

San Diego 92109

ZIP code · CA · California > San Diego County > San Diego

BALANCED MARKET

\$1.5M

MEDIAN SALE PRICE

-6.1%

1-YR CHANGE

449

SALES (12 MO)

\$1.4M

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 43 / 100



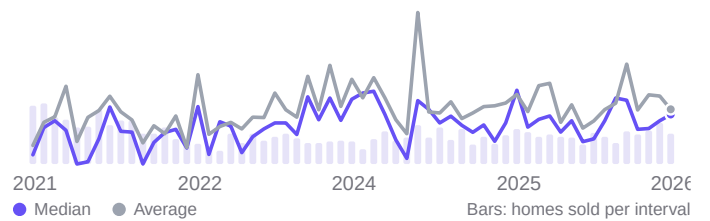
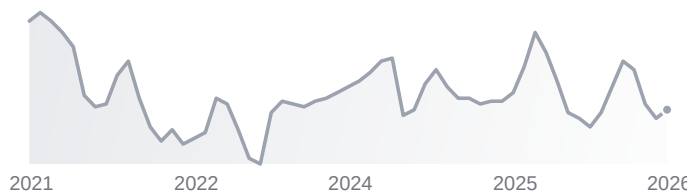
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

43 / 100

Sale prices

Median \$1.6M · Average \$1.7M

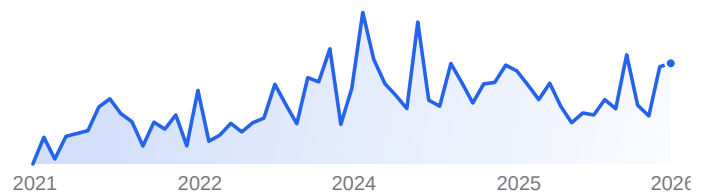
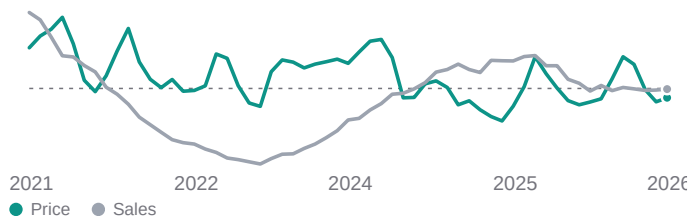


Growth (year over year)

Price -6.1% · Sales -0.4%

Price per square foot

\$1126/ft²

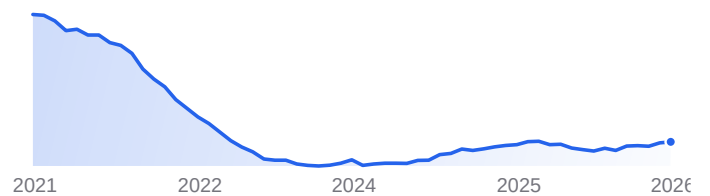
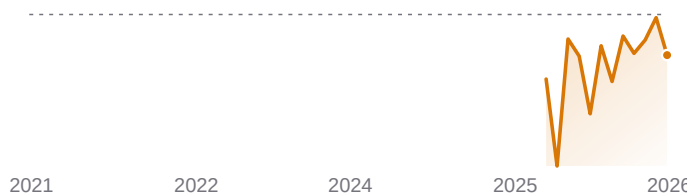


Sale premium vs estimated value

-0.3%

Annual turnover (share of homes sold)

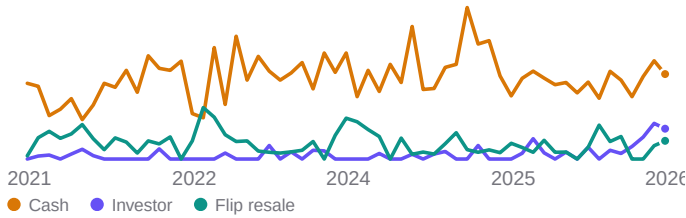
3.2%



BUYERS & OUTCOMES

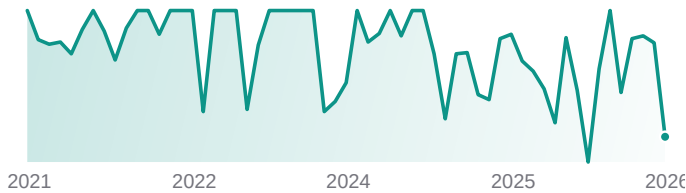
Buyer mix

Cash 36% · Investor 13% · Flip resale 7.7%



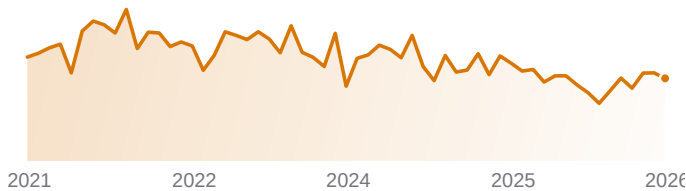
Sellers who sold at a gain

83%

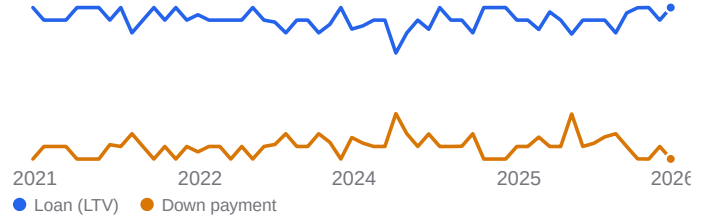


Median annualized return at resale

+5.4%

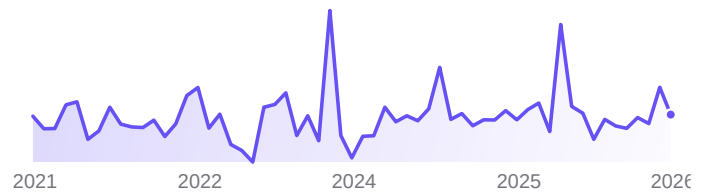


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



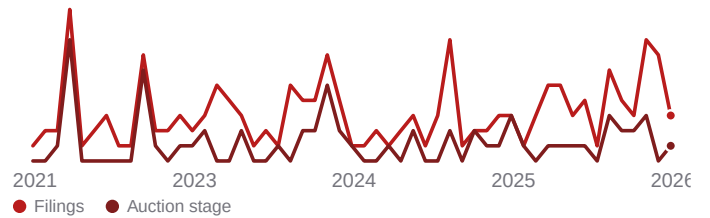
Typical hold before selling

7.6 yrs



Preforeclosure filings

Filings 3 · Auction stage 1



HOUSING STOCK

Homes	14,663
Median value (AVM)	\$1.4M
Median size	1,384 ft²
Median bedrooms	3
Median year built	1975
Single family	34%
Condos	39%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	73%
Underwater (LTV 125% or more)	0.8%
Owner occupied	40%
Company owned	63%
Median loan-to-value	29%

Typical ownership tenure

17.9 yrs

COMMUNITY

Population	45,204
Density	3,900 / mi²
Median household income	\$111K
Average household income	\$138K
Crime index (US avg 100)	157
Air pollution index (US avg 100)	108
Earthquake index (US avg 100)	343
Homes occupied	86%
Bachelor's or higher	45%
Poverty rate	7.0%
Unemployment	1.7%
Average temp	61°F
Annual precip	12 in
Sunshine	68%

Market metrics are derived from recorded arms-length deeds through July 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.