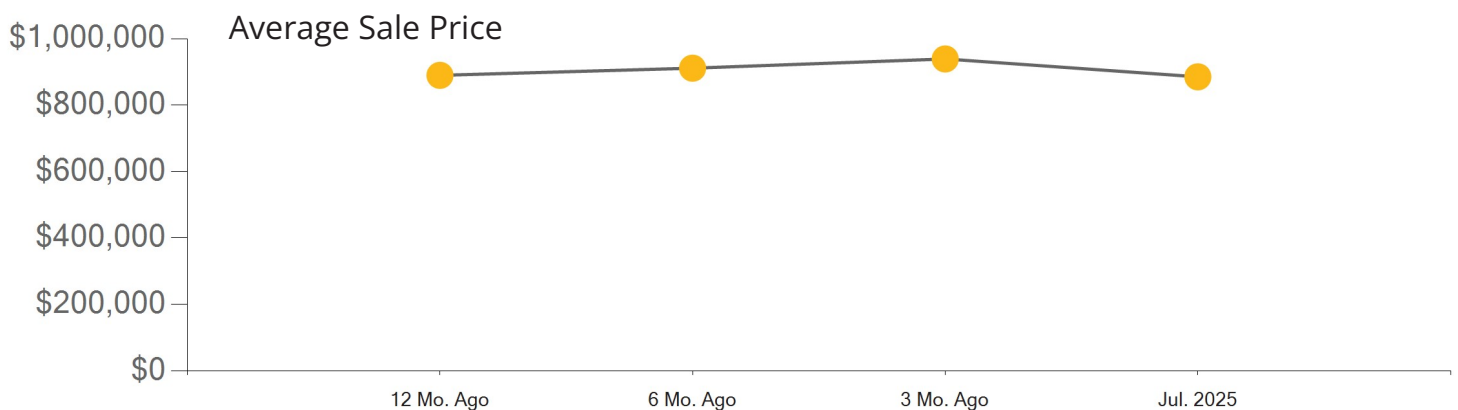
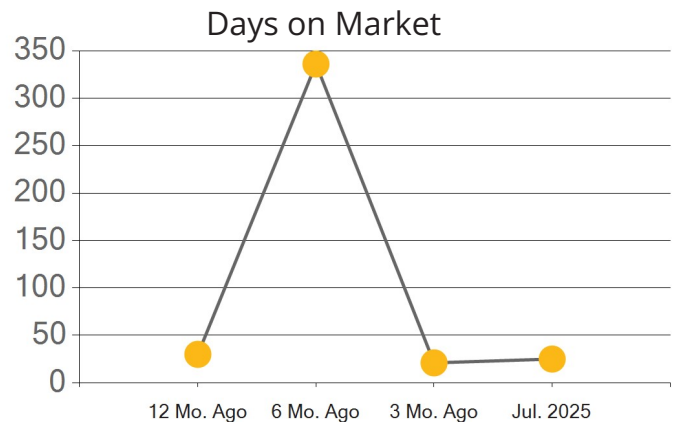
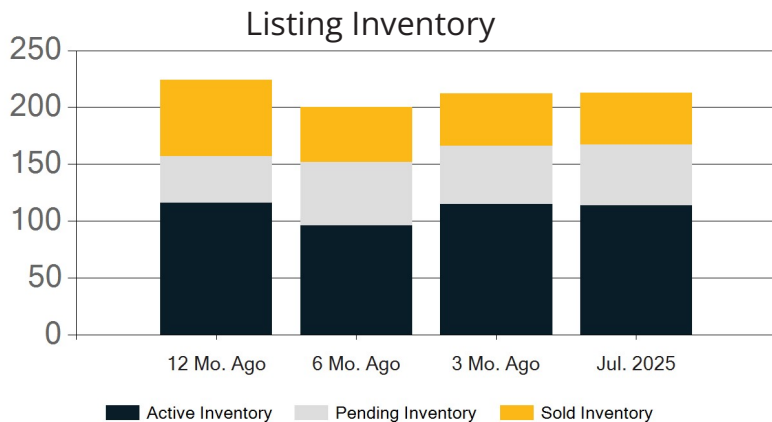


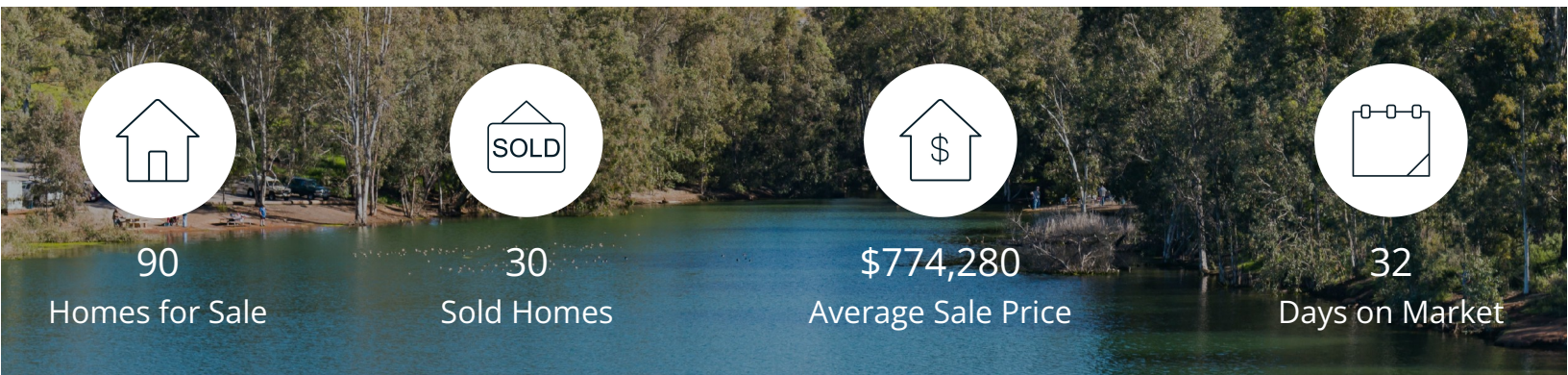
	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	203	46	46	\$3,230,451	25
3 Mo. Ago	199	28	56	\$2,814,970	36
6 Mo. Ago	145	45	38	\$3,778,571	31
12 Mo. Ago	175	37	49	\$3,506,735	33



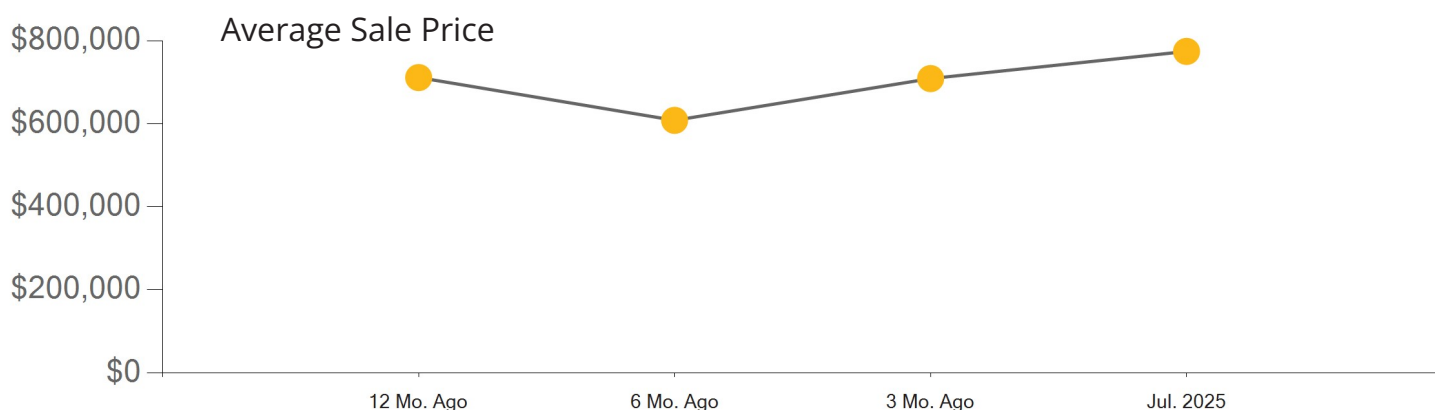
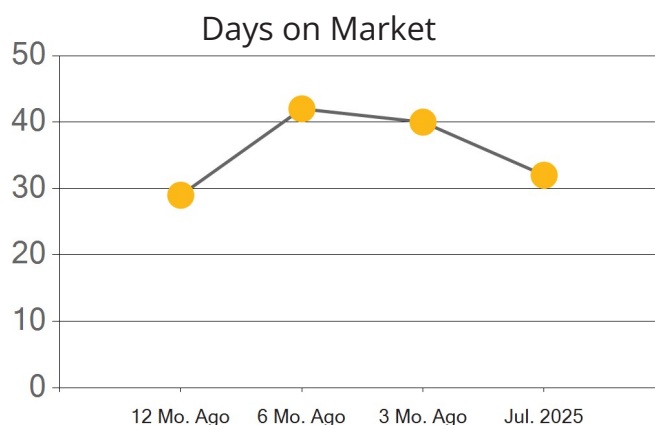
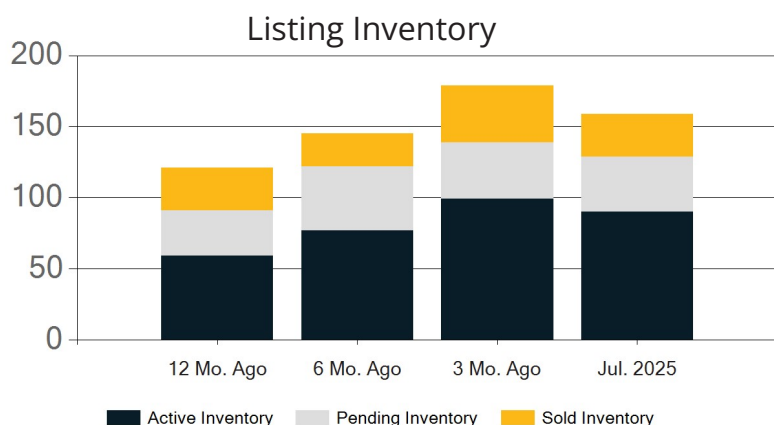


	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	114	53	46	\$885,312	25
3 Mo. Ago	115	51	46	\$939,186	21
6 Mo. Ago	96	56	48	\$911,396	336
12 Mo. Ago	116	41	67	\$889,792	30





	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	90	39	30	\$774,280	32
3 Mo. Ago	99	40	40	\$708,861	40
6 Mo. Ago	77	45	23	\$608,209	42
12 Mo. Ago	59	32	30	\$711,283	29

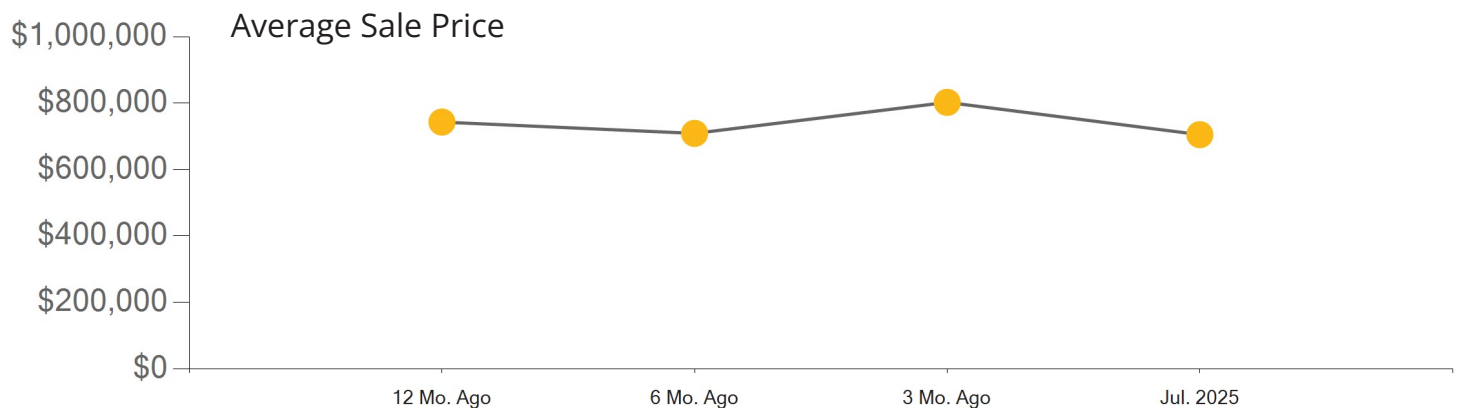
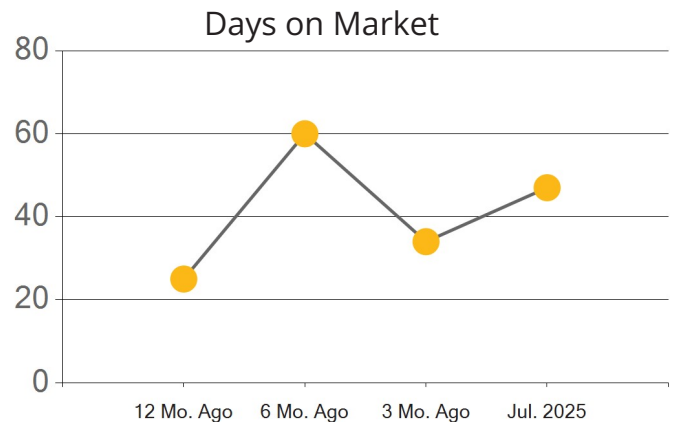
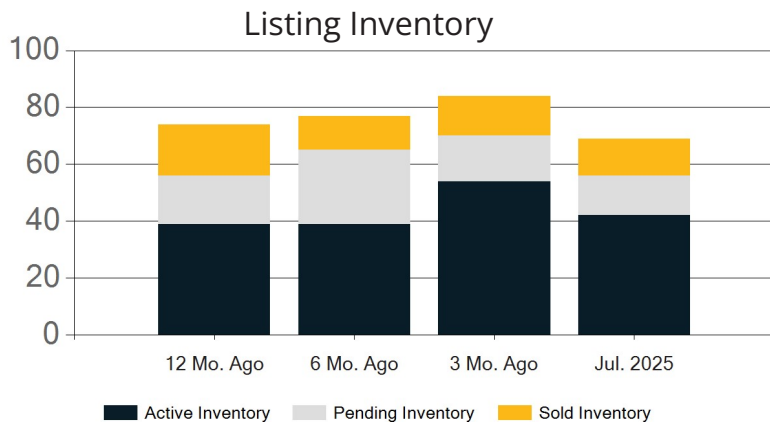


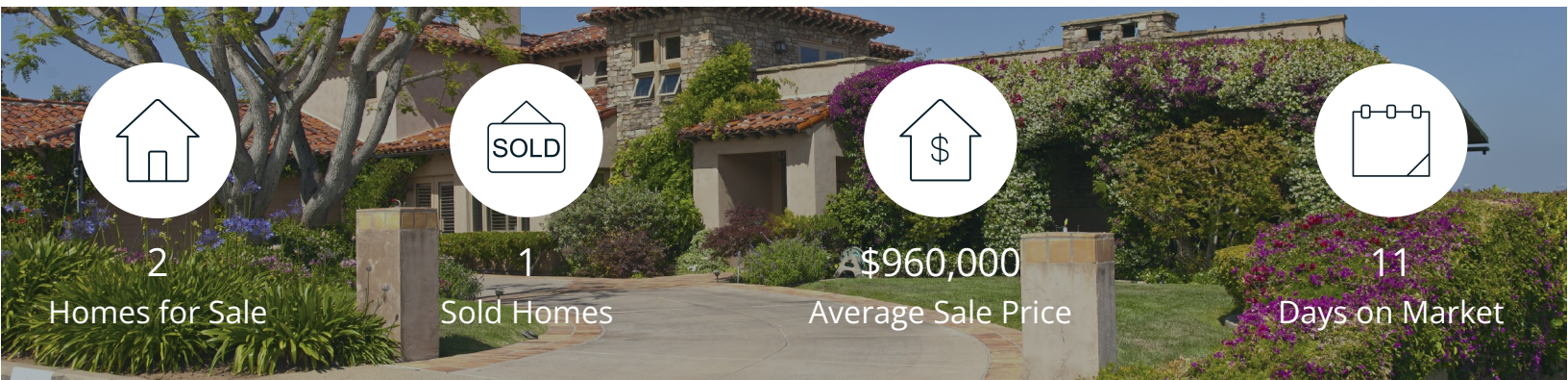
Lemon Grove Market Update

JULY 2025

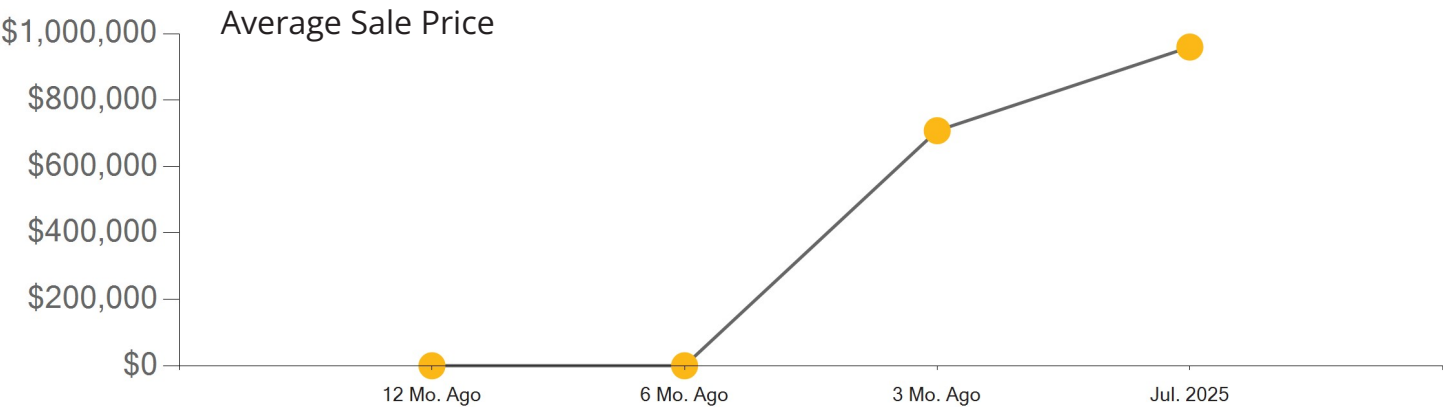
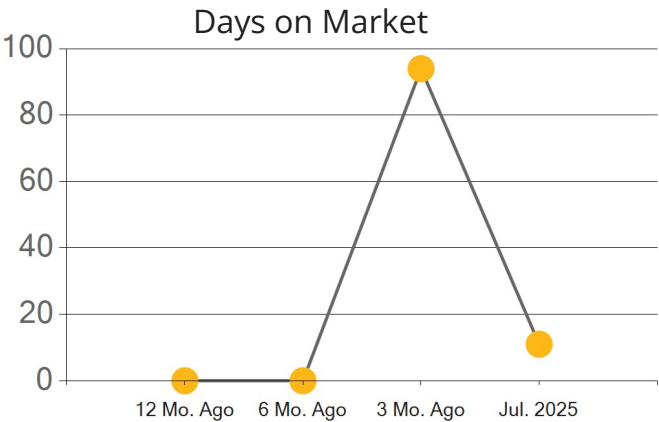
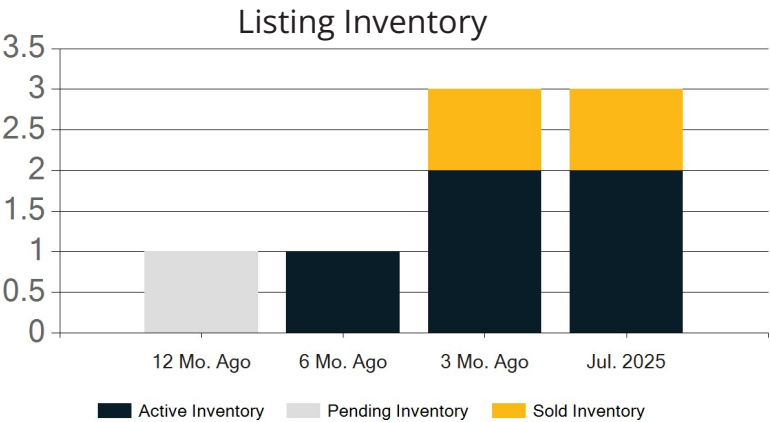


	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	42	14	13	\$705,077	47
3 Mo. Ago	54	16	14	\$802,357	34
6 Mo. Ago	39	26	12	\$708,958	60
12 Mo. Ago	39	17	18	\$743,054	25

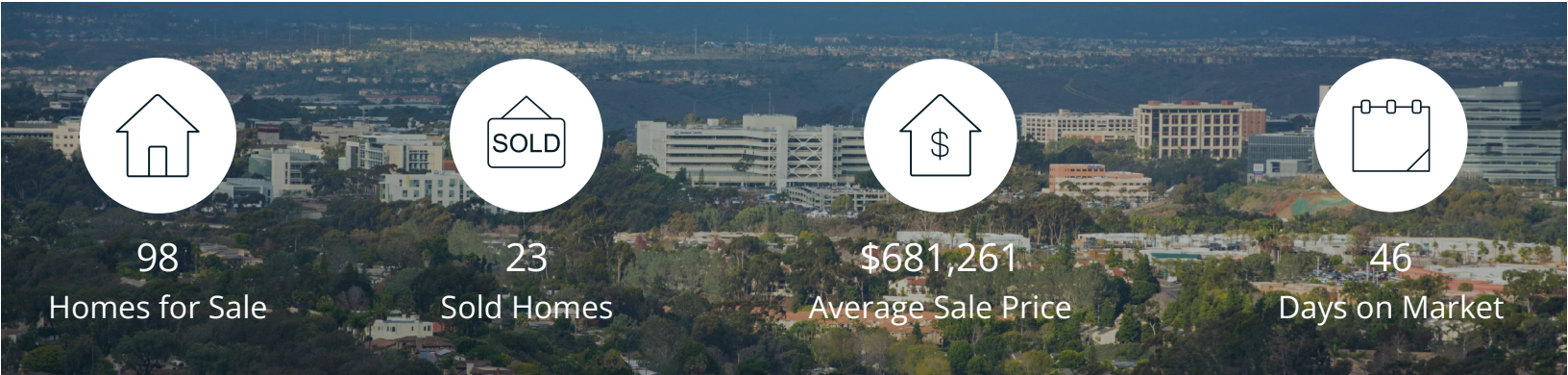




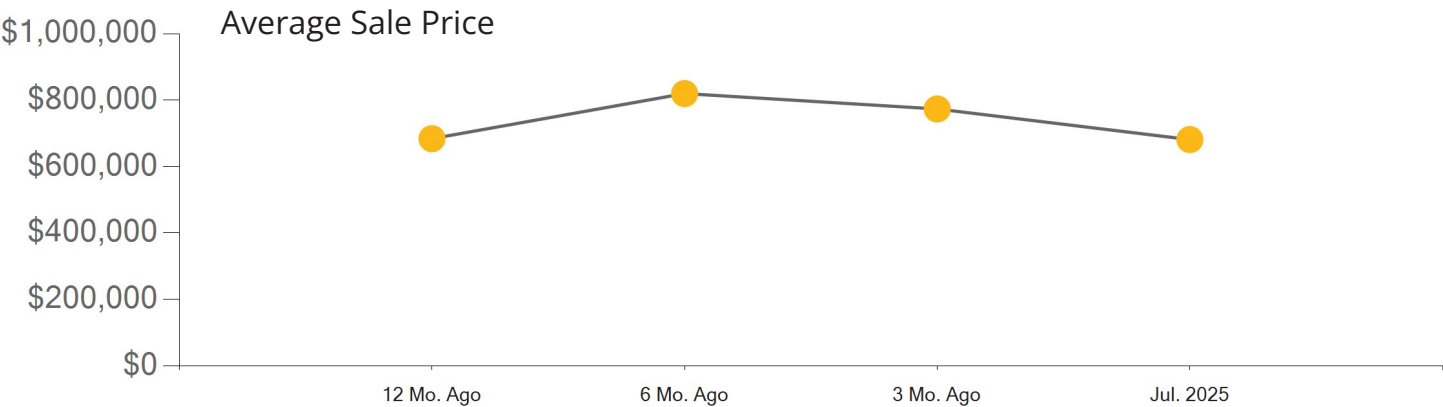
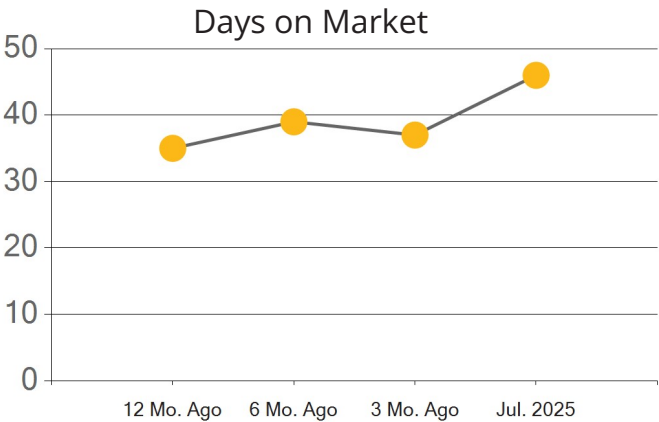
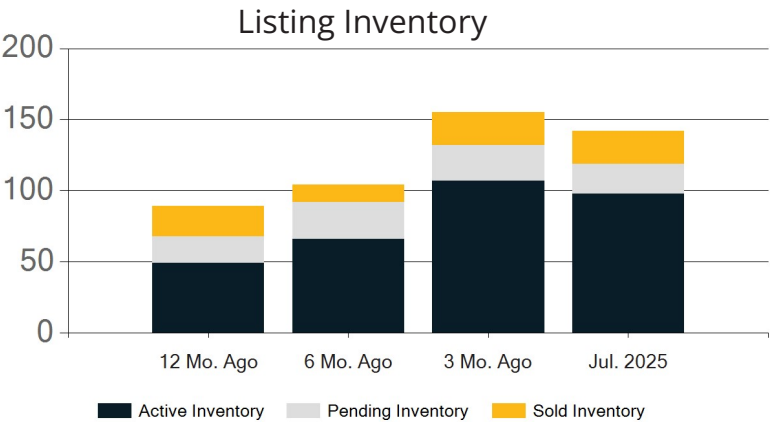
	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	2	0	1	\$960,000	11
3 Mo. Ago	2	0	1	\$708,000	94
6 Mo. Ago	1	0	0	\$0	0
12 Mo. Ago	0	1	0	\$0	0



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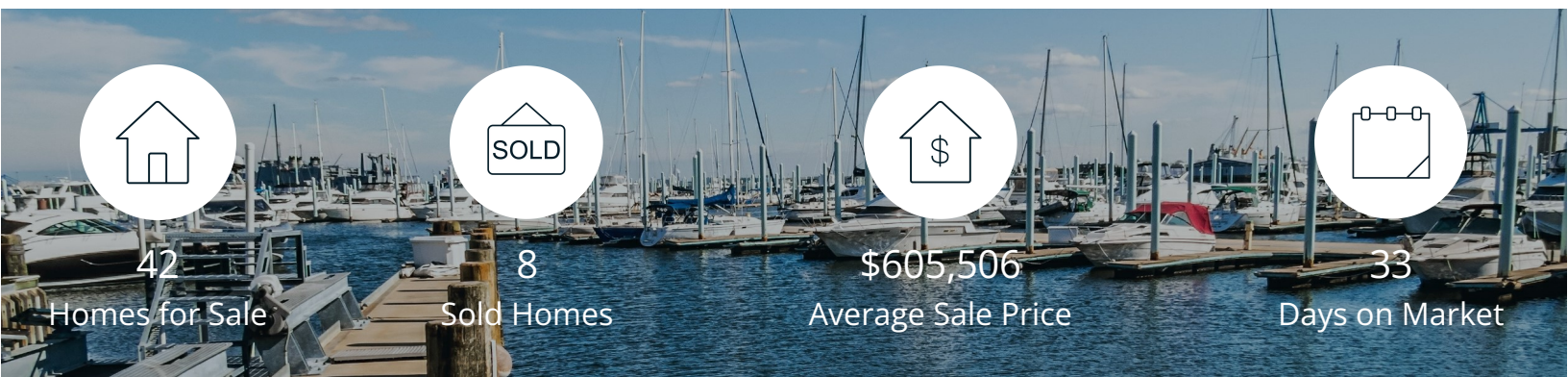
	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	98	21	23	\$681,261	46
3 Mo. Ago	107	25	23	\$773,435	37
6 Mo. Ago	66	26	12	\$819,875	39
12 Mo. Ago	49	19	21	\$684,000	35



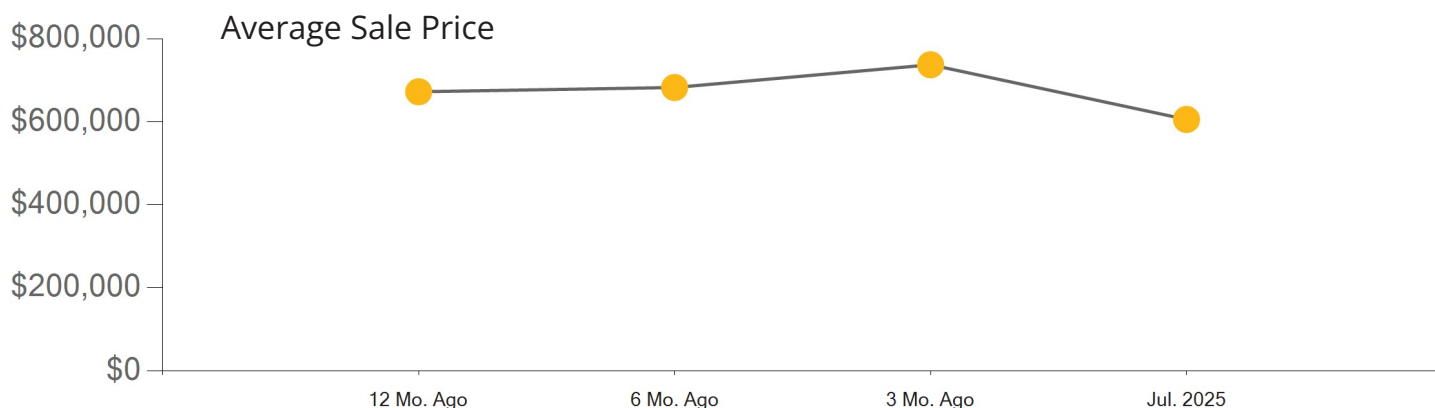
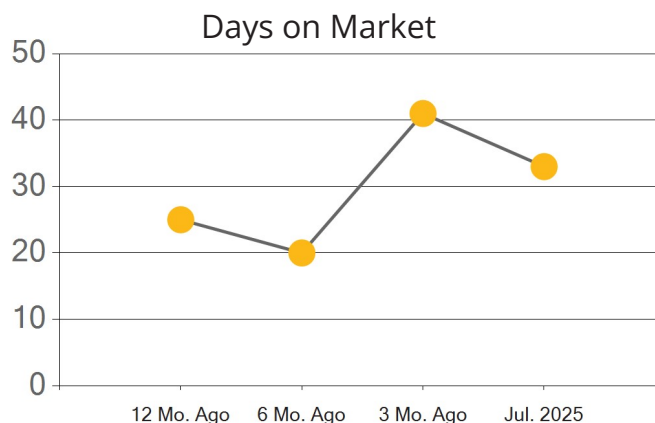
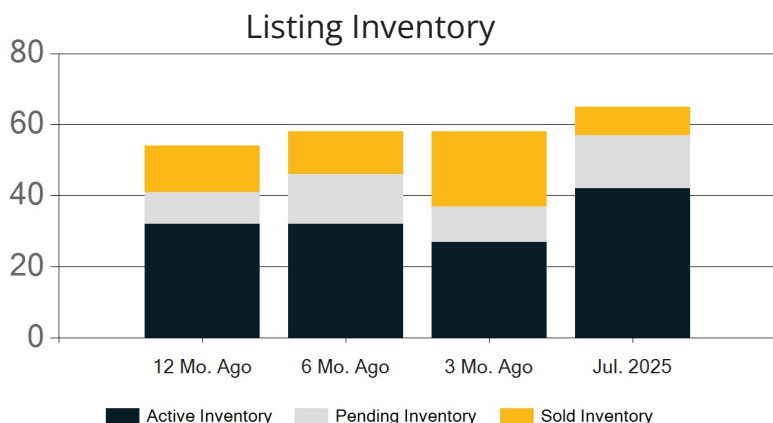
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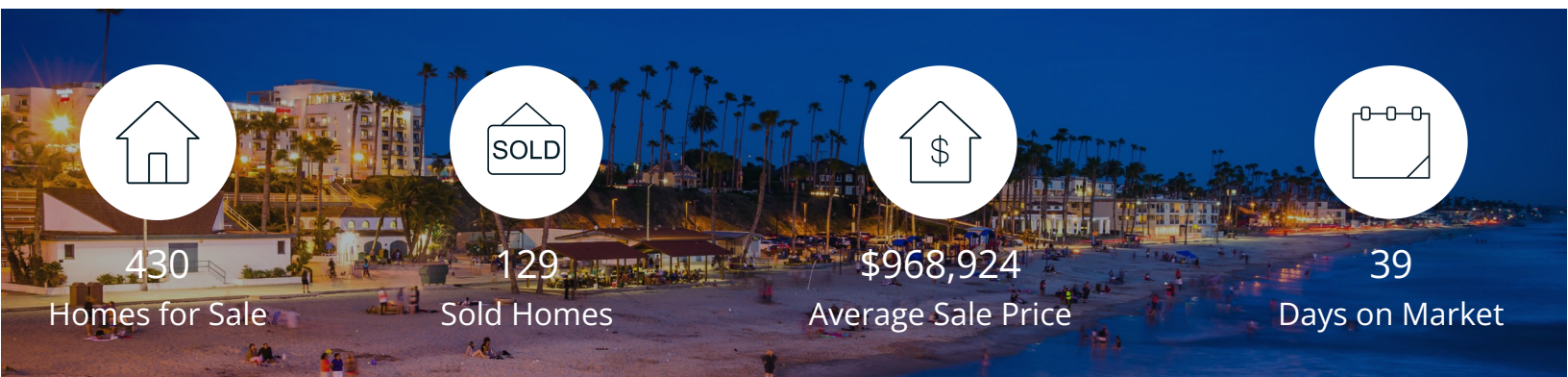
National City Market Update

JULY 2025

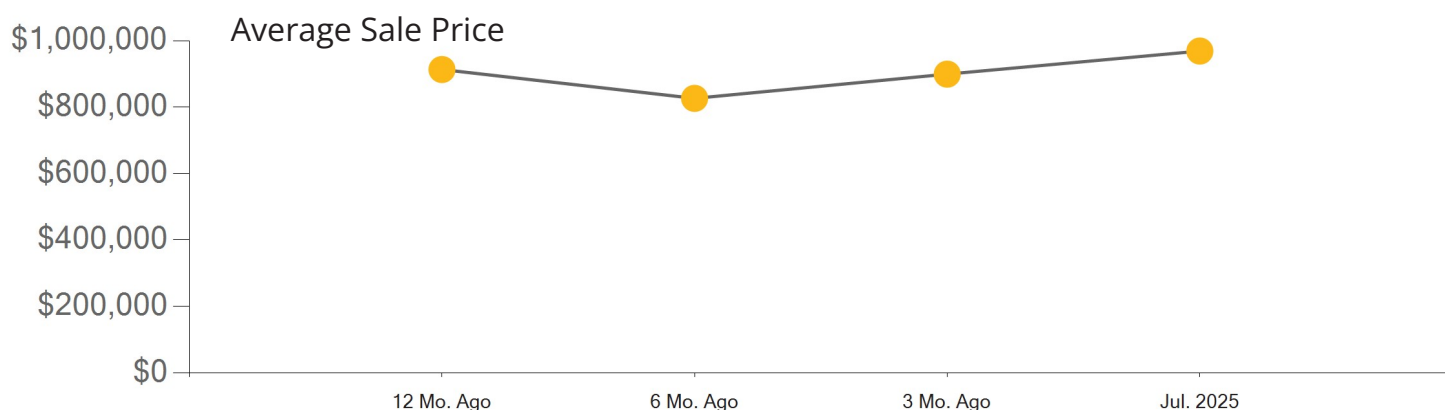
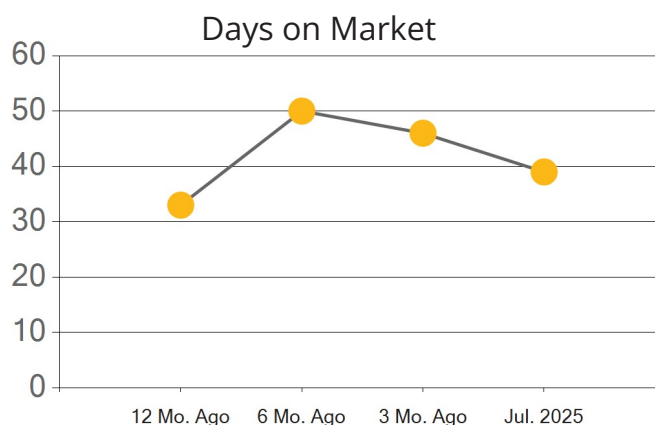
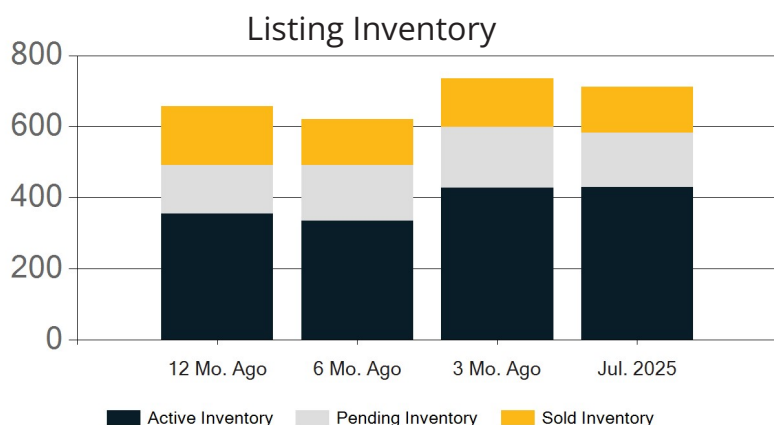


	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	42	15	8	\$605,506	33
3 Mo. Ago	27	10	21	\$737,310	41
6 Mo. Ago	32	14	12	\$682,500	20
12 Mo. Ago	32	9	13	\$672,269	25



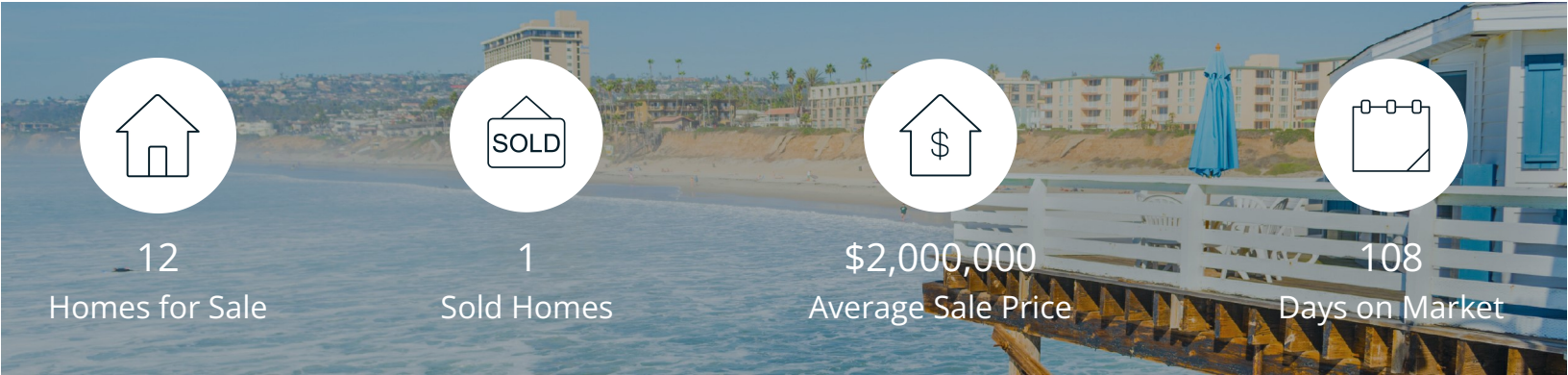


	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	430	152	129	\$968,924	39
3 Mo. Ago	428	171	136	\$899,489	46
6 Mo. Ago	334	158	128	\$826,467	50
12 Mo. Ago	355	137	166	\$913,338	33

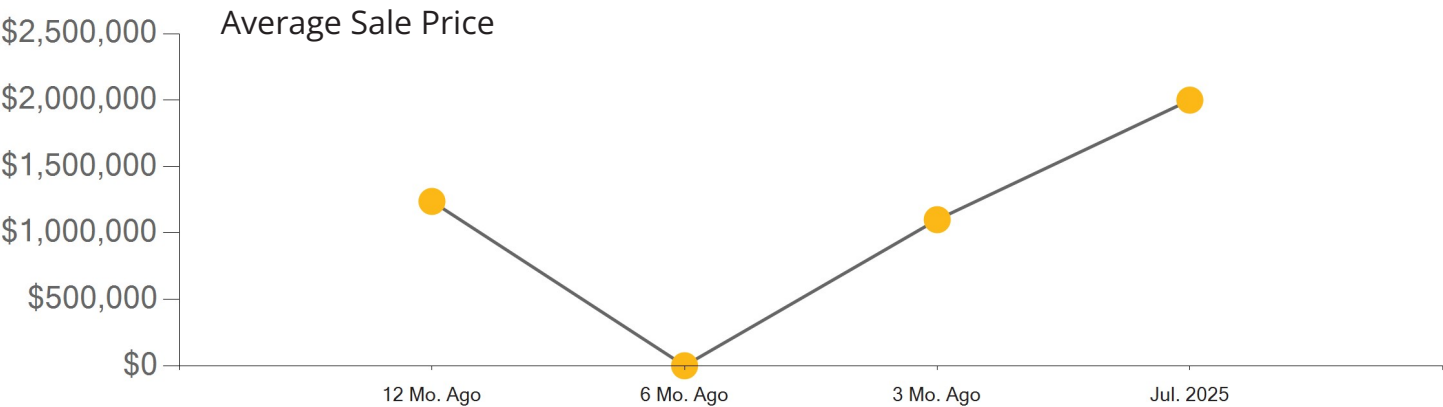
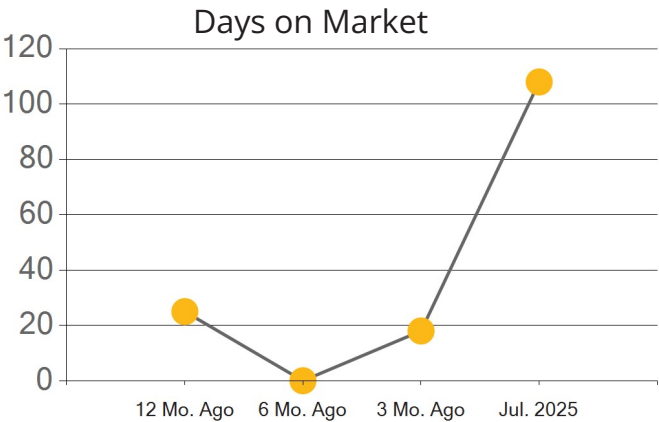
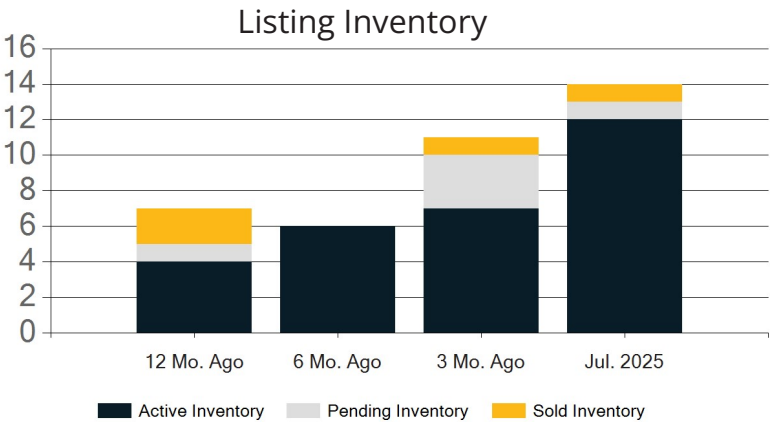


Pacific Beach Market Update

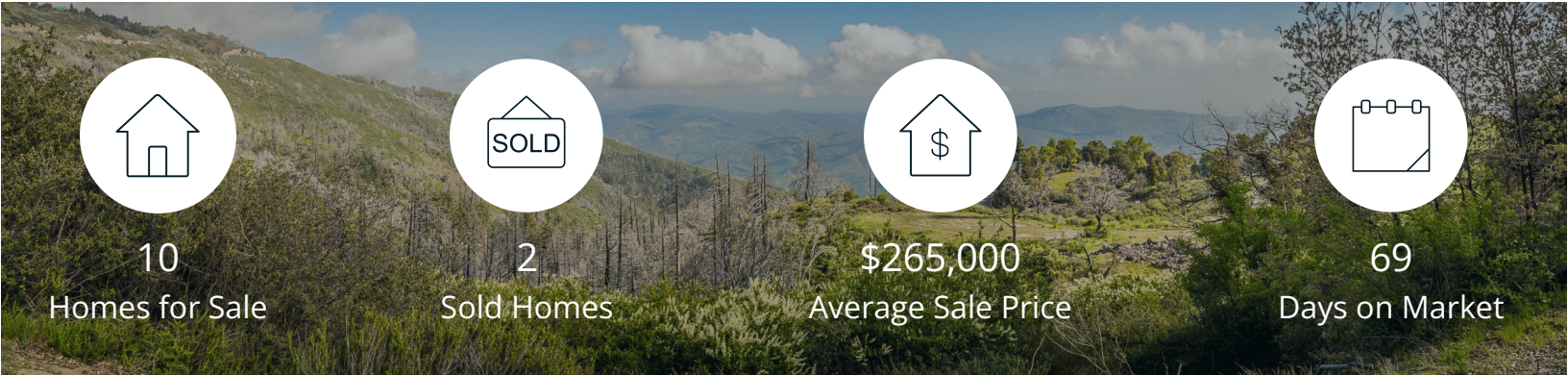
JULY 2025



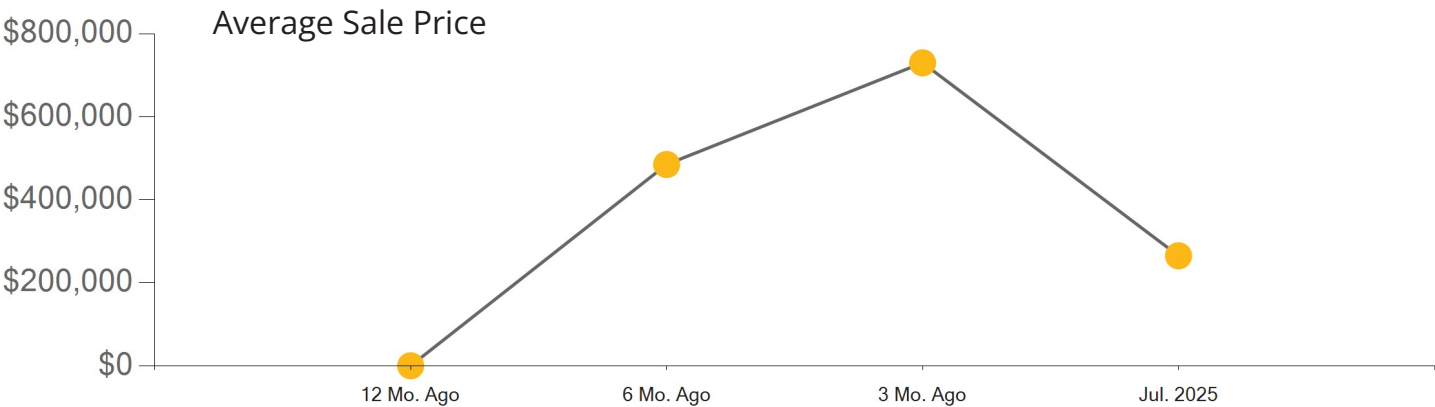
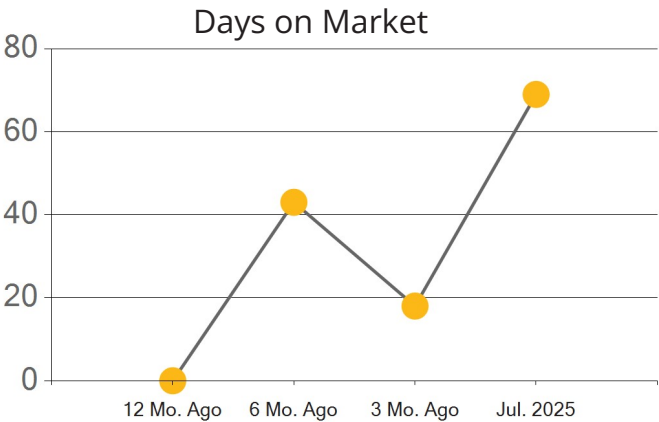
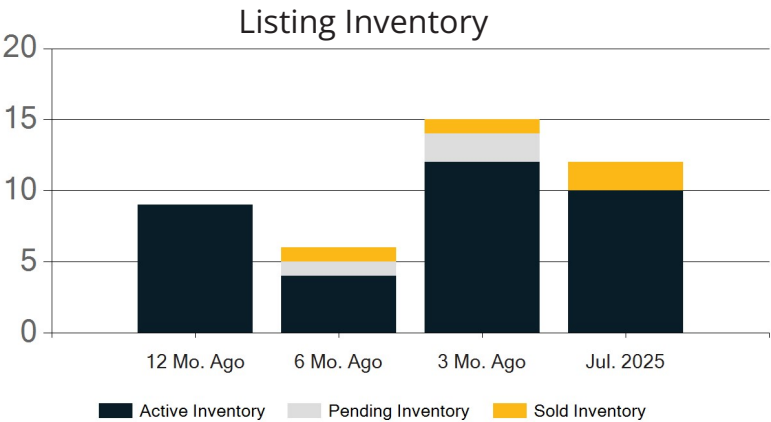
	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	12	1	1	\$2,000,000	108
3 Mo. Ago	7	3	1	\$1,100,000	18
6 Mo. Ago	6	0	0	\$0	0
12 Mo. Ago	4	1	2	\$1,237,500	25



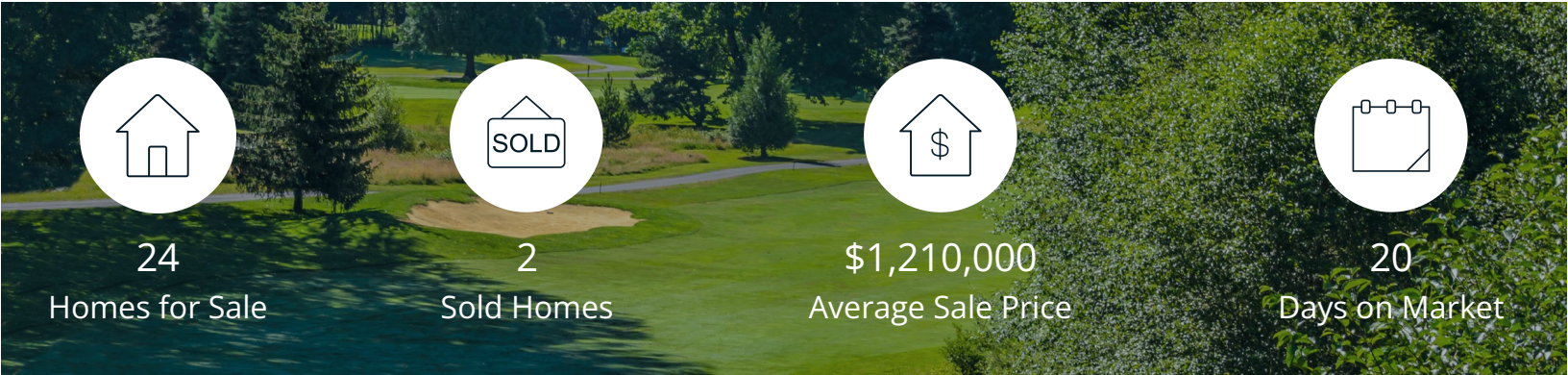
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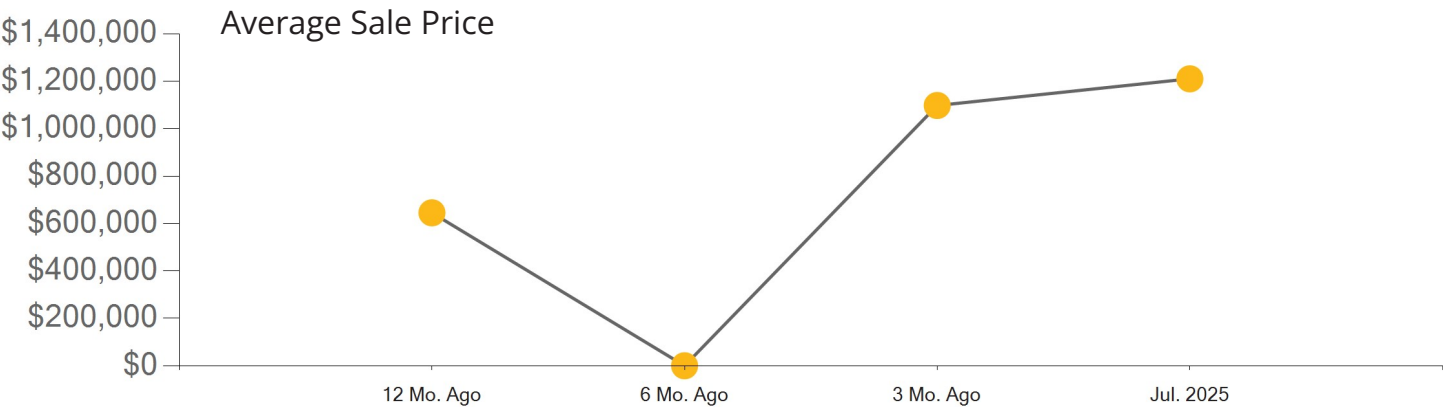
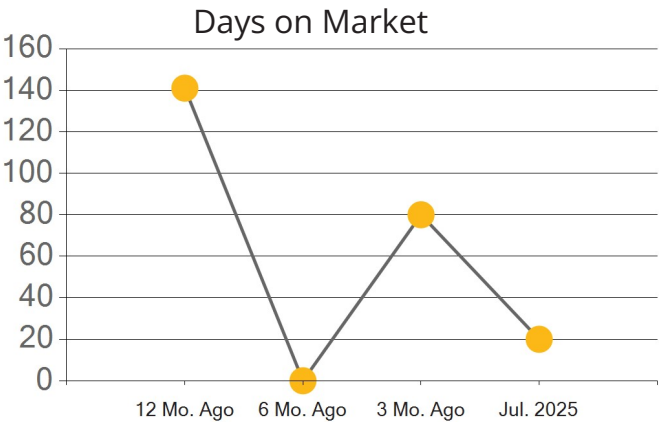
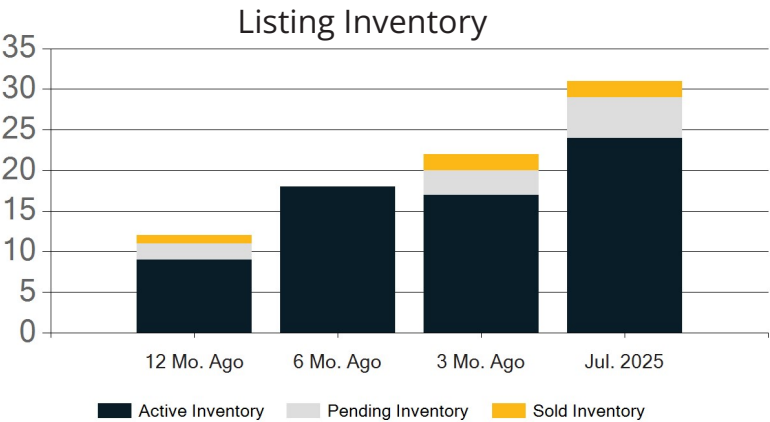
	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	10	0	2	\$265,000	69
3 Mo. Ago	12	2	1	\$730,000	18
6 Mo. Ago	4	1	1	\$485,000	43
12 Mo. Ago	9	0	0	\$0	0



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	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	24	5	2	\$1,210,000	20
3 Mo. Ago	17	3	2	\$1,097,500	80
6 Mo. Ago	18	0	0	\$0	0
12 Mo. Ago	9	2	1	\$645,000	141



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Pine Valley Market Update

JULY 2025



16

Homes for Sale



2

Sold Homes



\$656,250

Average Sale Price

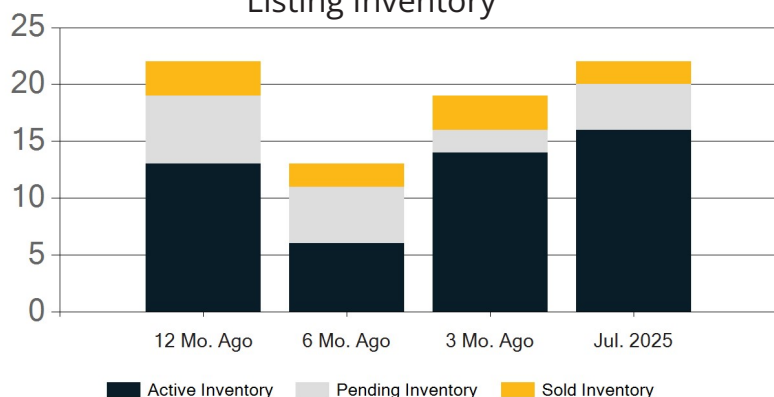


24

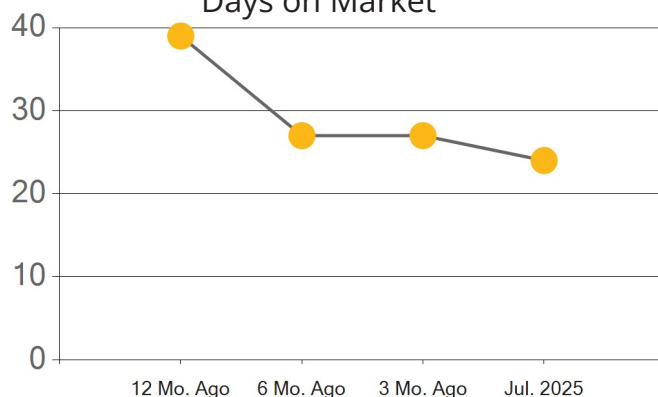
Days on Market

	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	16	4	2	\$656,250	24
3 Mo. Ago	14	2	3	\$1,934,667	27
6 Mo. Ago	6	5	2	\$717,000	27
12 Mo. Ago	13	6	3	\$384,500	39

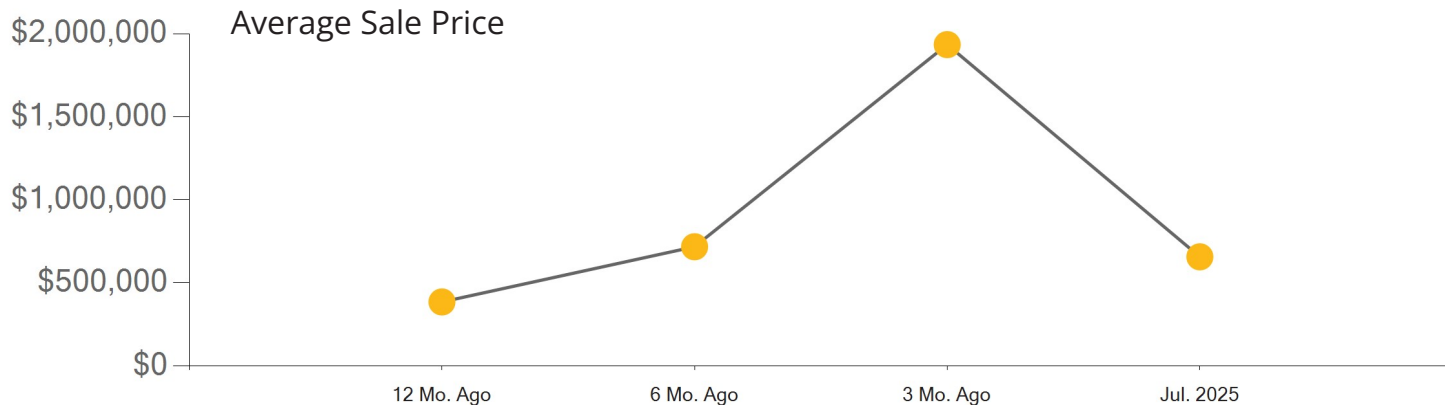
Listing Inventory



Days on Market

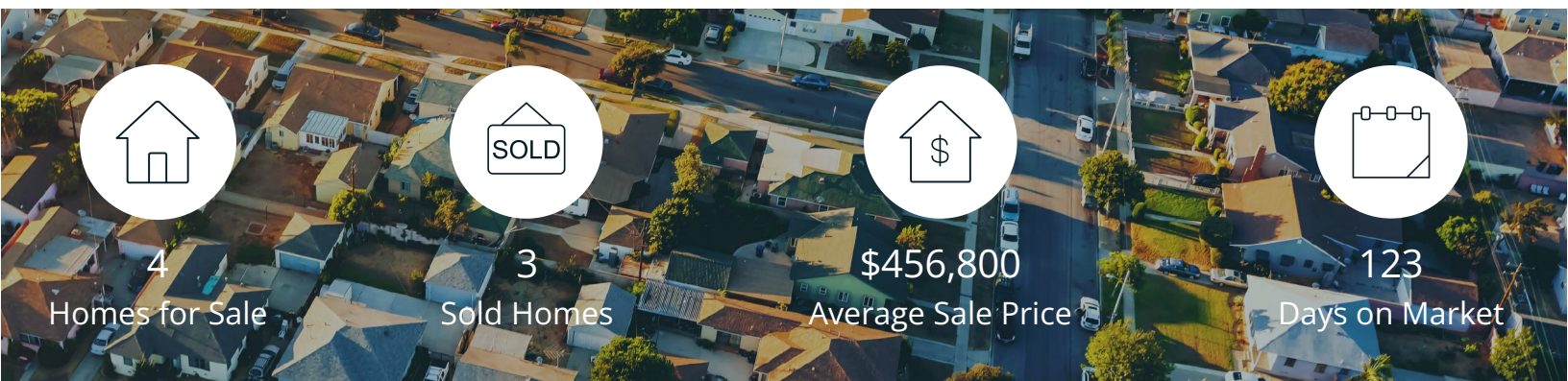


Average Sale Price

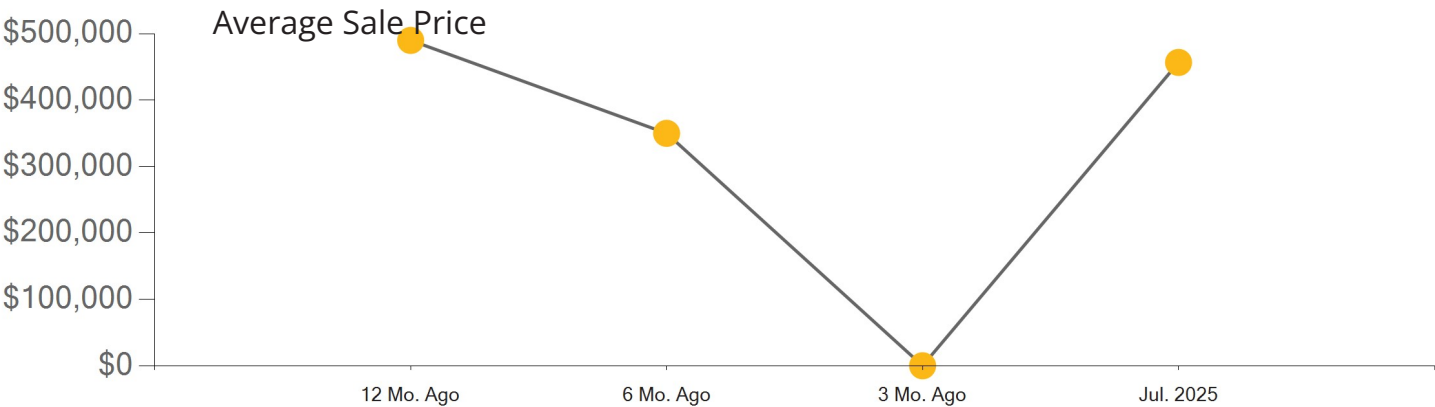
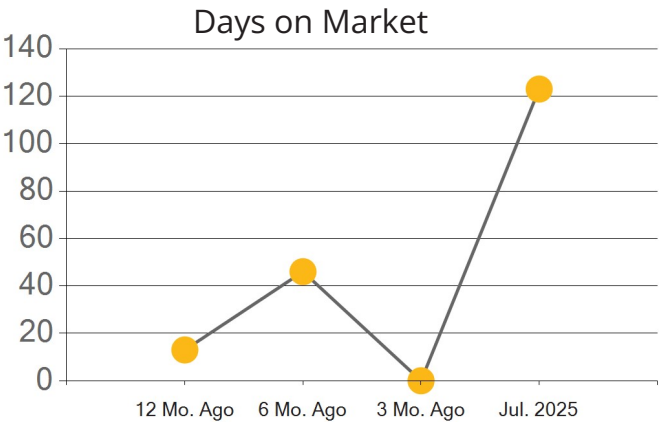
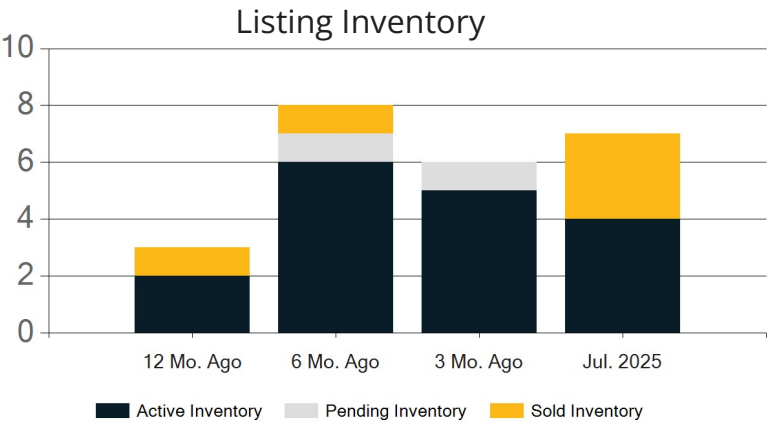


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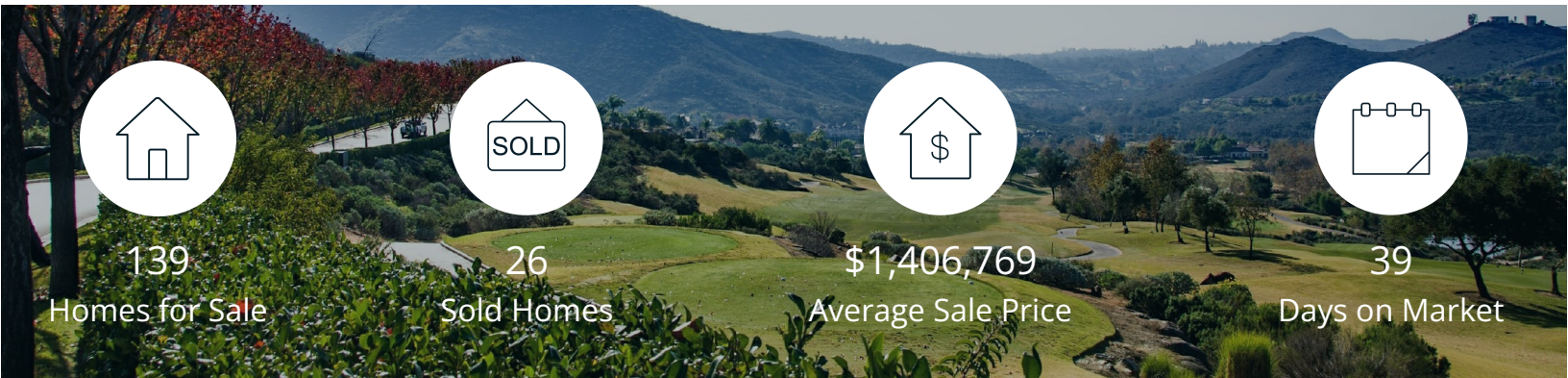
	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	4	0	3	\$456,800	123
3 Mo. Ago	5	1	0	\$0	0
6 Mo. Ago	6	1	1	\$350,000	46
12 Mo. Ago	2	0	1	\$490,000	13



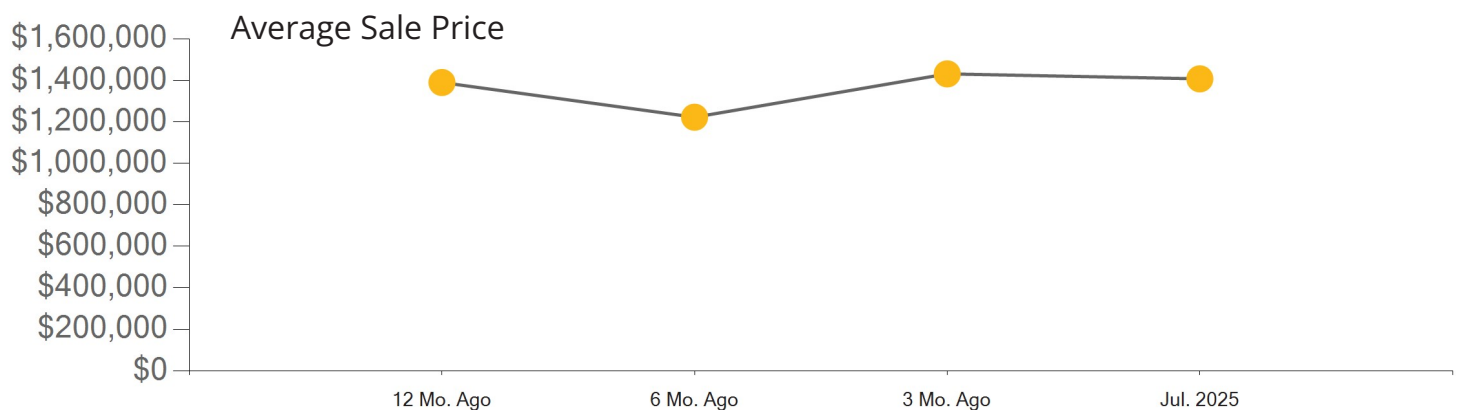
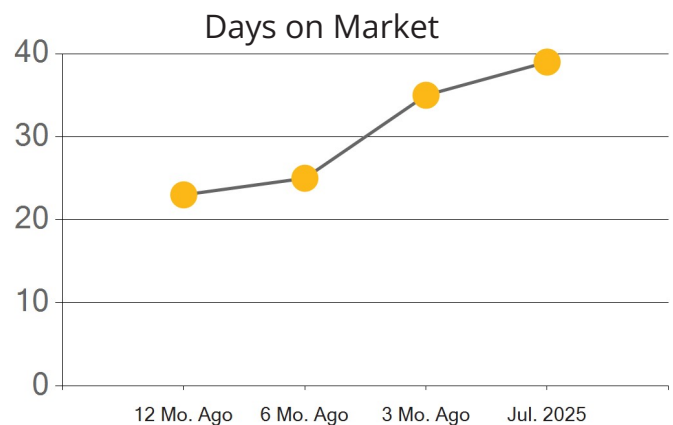
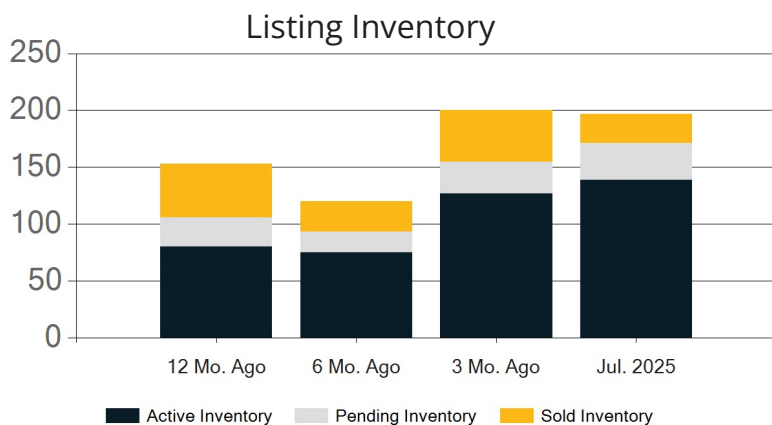
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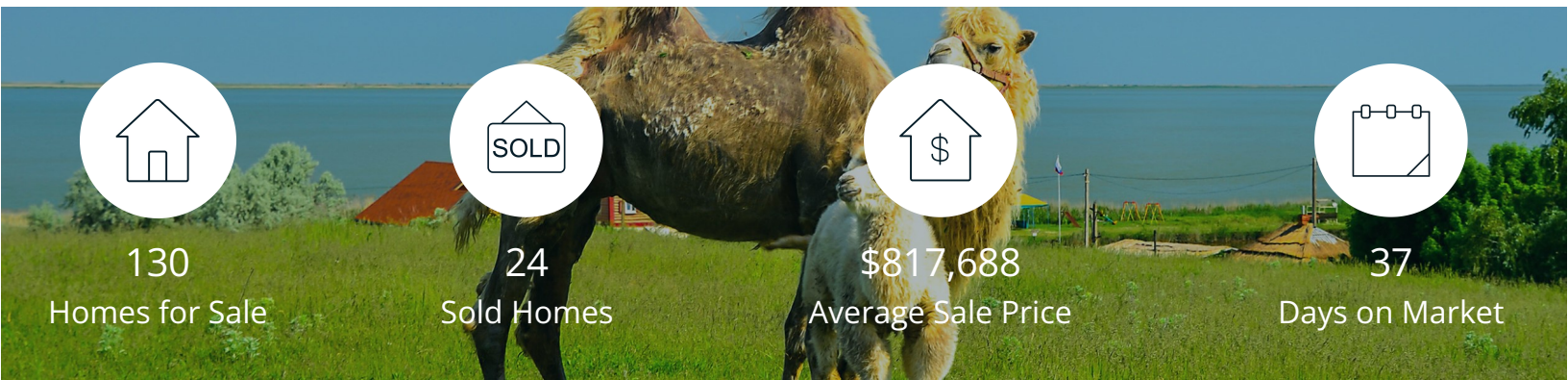
Poway Market Update

JULY 2025

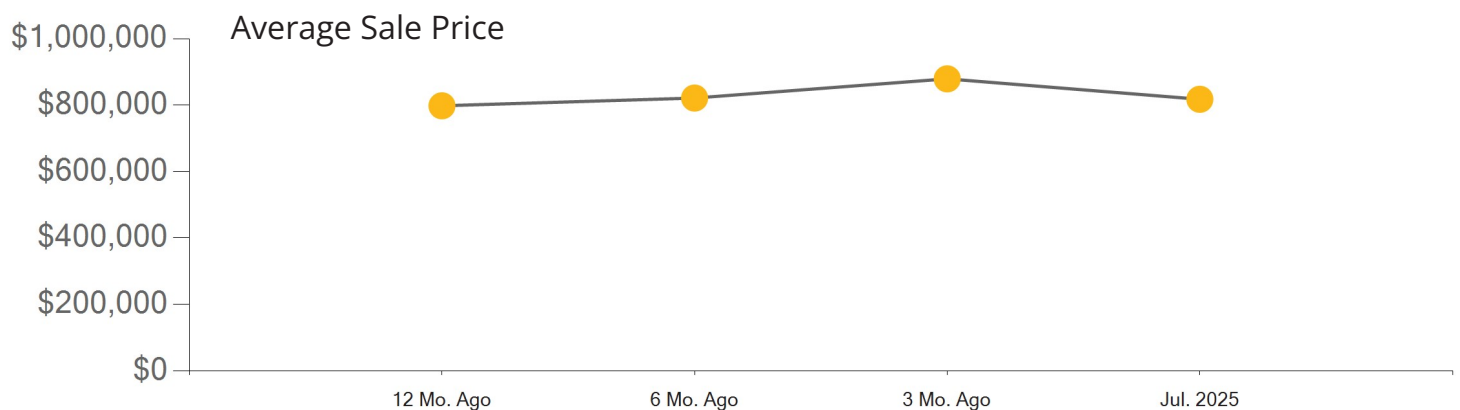
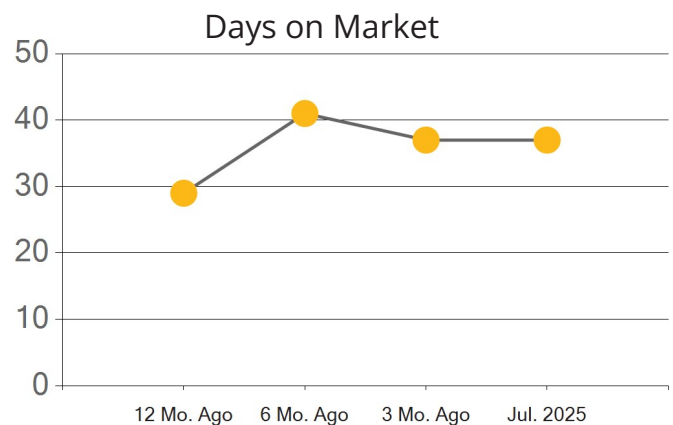
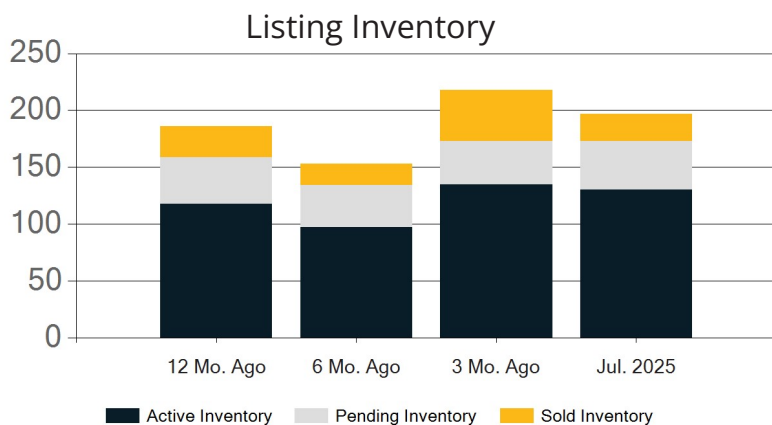


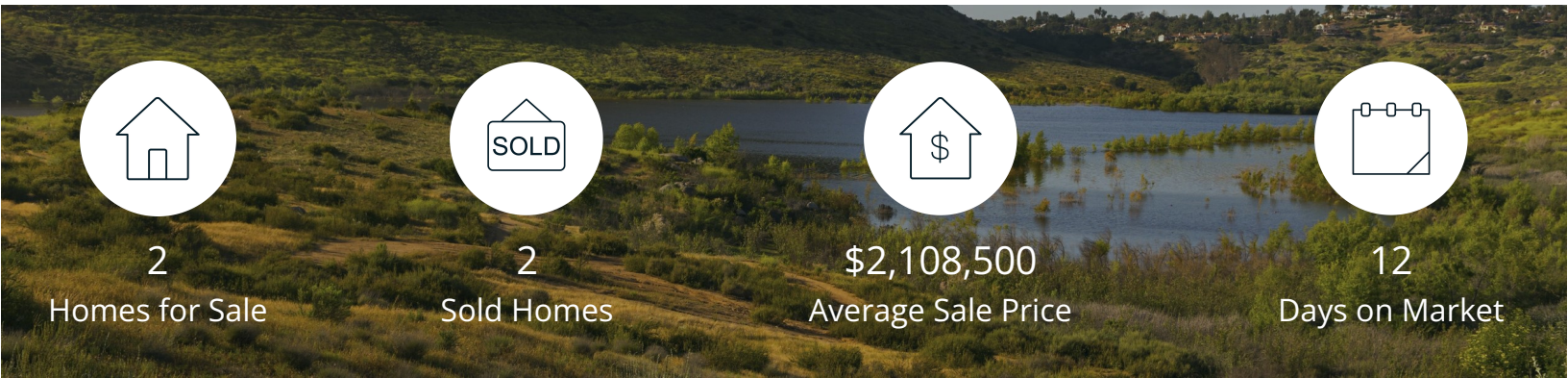
	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	139	32	26	\$1,406,769	39
3 Mo. Ago	127	28	45	\$1,430,800	35
6 Mo. Ago	75	18	27	\$1,221,904	25
12 Mo. Ago	80	26	47	\$1,389,130	23



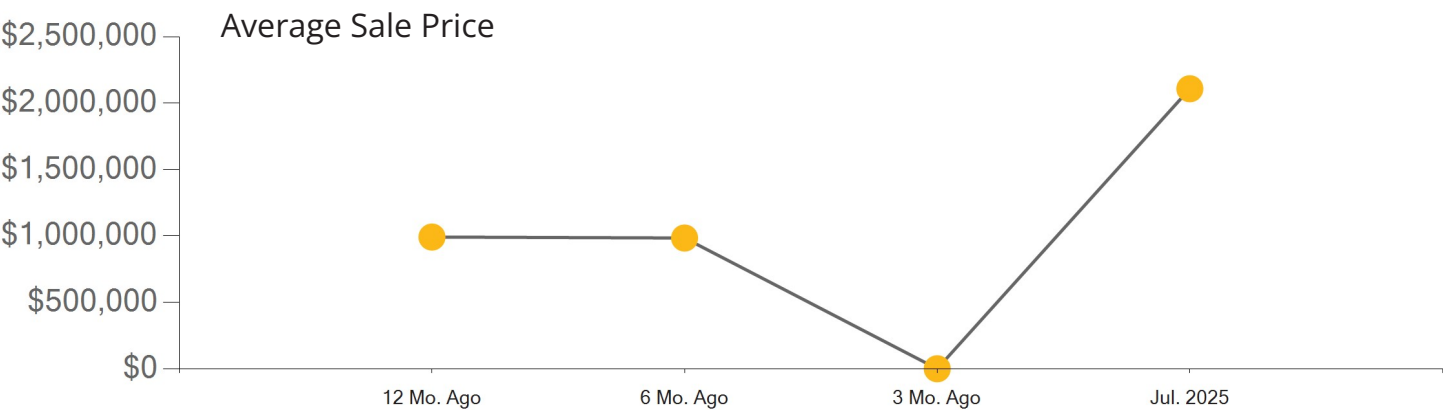
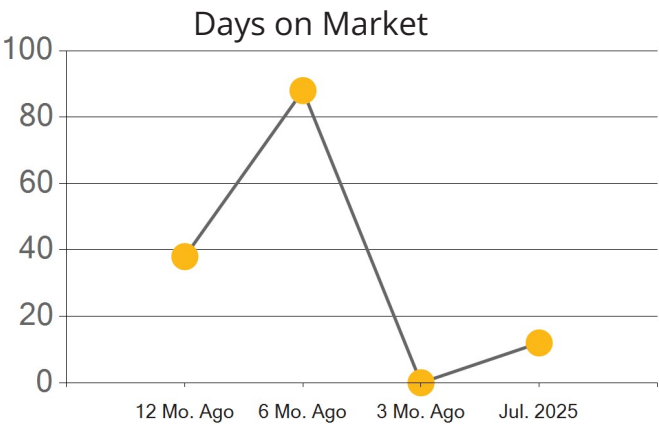
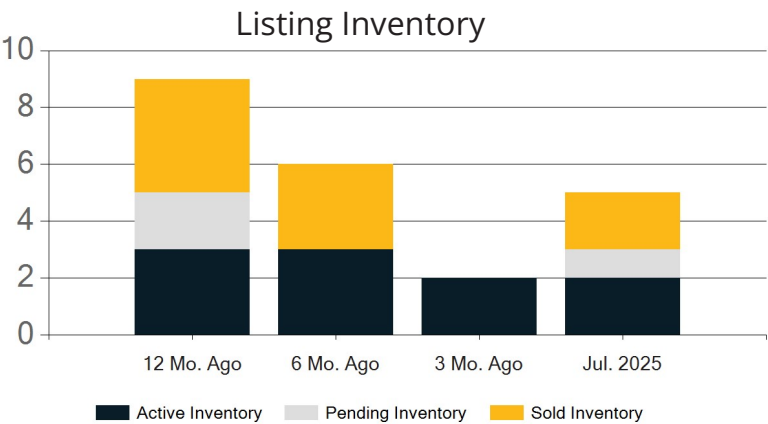


	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	130	43	24	\$817,688	37
3 Mo. Ago	135	38	45	\$879,187	37
6 Mo. Ago	97	37	19	\$821,416	41
12 Mo. Ago	118	41	27	\$798,043	29





	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	2	1	2	\$2,108,500	12
3 Mo. Ago	2	0	0	\$0	0
6 Mo. Ago	3	0	3	\$984,667	88
12 Mo. Ago	3	2	4	\$991,750	38



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128
Homes for Sale



14
Sold Homes

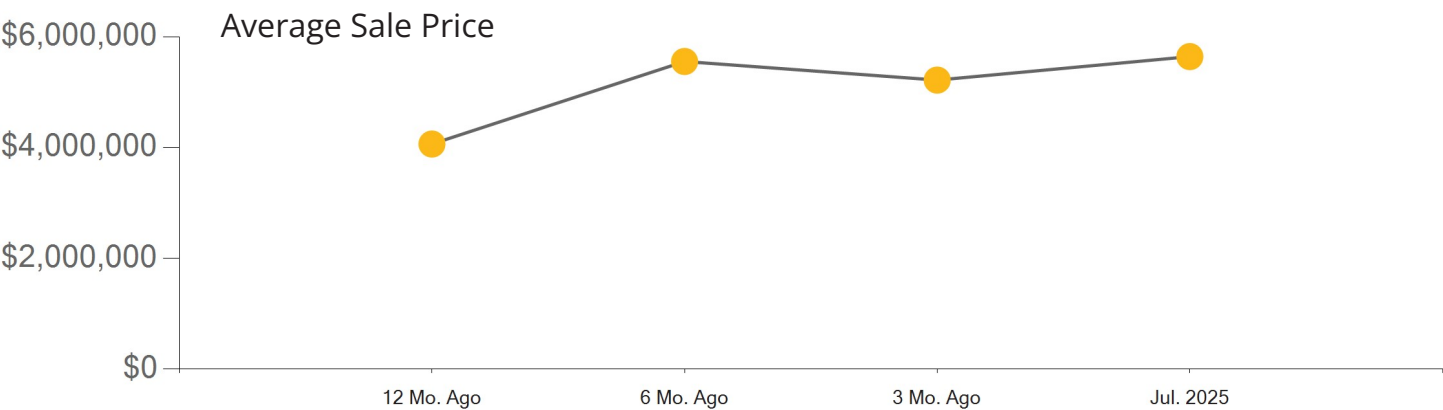
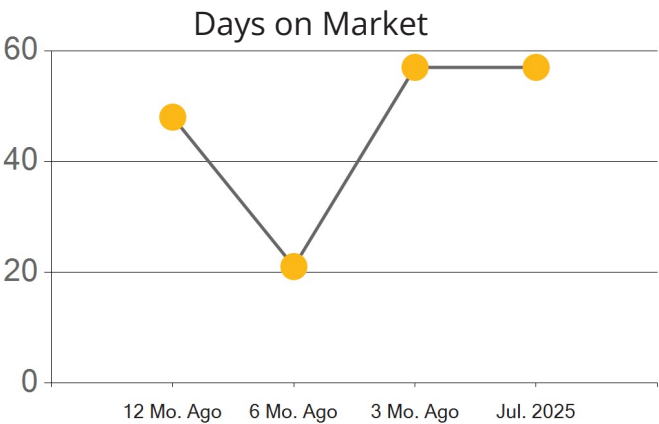
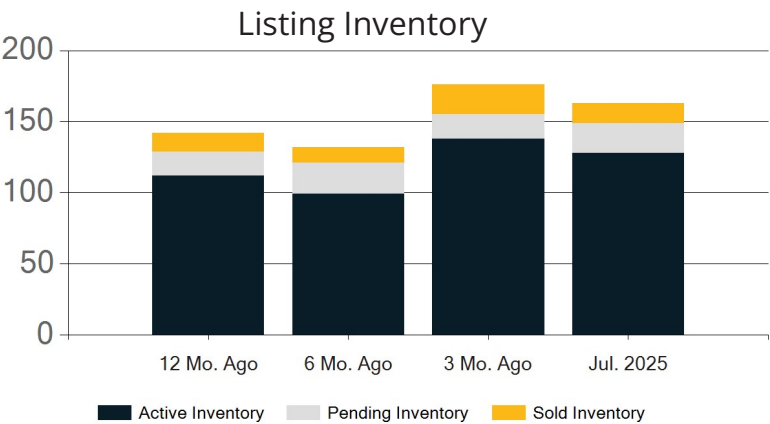


\$5,641,071
Average Sale Price



57
Days on Market

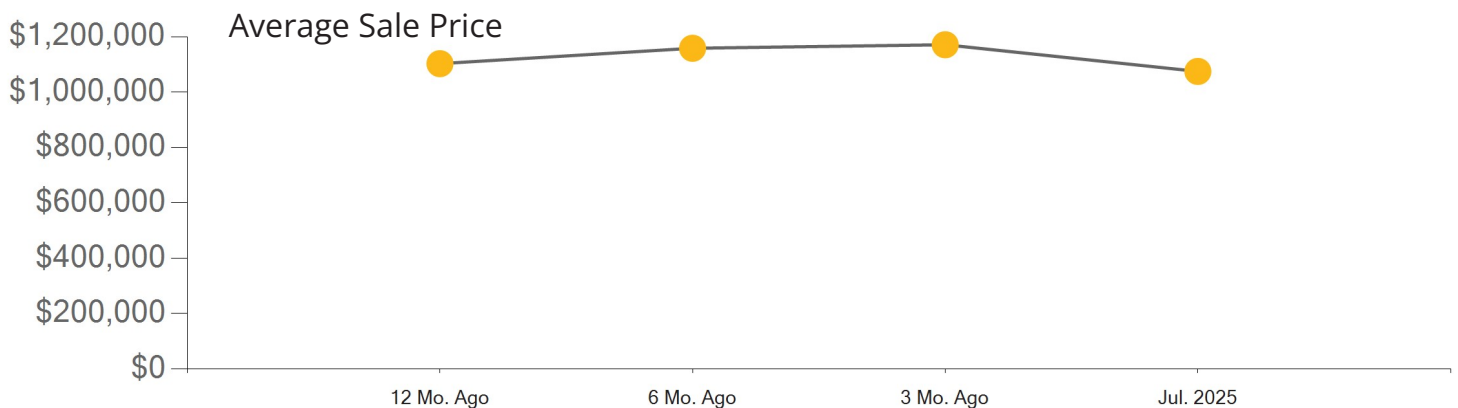
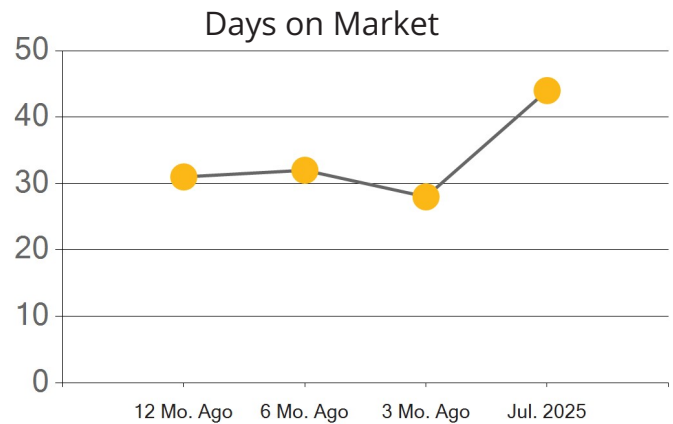
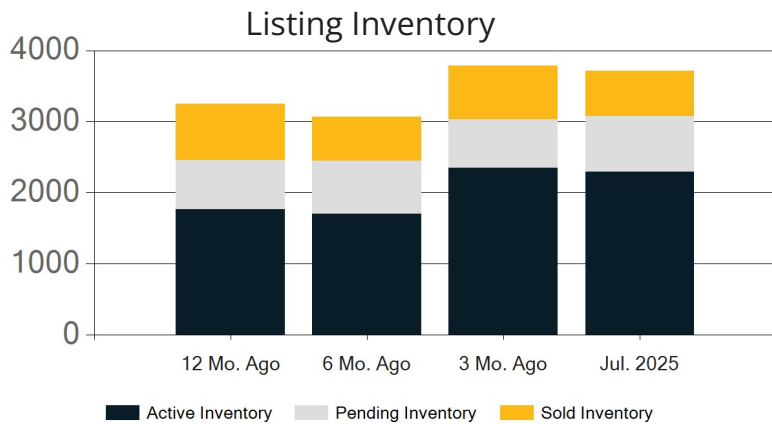
	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	128	21	14	\$5,641,071	57
3 Mo. Ago	138	17	21	\$5,216,940	57
6 Mo. Ago	99	22	11	\$5,553,182	21
12 Mo. Ago	112	17	13	\$4,061,154	48



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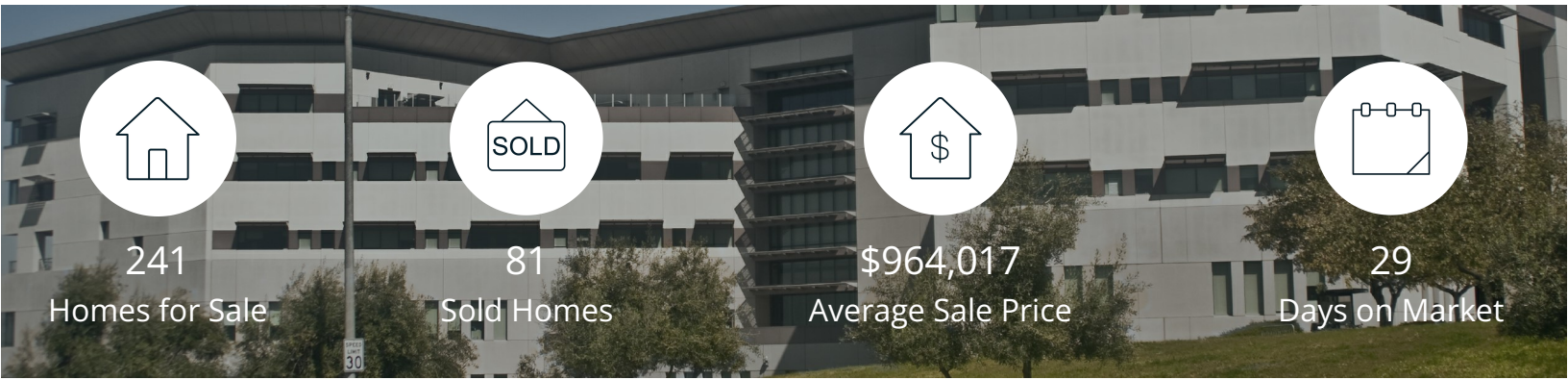


	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	2,292	782	642	\$1,074,680	44
3 Mo. Ago	2,346	682	757	\$1,171,134	28
6 Mo. Ago	1,702	749	617	\$1,158,455	32
12 Mo. Ago	1,770	688	788	\$1,102,768	31

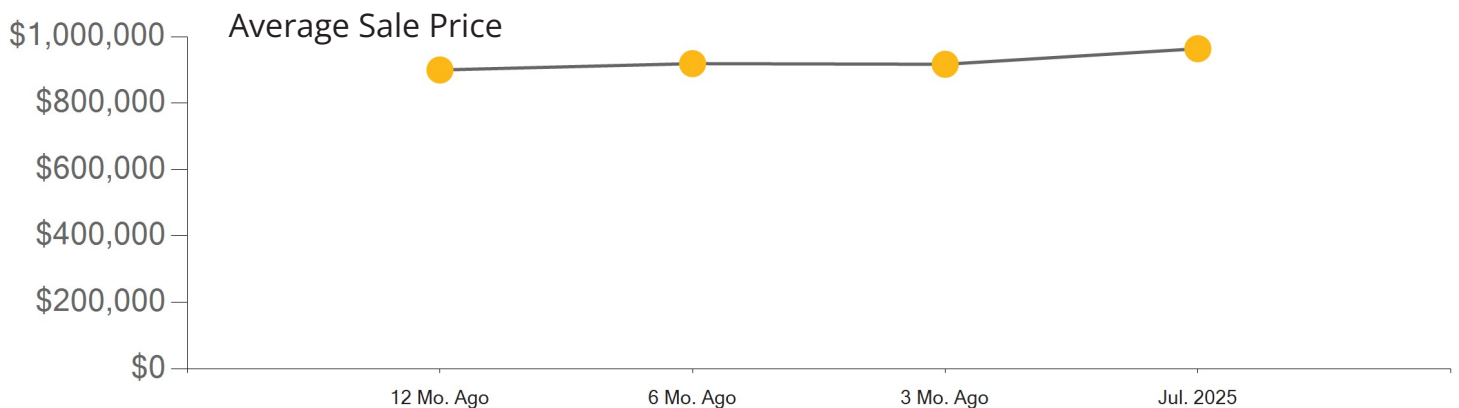
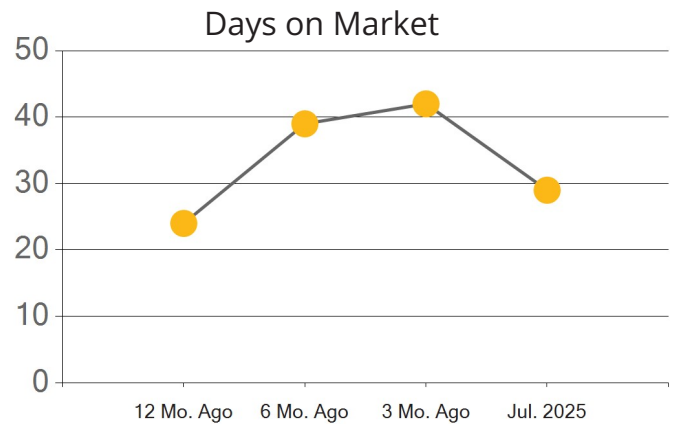
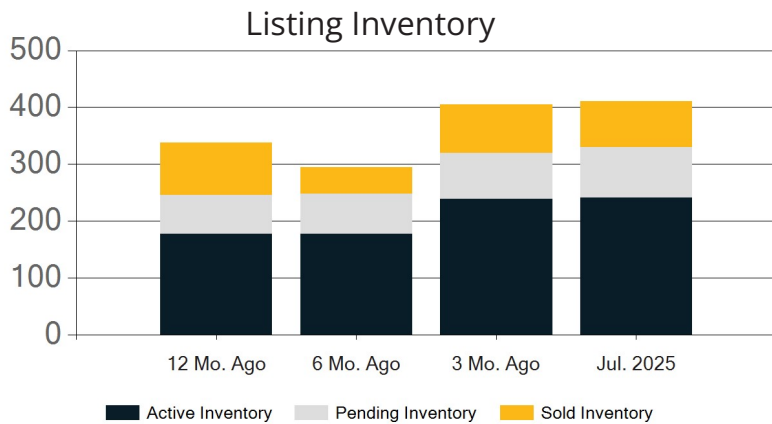


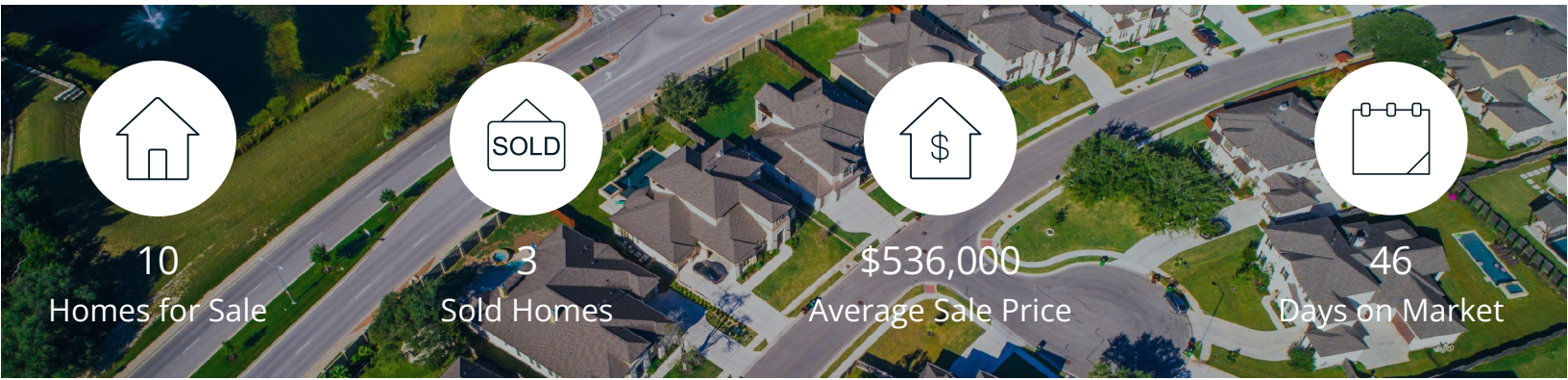
San Marcos Market Update

JULY 2025

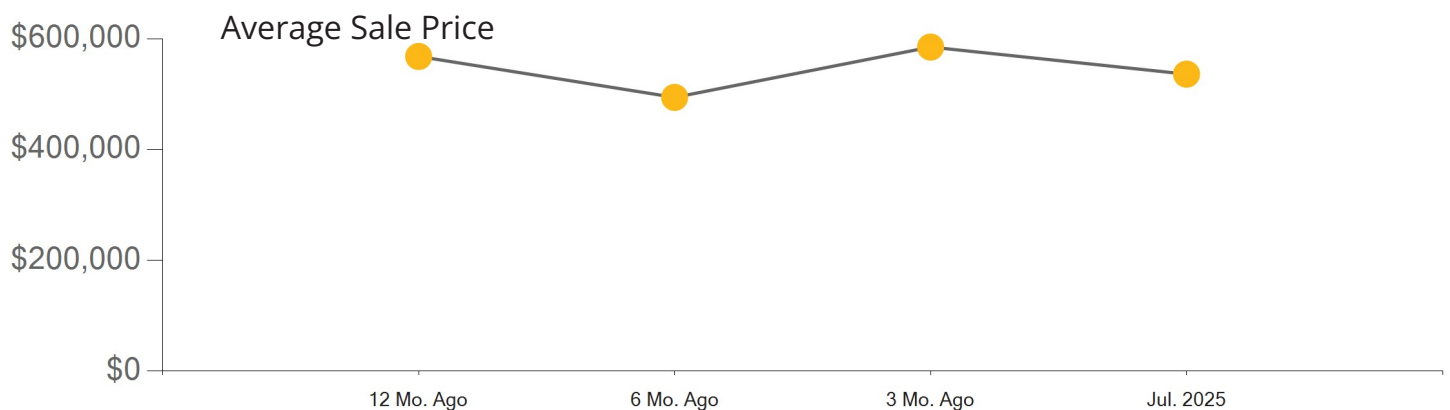
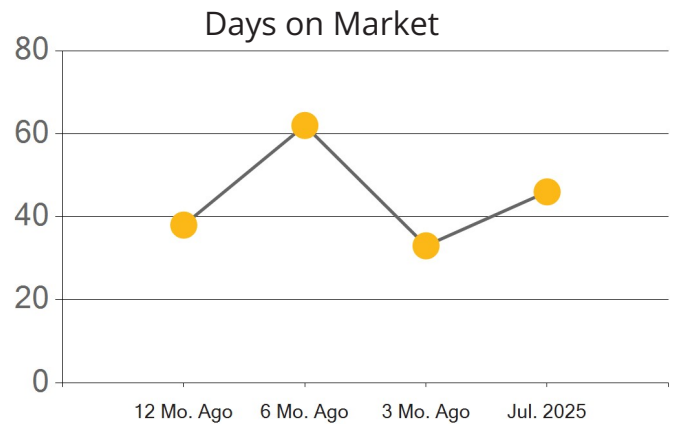
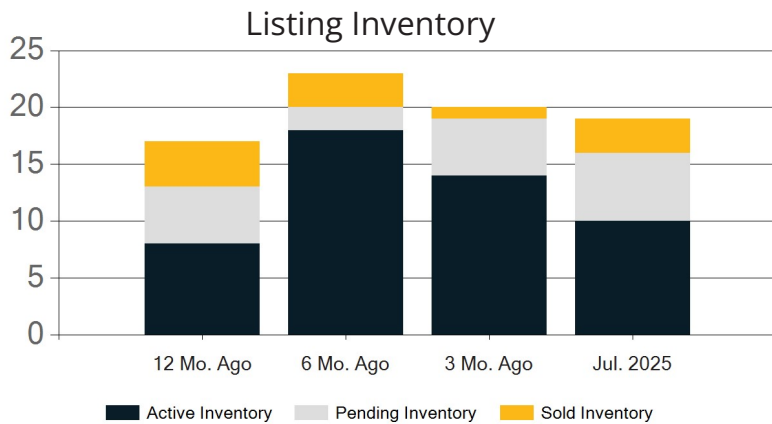


	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	241	89	81	\$964,017	29
3 Mo. Ago	239	81	85	\$917,067	42
6 Mo. Ago	178	70	47	\$919,013	39
12 Mo. Ago	178	68	92	\$899,963	24



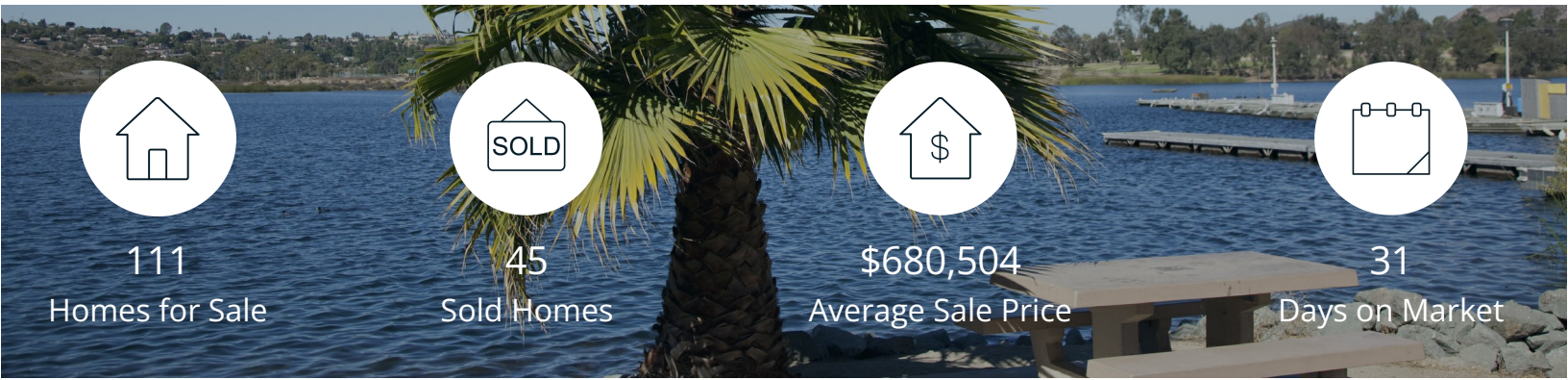


	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	10	6	3	\$536,000	46
3 Mo. Ago	14	5	1	\$585,000	33
6 Mo. Ago	18	2	3	\$494,017	62
12 Mo. Ago	8	5	4	\$568,000	38

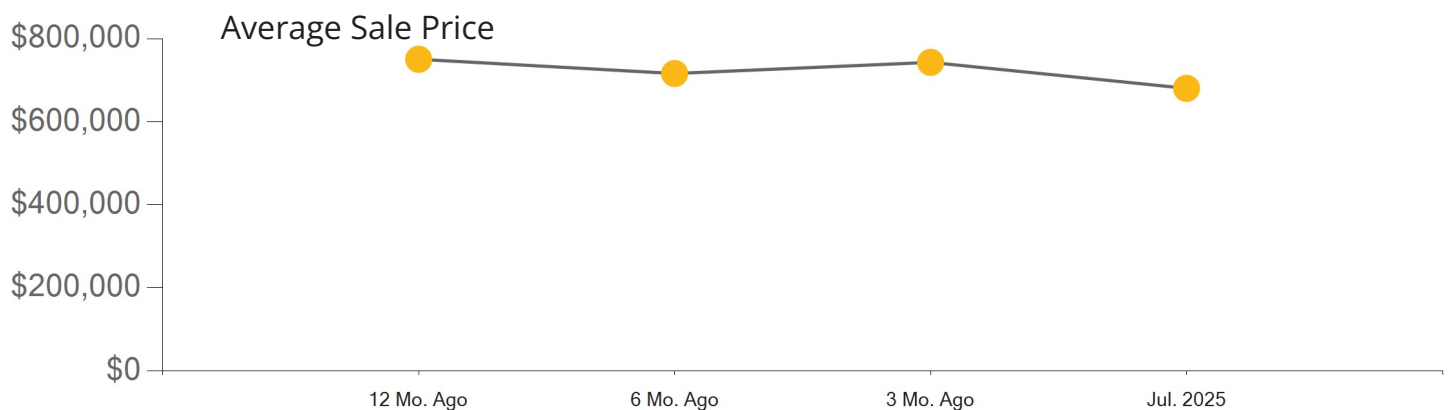
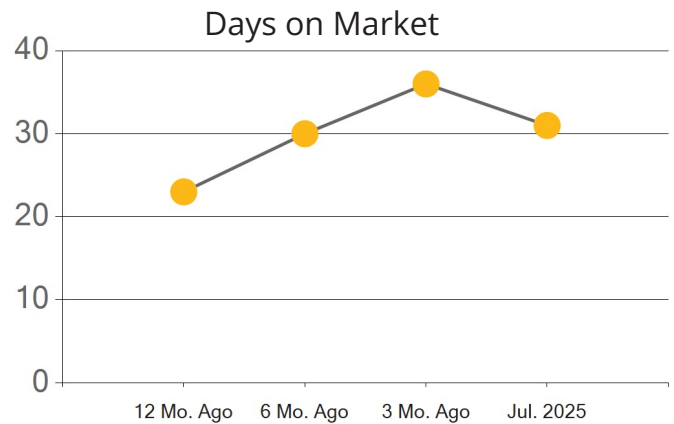
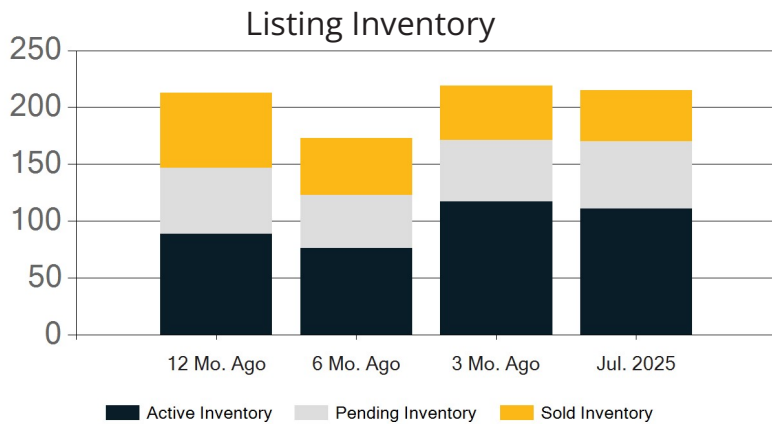


Santee Market Update

JULY 2025

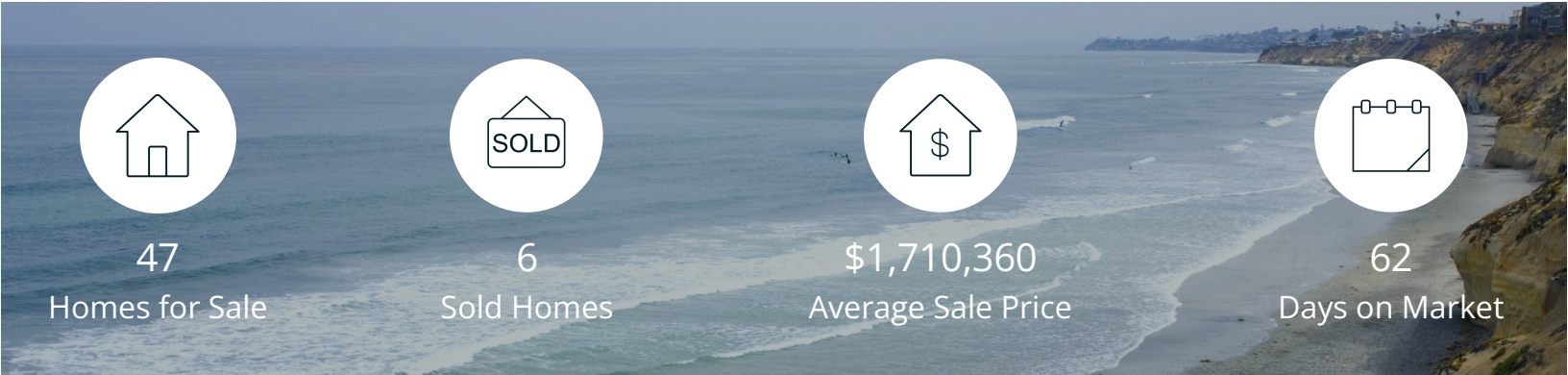


	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	111	59	45	\$680,504	31
3 Mo. Ago	117	54	48	\$743,083	36
6 Mo. Ago	76	47	50	\$716,189	30
12 Mo. Ago	89	58	66	\$750,513	23

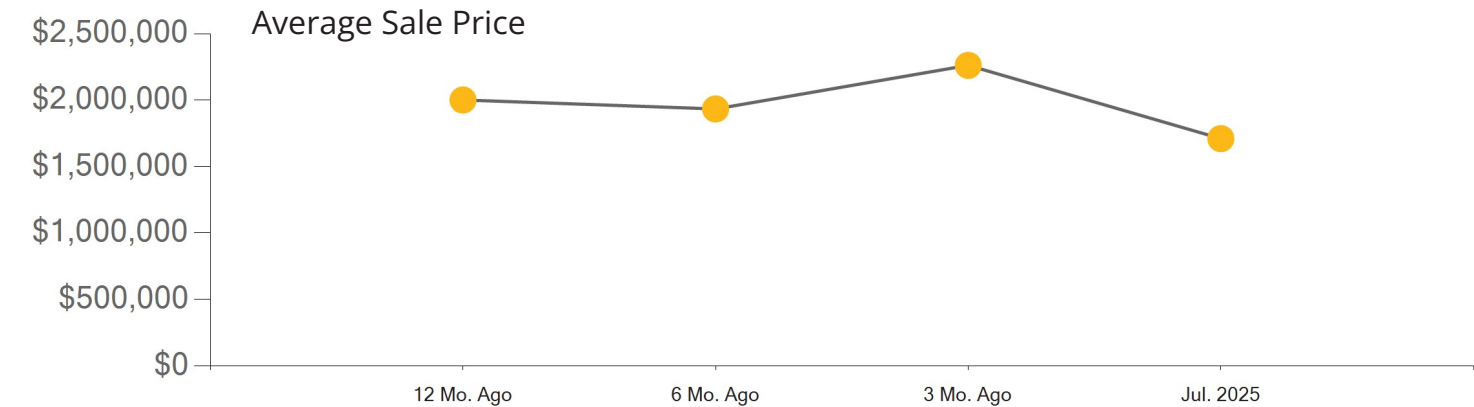
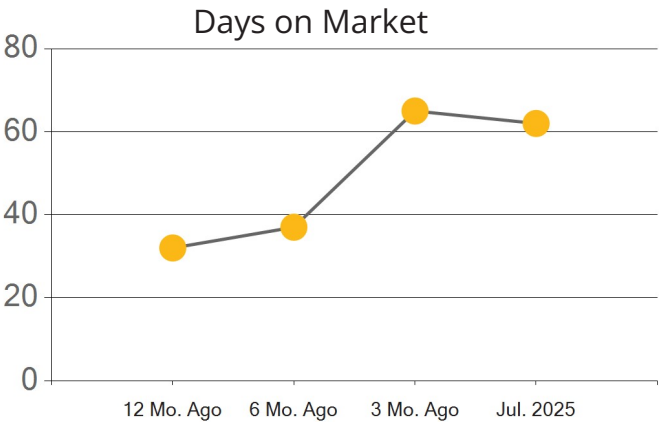
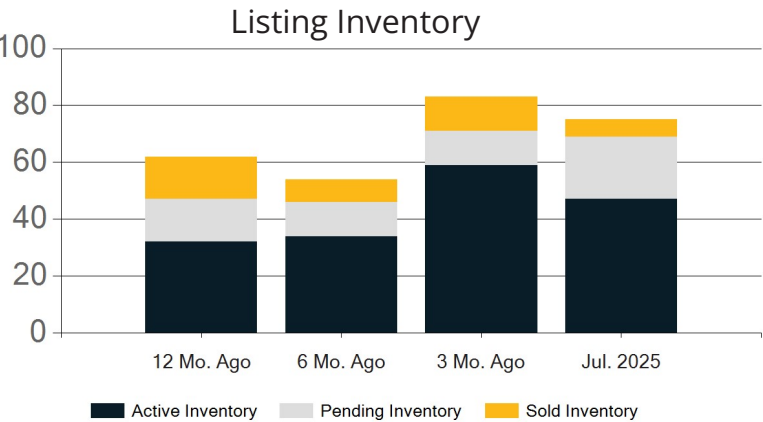


Solana Beach Market Update

JULY 2025



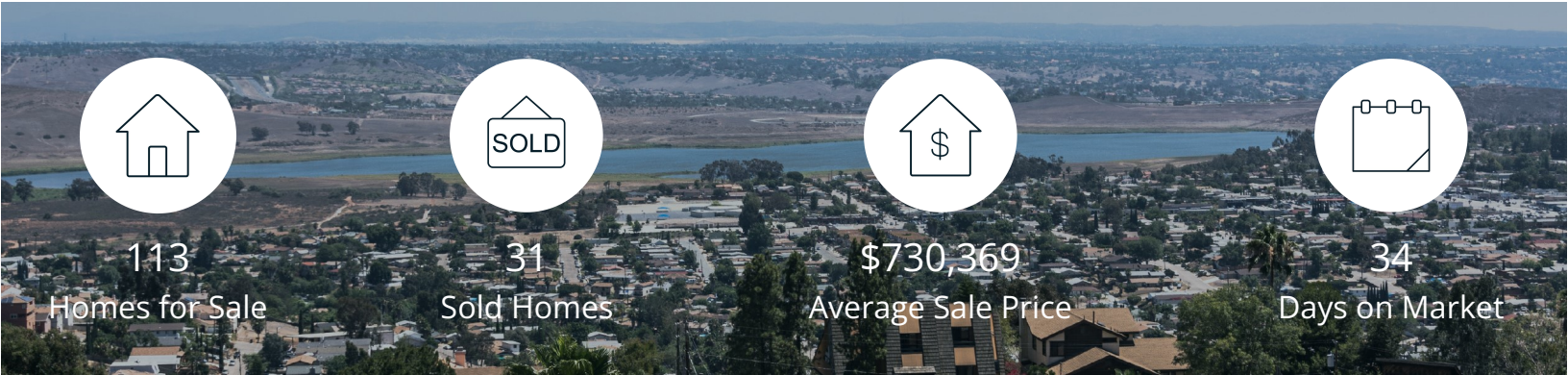
	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	47	22	6	\$1,710,360	62
3 Mo. Ago	59	12	12	\$2,262,125	65
6 Mo. Ago	34	12	8	\$1,933,625	37
12 Mo. Ago	32	15	15	\$2,001,200	32



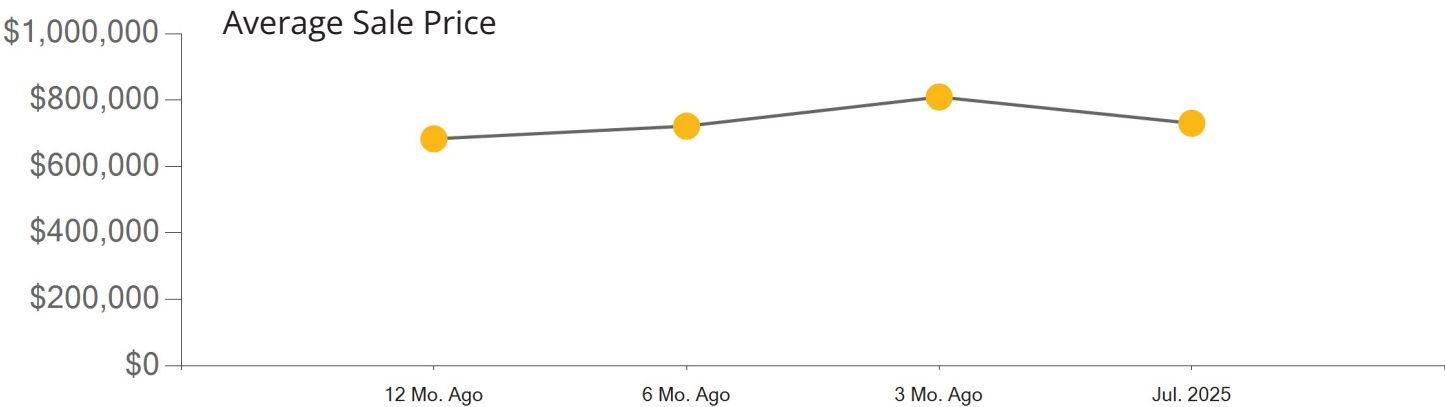
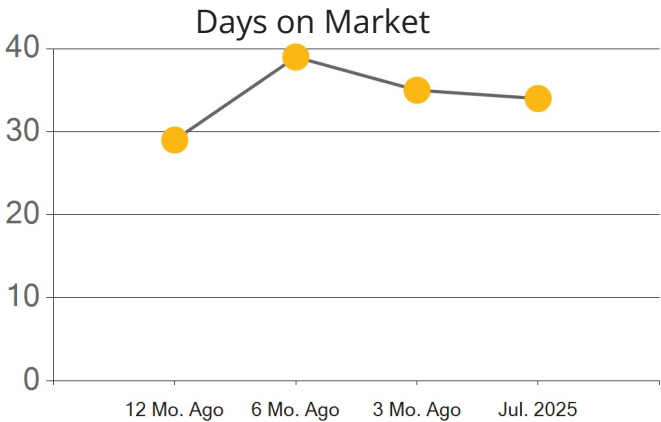
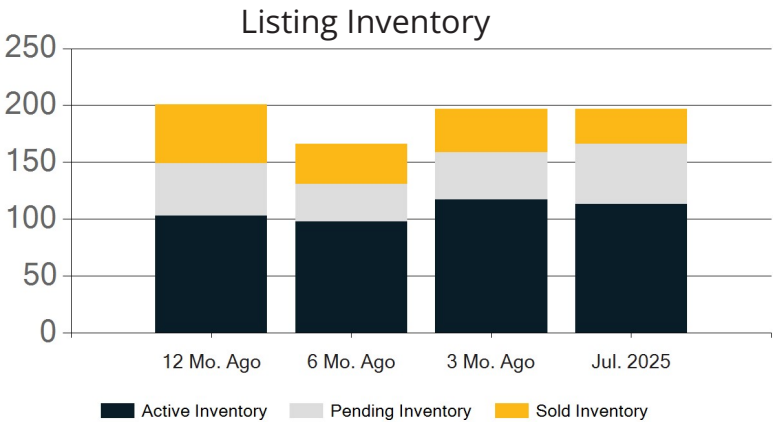
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Spring Valley Market Update

JULY 2025




	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	113	53	31	\$730,369	34
3 Mo. Ago	117	42	38	\$809,382	35
6 Mo. Ago	98	33	35	\$721,820	39
12 Mo. Ago	103	46	52	\$683,379	29







112
Homes for Sale



13
Sold Homes

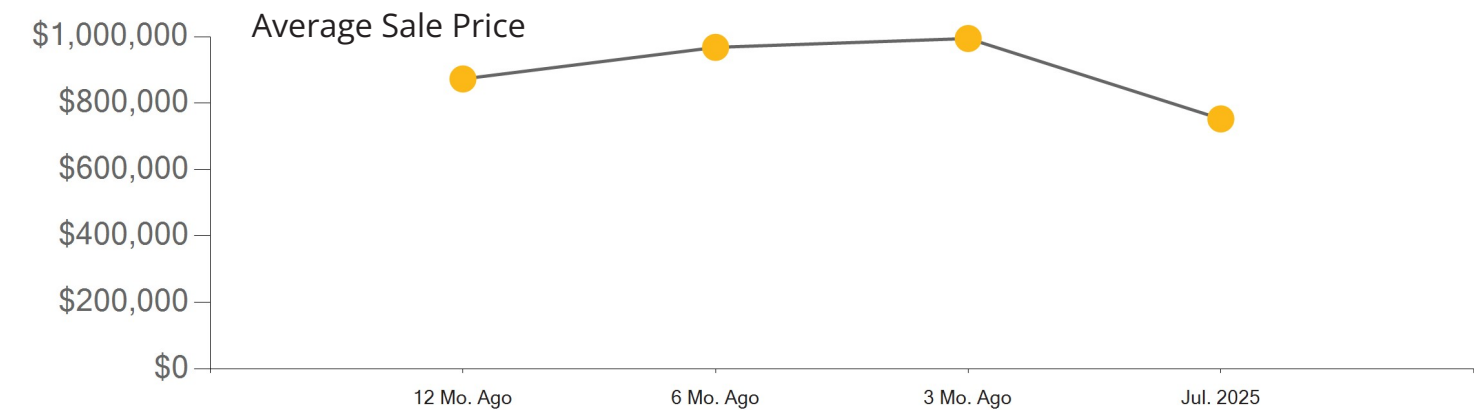
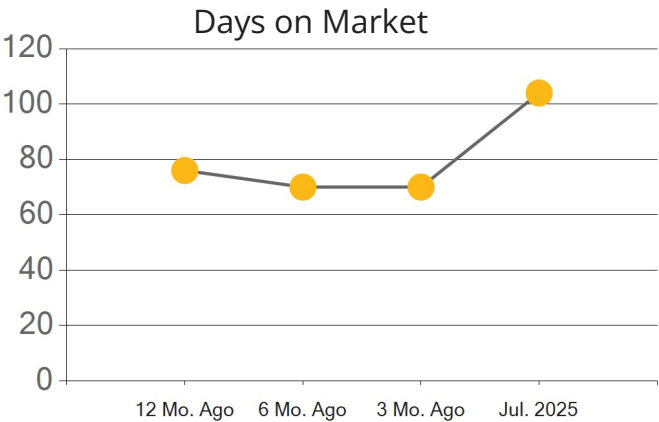
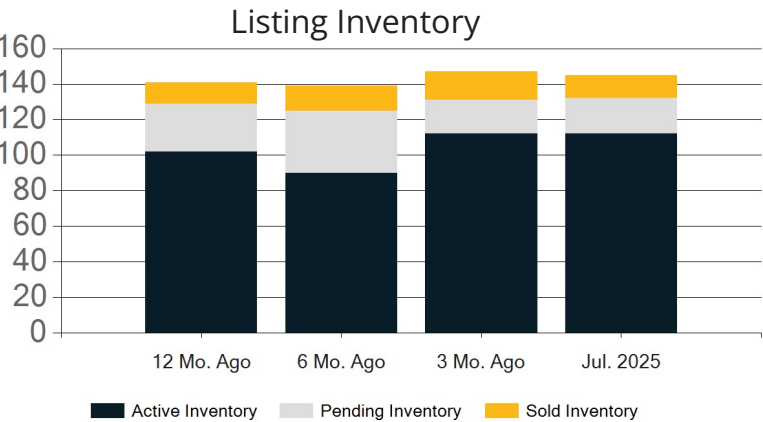


\$752,538
Average Sale Price



104
Days on Market

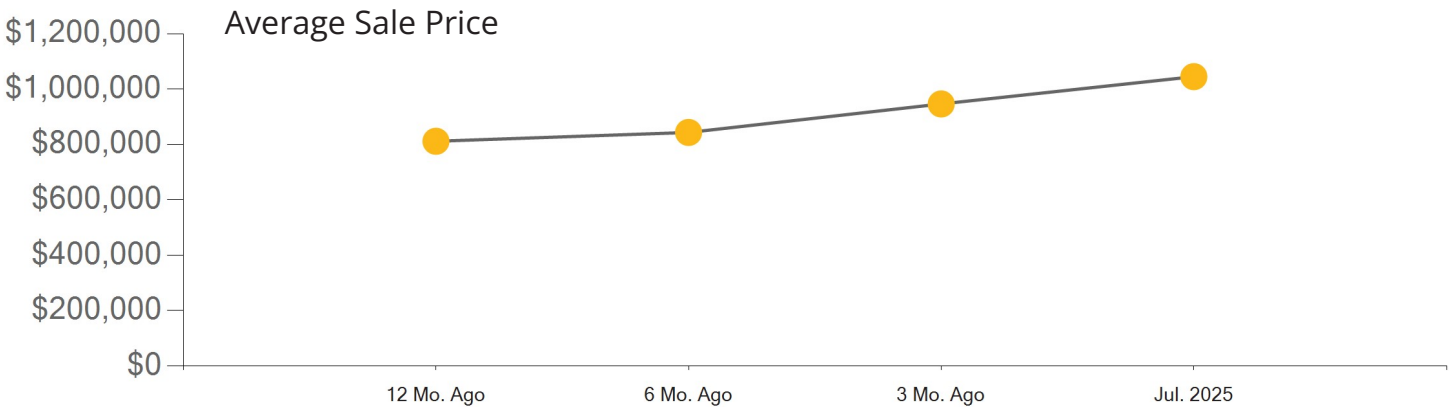
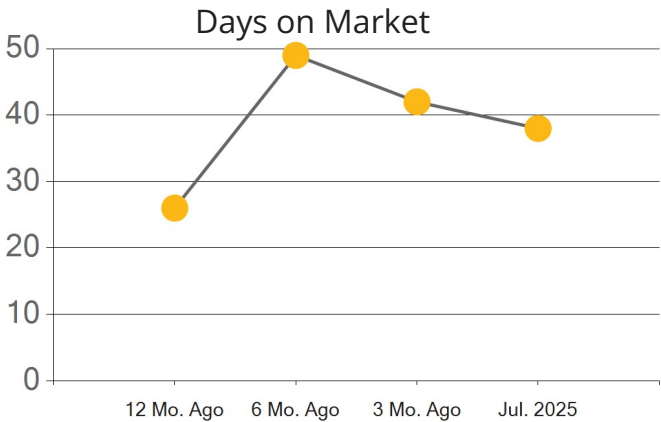
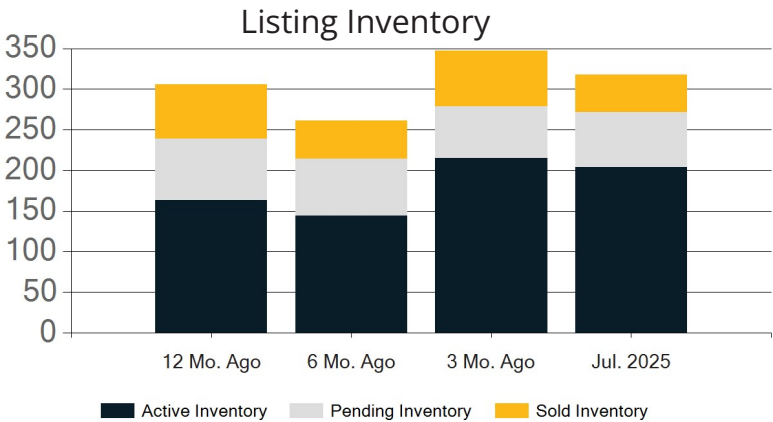
	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	112	20	13	\$752,538	104
3 Mo. Ago	112	19	16	\$994,719	70
6 Mo. Ago	90	35	14	\$967,964	70
12 Mo. Ago	102	27	12	\$872,833	76



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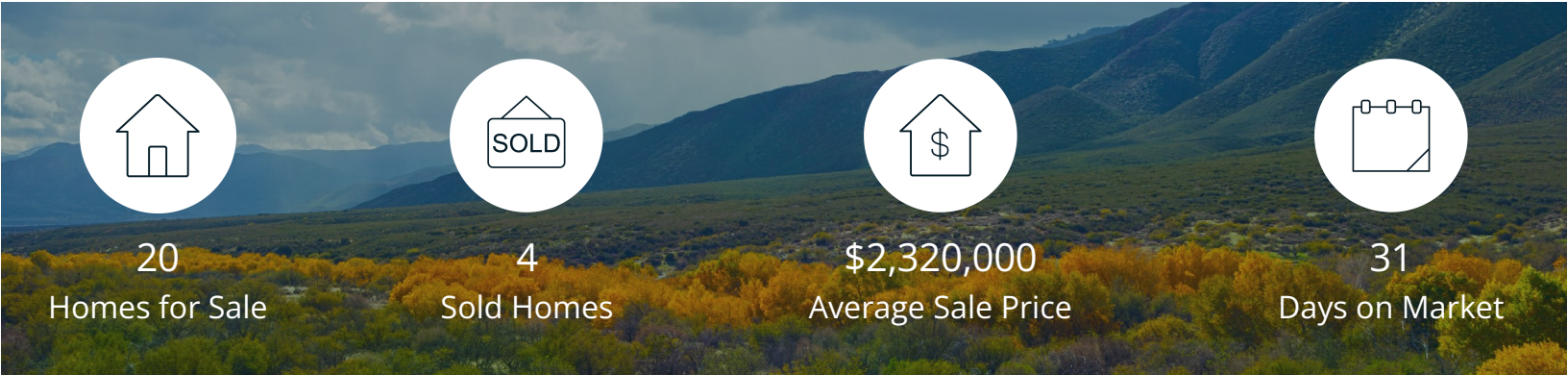
	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	204	68	46	\$1,044,938	38
3 Mo. Ago	215	64	68	\$946,296	42
6 Mo. Ago	144	70	47	\$843,296	49
12 Mo. Ago	163	76	67	\$811,386	26



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Warner Springs Market Update

JULY 2025



	Active	Pending	Sold	Average Sale Price	Days on Market
Jul. 2025	20	1	4	\$2,320,000	31
3 Mo. Ago	20	5	1	\$610,000	83
6 Mo. Ago	18	3	0	\$0	0
12 Mo. Ago	14	1	4	\$316,250	52

