Local Market Update – August 2025

Report provided by the San Francisco Association of REALTORS® MLS
For questions or more information, contact communications@sfrealtors.com.

SAN FRANCISCO ASSOCIATION of REALTORS

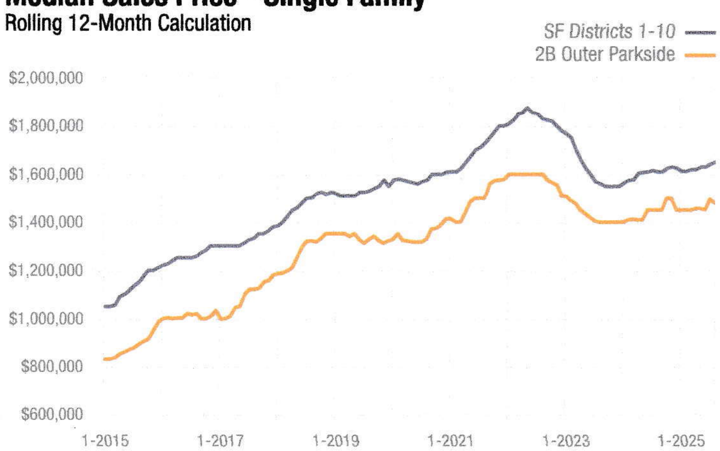
2B Outer Parkside

Single Family	August			Year to Date		
Key Metrics	**2024**	**2025**	**% Change**	**Thru 8-2024**	**Thru 8-2025**	**% Change**
New Listings	3	**6**	+ 100.0%	66	**61**	- 7.6%
Pending Sales	6	**6**	0.0%	57	**56**	- 1.8%
Sold Listings	8	**3**	- 62.5%	55	**54**	- 1.8%
Median Sales Price*	$1,510,944	**$1,650,000**	+ 9.2%	$1,450,000	**$1,478,944**	+ 2.0%
Average Sales Price*	$1,636,114	**$1,733,333**	+ 5.9%	$1,460,846	**$1,702,183**	+ 16.5%
Days on Market	16	**34**	+ 112.5%	22	**17**	- 22.7%
Active Listings	6	**2**	- 66.7%	—	**—**	—
% of Properties Sold Over List Price	87.5%	**100.0%**	+ 14.3%	85.5%	**83.3%**	- 2.6%
% of List Price Received*	115.8%	**124.6%**	+ 7.6%	121.1%	**119.3%**	- 1.5%
Months Supply of Inventory	1.0	**0.3**	- 70.0%	—	**—**	—

Condo/TIC/Coop	August			Year to Date		
Key Metrics	**2024**	**2025**	**% Change**	**Thru 8-2024**	**Thru 8-2025**	**% Change**
New Listings	2	**0**	- 100.0%	6	**1**	- 83.3%
Pending Sales	1	**0**	- 100.0%	4	**1**	- 75.0%
Sold Listings	0	**0**	0.0%	3	**1**	- 66.7%
Median Sales Price*	—	**—**	—	$1,235,000	**$1,045,000**	- 15.4%
Average Sales Price*	—	**—**	—	$1,111,667	**$1,045,000**	- 6.0%
Days on Market	—	**—**	—	72	**—**	—
Active Listings	1	**0**	- 100.0%	—	**—**	—
% of Properties Sold Over List Price	—	**—**	—	33.3%	**100.0%**	+ 200.3%
% of List Price Received*	—	**—**	—	107.4%	**105.0%**	- 2.2%
Months Supply of Inventory	0.8	**—**	—	—	**—**	—

* 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.

Median Sales Price - Single Family
Rolling 12-Month Calculation



Median Sales Price - Condo/TIC/Coop
Rolling 12-Month Calculation

A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.

Local Market Update – August 2025

Report provided by the San Francisco Association of REALTORS® MLS
For questions or more information, contact communications@sfrealtors.com.

SAN FRANCISCO ASSOCIATION of REALTORS

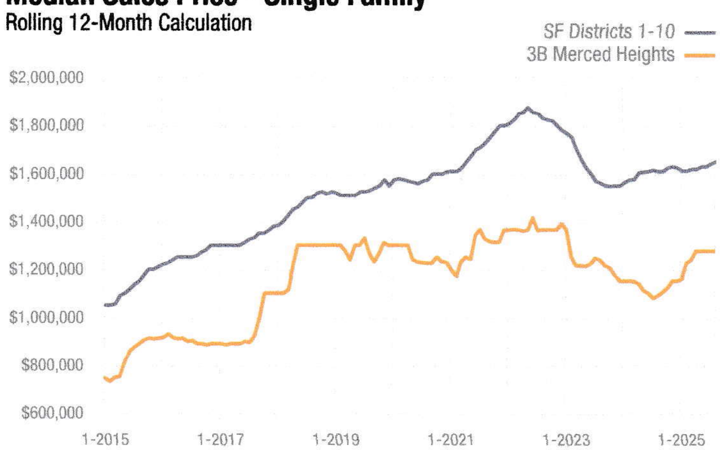
3B Merced Heights

Single Family	August			Year to Date		
Key Metrics	2024	2025	% Change	Thru 8-2024	Thru 8-2025	% Change
New Listings	2	**4**	+ 100.0%	22	**25**	+ 13.6%
Pending Sales	1	**4**	+ 300.0%	19	**22**	+ 15.8%
Sold Listings	0	**5**	—	20	**22**	+ 10.0%
Median Sales Price*	—	**$1,400,000**	—	$1,100,000	**$1,275,000**	+ 15.9%
Average Sales Price*	—	**$1,384,000**	—	$1,247,100	**$1,282,091**	+ 2.8%
Days on Market	—	**18**	—	18	**18**	0.0%
Active Listings	2	**1**	- 50.0%	—	**—**	—
% of Properties Sold Over List Price	—	**100.0%**	—	80.0%	**95.5%**	+ 19.4%
% of List Price Received*	—	**120.0%**	—	111.6%	**119.9%**	+ 7.4%
Months Supply of Inventory	0.8	**0.4**	- 50.0%	—	**—**	—

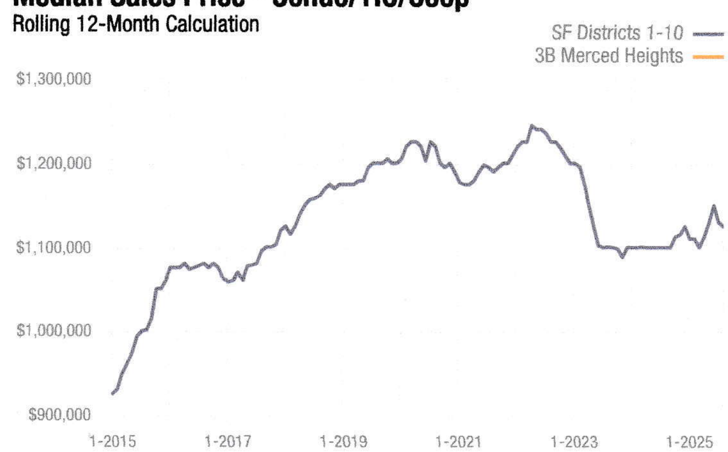
Condo/TIC/Coop	August			Year to Date		
Key Metrics	2024	2025	% Change	Thru 8-2024	Thru 8-2025	% Change
New Listings	0	**0**	0.0%	0	**0**	0.0%
Pending Sales	0	**0**	0.0%	0	**0**	0.0%
Sold Listings	0	**0**	0.0%	0	**0**	0.0%
Median Sales Price*	—	**—**	—	—	**—**	—
Average Sales Price*	—	**—**	—	—	**—**	—
Days on Market	—	**—**	—	—	**—**	—
Active Listings	0	**0**	0.0%	—	**—**	—
% of Properties Sold Over List Price	—	**—**	—	—	**—**	—
% of List Price Received*	—	**—**	—	—	**—**	—
Months Supply of Inventory	—	**—**	—	—	**—**	—

* 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 - Condo/TIC/Coop
Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.

Local Market Update – August 2025

Report provided by the San Francisco Association of REALTORS® MLS
For questions or more information, contact communications@sfrealtors.com.

SAN FRANCISCO ASSOCIATION of REALTORS

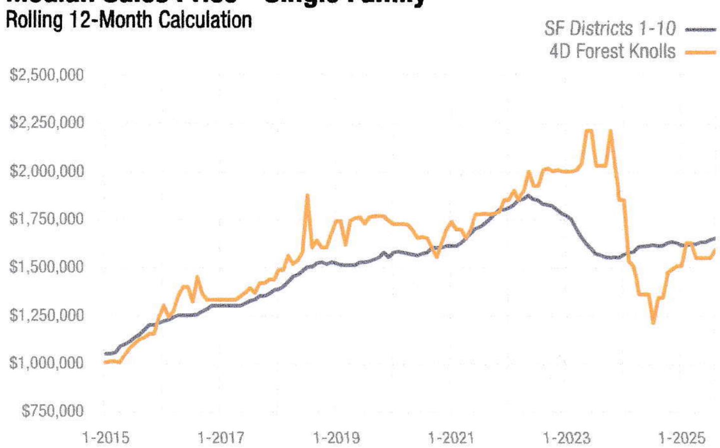
4D Forest Knolls

Single Family	August			Year to Date		
Key Metrics	**2024**	**2025**	**% Change**	**Thru 8-2024**	**Thru 8-2025**	**% Change**
New Listings	1	**0**	- 100.0%	6	**8**	+ 33.3%
Pending Sales	0	**0**	0.0%	3	**6**	+ 100.0%
Sold Listings	1	**1**	0.0%	3	**6**	+ 100.0%
Median Sales Price*	$1,468,000	**$1,550,000**	+ 5.6%	$1,468,000	**$1,509,000**	+ 2.8%
Average Sales Price*	$1,468,000	**$1,550,000**	+ 5.6%	$1,319,333	**$1,653,000**	+ 25.3%
Days on Market	31	**13**	- 58.1%	23	**13**	- 43.5%
Active Listings	2	**0**	- 100.0%	—	**—**	—
% of Properties Sold Over List Price	100.0%	**100.0%**	0.0%	100.0%	**83.3%**	- 16.7%
% of List Price Received*	100.5%	**124.1%**	+ 23.5%	107.8%	**110.8%**	+ 2.8%
Months Supply of Inventory	1.5	**—**	—	—	**—**	—

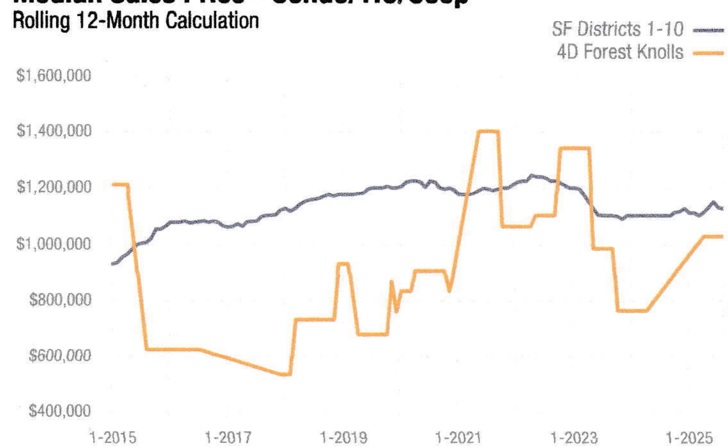
Condo/TIC/Coop	August			Year to Date		
Key Metrics	**2024**	**2025**	**% Change**	**Thru 8-2024**	**Thru 8-2025**	**% Change**
New Listings	0	**0**	0.0%	0	**2**	—
Pending Sales	0	**0**	0.0%	0	**1**	—
Sold Listings	0	**0**	0.0%	0	**1**	—
Median Sales Price*	—	**—**	—	—	**$1,025,000**	—
Average Sales Price*	—	**—**	—	—	**$1,025,000**	—
Days on Market	—	**—**	—	—	**40**	—
Active Listings	0	**1**	—	—	**—**	—
% of Properties Sold Over List Price	—	**—**	—	—	**0.0%**	—
% of List Price Received*	—	**—**	—	—	**100.0%**	—
Months Supply of Inventory	—	**1.0**	—	—	**—**	—

* 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.

Median Sales Price - Single Family
Rolling 12-Month Calculation



Median Sales Price - Condo/TIC/Coop
Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.

Local Market Update – August 2025

Report provided by the San Francisco Association of REALTORS® MLS
For questions or more information, contact communications@sfrealtors.com.

SAN FRANCISCO ASSOCIATION of REALTORS

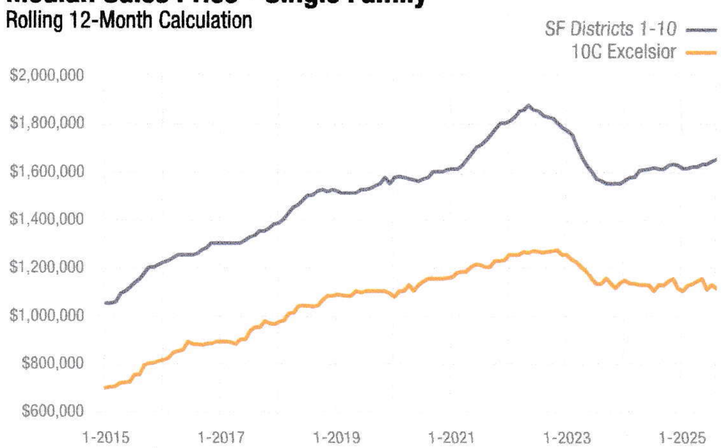
10C Excelsior

Single Family	August			Year to Date		
Key Metrics	2024	2025	% Change	Thru 8-2024	Thru 8-2025	% Change
New Listings	13	**6**	- 53.8%	94	**91**	- 3.2%
Pending Sales	10	**8**	- 20.0%	73	**70**	- 4.1%
Sold Listings	8	**10**	+ 25.0%	68	**66**	- 2.9%
Median Sales Price*	$1,250,000	**$1,235,000**	- 1.2%	$1,127,500	**$1,137,500**	+ 0.9%
Average Sales Price*	$1,346,375	**$1,210,800**	- 10.1%	$1,157,031	**$1,158,968**	+ 0.2%
Days on Market	27	**29**	+ 7.4%	38	**28**	- 26.3%
Active Listings	21	**11**	- 47.6%	—	**—**	—
% of Properties Sold Over List Price	87.5%	**90.0%**	+ 2.9%	76.5%	**78.8%**	+ 3.0%
% of List Price Received*	117.4%	**116.5%**	- 0.8%	111.7%	**113.1%**	+ 1.3%
Months Supply of Inventory	2.5	**1.3**	- 48.0%	—	**—**	—

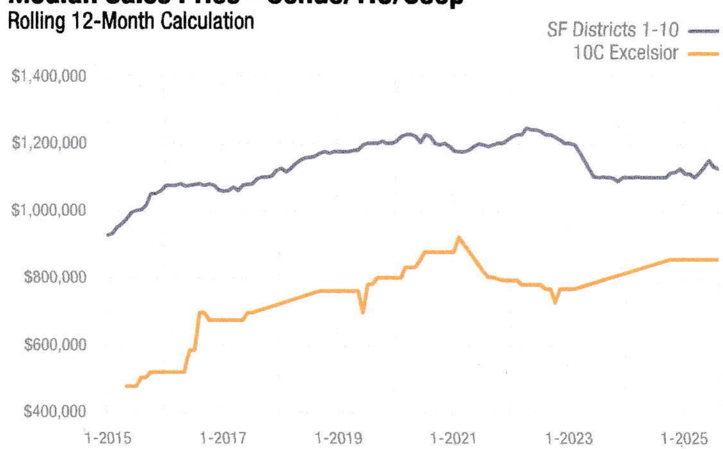
Condo/TIC/Coop	August			Year to Date		
Key Metrics	2024	2025	% Change	Thru 8-2024	Thru 8-2025	% Change
New Listings	2	**1**	- 50.0%	2	**2**	0.0%
Pending Sales	2	**0**	- 100.0%	2	**0**	- 100.0%
Sold Listings	0	**0**	0.0%	0	**0**	0.0%
Median Sales Price*	—	**—**	—	—	**—**	—
Average Sales Price*	—	**—**	—	—	**—**	—
Days on Market	—	**—**	—	—	**—**	—
Active Listings	0	**2**	—	—	**—**	—
% of Properties Sold Over List Price	—	**—**	—	—	**—**	—
% of List Price Received*	—	**—**	—	—	**—**	—
Months Supply of Inventory	—	**—**	—	—	**—**	—

* 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 - Condo/TIC/Coop
Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.

Local Market Update – August 2025

Report provided by the San Francisco Association of REALTORS® MLS
For questions or more information, contact communications@sfrealtors.com.

SAN FRANCISCO ASSOCIATION of REALTORS

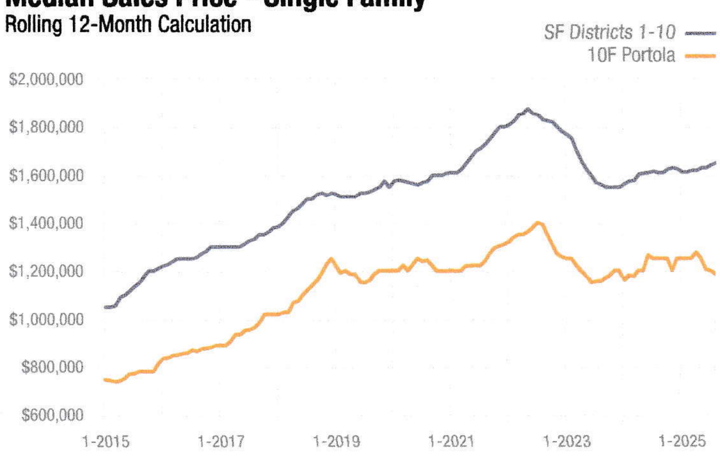
10F Portola

Single Family	August			Year to Date		
Key Metrics	2024	2025	% Change	Thru 8-2024	Thru 8-2025	% Change
New Listings	5	**4**	- 20.0%	38	**59**	+ 55.3%
Pending Sales	3	**5**	+ 66.7%	35	**45**	+ 28.6%
Sold Listings	4	**4**	0.0%	32	**46**	+ 43.8%
Median Sales Price*	$1,206,000	**$1,150,000**	- 4.6%	$1,231,000	**$1,174,950**	- 4.6%
Average Sales Price*	$1,193,000	**$1,162,000**	- 2.6%	$1,212,938	**$1,204,812**	- 0.7%
Days on Market	14	**22**	+ 57.1%	28	**25**	- 10.7%
Active Listings	2	**9**	+ 350.0%	—	**—**	—
% of Properties Sold Over List Price	100.0%	**50.0%**	- 50.0%	78.1%	**76.1%**	- 2.6%
% of List Price Received*	125.9%	**113.6%**	- 9.8%	112.2%	**112.1%**	- 0.1%
Months Supply of Inventory	0.5	**1.6**	+ 220.0%	—	**—**	—

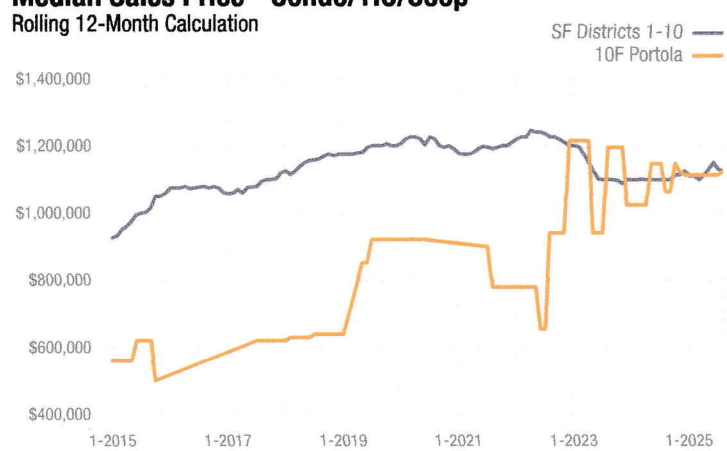
Condo/TIC/Coop	August			Year to Date		
Key Metrics	2024	2025	% Change	Thru 8-2024	Thru 8-2025	% Change
New Listings	2	**0**	- 100.0%	10	**0**	- 100.0%
Pending Sales	0	**0**	0.0%	3	**0**	- 100.0%
Sold Listings	1	**0**	- 100.0%	3	**0**	- 100.0%
Median Sales Price*	$980,000	**—**	—	$980,000	**—**	—
Average Sales Price*	$980,000	**—**	—	$976,633	**—**	—
Days on Market	115	**—**	—	48	**—**	—
Active Listings	5	**0**	- 100.0%	—	**—**	—
% of Properties Sold Over List Price	0.0%	**—**	—	33.3%	**—**	—
% of List Price Received*	98.1%	**—**	—	100.5%	**—**	—
Months Supply of Inventory	4.2	**—**	—	—	**—**	—

* 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 - Condo/TIC/Coop
Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.

Local Market Update – August 2025

Report provided by the San Francisco Association of REALTORS® MLS
For questions or more information, contact communications@sfrealtors.com.

SAN FRANCISCO ASSOCIATION of REALTORS

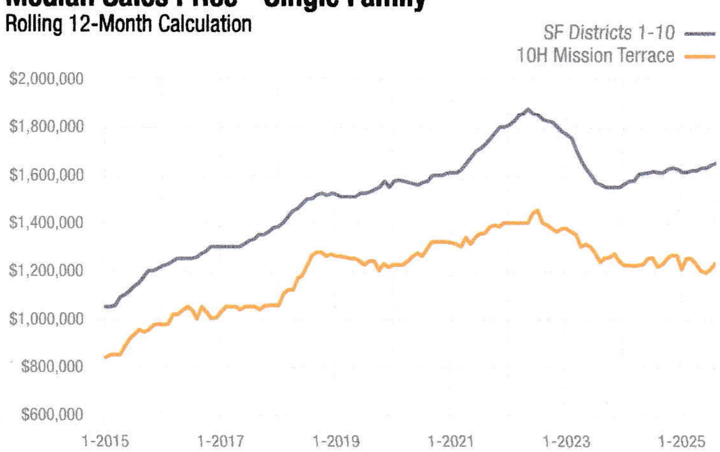
10H Mission Terrace

Single Family	August			Year to Date		
Key Metrics	2024	2025	% Change	Thru 8-2024	Thru 8-2025	% Change
New Listings	4	**2**	- 50.0%	31	**34**	+ 9.7%
Pending Sales	3	**2**	- 33.3%	29	**24**	- 17.2%
Sold Listings	3	**1**	- 66.7%	28	**24**	- 14.3%
Median Sales Price*	$1,130,000	**$1,194,000**	+ 5.7%	$1,263,500	**$1,230,000**	- 2.7%
Average Sales Price*	$1,110,000	**$1,194,000**	+ 7.6%	$1,243,943	**$1,196,625**	- 3.8%
Days on Market	15	**36**	+ 140.0%	35	**24**	- 31.4%
Active Listings	2	**3**	+ 50.0%	—	**—**	—
% of Properties Sold Over List Price	100.0%	**0.0%**	- 100.0%	82.1%	**75.0%**	- 8.6%
% of List Price Received*	116.4%	**95.5%**	- 18.0%	114.7%	**115.5%**	+ 0.7%
Months Supply of Inventory	0.6	**0.9**	+ 50.0%	—	**—**	—

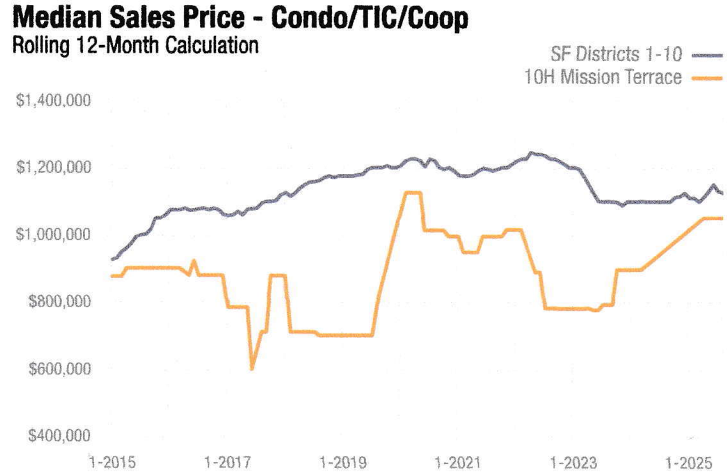
Condo/TIC/Coop	August			Year to Date		
Key Metrics	2024	2025	% Change	Thru 8-2024	Thru 8-2025	% Change
New Listings	0	**0**	0.0%	1	**1**	0.0%
Pending Sales	0	**0**	0.0%	0	**1**	—
Sold Listings	0	**0**	0.0%	0	**1**	—
Median Sales Price*	—	**—**	—	—	**$1,050,000**	—
Average Sales Price*	—	**—**	—	—	**$1,050,000**	—
Days on Market	—	**—**	—	—	**28**	—
Active Listings	0	**0**	0.0%	—	**—**	—
% of Properties Sold Over List Price	—	**—**	—	—	**100.0%**	—
% of List Price Received*	—	**—**	—	—	**117.3%**	—
Months Supply of Inventory	—	**—**	—	—	**—**	—

* 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 - Condo/TIC/Coop
Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.

SAN FRANCISCO ASSOCIATION *of* REALTORS®

Monthly Indicators

For questions or more information, contact communications@sfrealtors.com.

August 2025

U.S. existing-home sales rose 2.0% month-over-month and 0.8% year-over-year to a seasonally adjusted annual rate of 4.01 million units, according to the National Association of REALTORS® (NAR). Economists polled by Reuters had forecast a rate of 3.92 million units. Regionally, sales increased on a monthly basis in the West, South, and Northeast, but declined in the Midwest.

New Listings were down 11.7 percent for single family homes and 3.7 percent for Condo/TIC/Coop properties. Pending Sales increased 5.0 percent for single family homes and 29.6 percent for Condo/TIC/Coop properties.

The Median Sales Price was down 1.4 percent to $1,500,000 for single family homes and 1.8 percent to $1,013,750 for Condo/TIC/Coop properties. Months Supply of Inventory decreased 26.7 percent for single family units and 28.2 percent for Condo/TIC/Coop units.

Nationally, 1.55 million units were listed for sale heading into August, up 0.6% from the previous month and 15.7% higher than the same time last year, representing a 4.6-month supply at the current sales pace, according to NAR. Inventory is now at its highest level since May 2020, a shift that has helped slow price growth in many markets. As a result, the national median existing-home sales price edged up just 0.2% year-over-year to $422,400.

Monthly Snapshot

- 1.4%	- 1.8%	+ 1.6%
One-Year Change in **Median Sales Price Single Family**	One-Year Change in **Median Sales Price Condo/TIC/Coop**	One-Year Change in **Median Sales Price All Property Types**

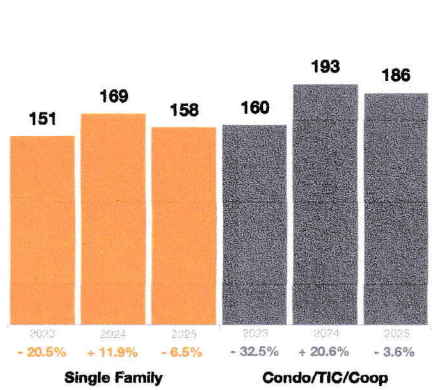
Residential real estate activity in San Francisco County (Districts 1-10) composed of single-family properties, townhomes and condominiums. Percent changes are calculated using rounded figures.

Sold Listings

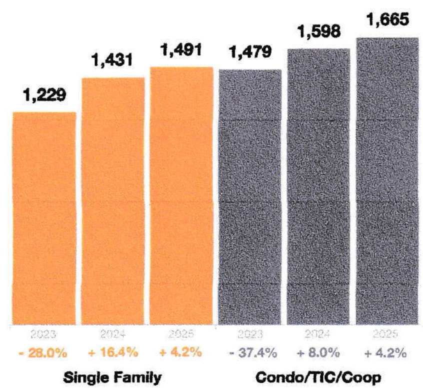
A count of the actual sales that closed in a given month.

SAN FRANCISCO ASSOCIATION of REALTORS

August

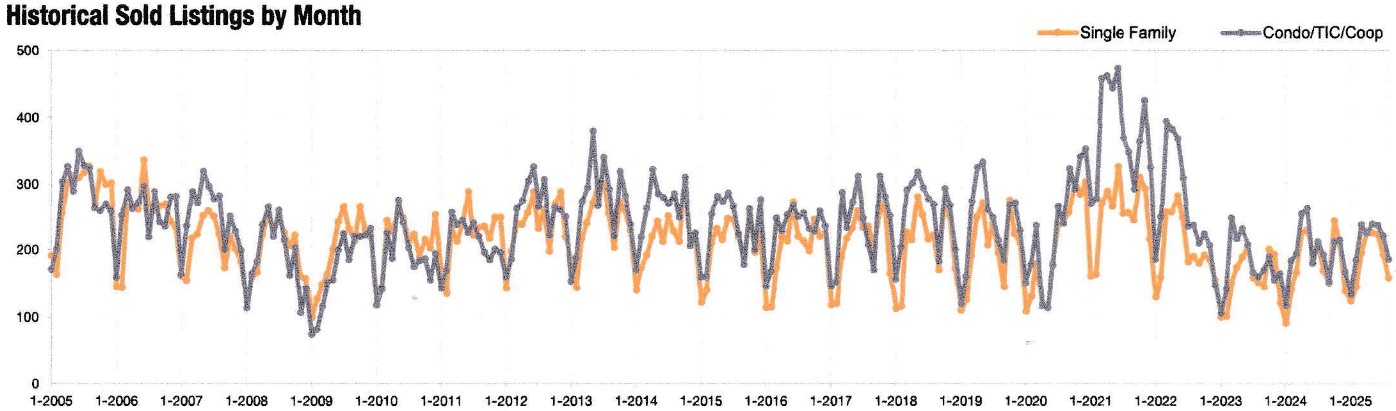


Year to Date



Sold Listings	Single Family	Year-Over-Year Change	Condo/TIC/ Coop	Year-Over-Year Change
Sep-2024	150	+3.4%	152	-10.6%
Oct-2024	244	+21.4%	213	+12.1%
Nov-2024	209	+8.3%	215	+38.7%
Dec-2024	139	+14.9%	167	+1.8%
Jan-2025	124	+36.3%	134	+14.5%
Feb-2025	145	+2.8%	185	+0.5%
Mar-2025	195	+17.5%	238	+22.7%
Apr-2025	228	+0.9%	225	-11.8%
May-2025	225	-2.2%	239	-9.1%
Jun-2025	223	+12.6%	237	+31.7%
Jul-2025	193	-8.1%	221	+4.2%
Aug-2025	**158**	**-6.5%**	**186**	**-3.6%**
12-Month Avg	186	+6.8%	201	+5.9%

Historical Sold Listings by Month

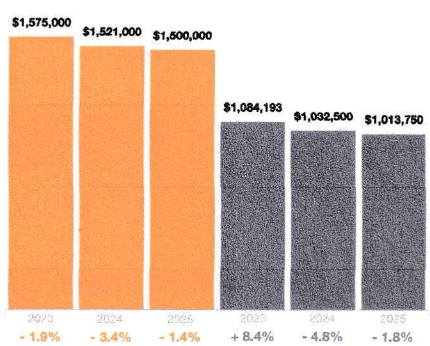


Median Sales Price

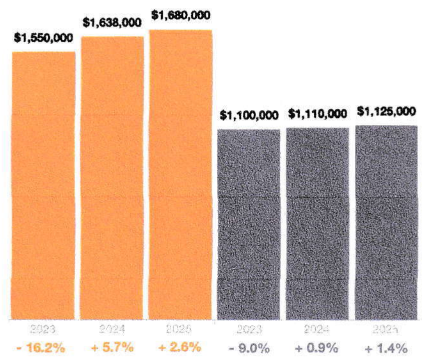
Point at which half of the sales sold for more and half sold for less, not accounting for seller concessions, in a given month.

SAN FRANCISCO ASSOCIATION of REALTORS

August



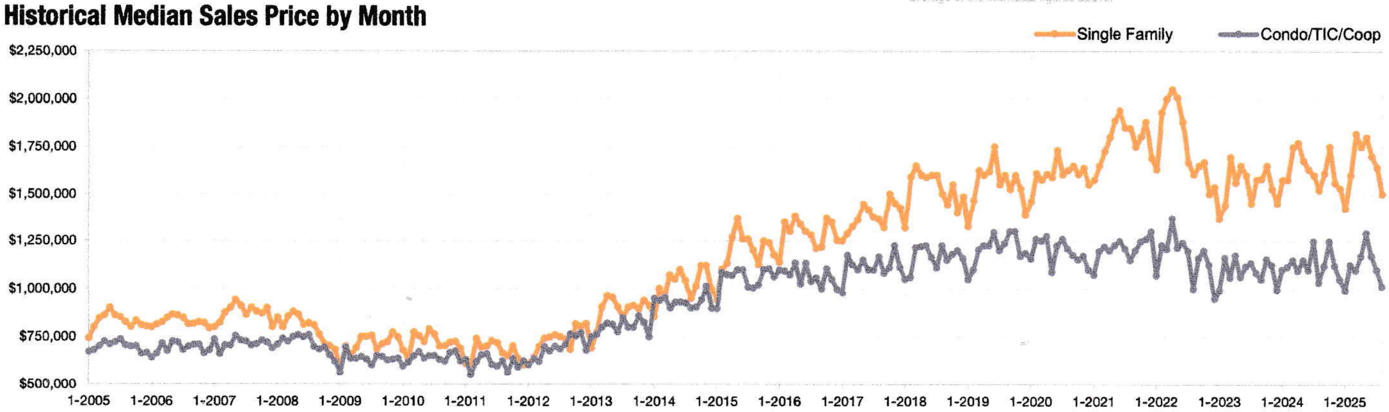
Year to Date



Median Sales Price	Single Family	Year-Over-Year Change	Condo/TIC/ Coop	Year-Over-Year Change
Sep-2024	$1,610,000	+1.9%	$1,120,000	+6.7%
Oct-2024	$1,750,000	+6.1%	$1,249,000	+8.1%
Nov-2024	$1,560,000	+2.2%	$1,120,000	-0.4%
Dec-2024	$1,530,000	+5.5%	$1,050,000	+5.5%
Jan-2025	$1,422,500	-9.7%	$992,500	-9.8%
Feb-2025	$1,600,000	+1.6%	$1,125,000	+0.9%
Mar-2025	$1,818,375	+4.1%	$1,097,500	-4.6%
Apr-2025	$1,750,000	-1.1%	$1,170,000	+6.8%
May-2025	$1,800,000	+7.5%	$1,293,000	+12.4%
Jun-2025	$1,700,000	+4.3%	$1,171,500	+6.6%
Jul-2025	$1,641,750	+2.6%	$1,100,000	-11.9%
Aug-2025	**$1,500,000**	**-1.4%**	**$1,013,750**	**-1.8%**
12-Month Avg*	$1,650,000	+2.5%	$1,125,000	+2.3%

* Median Sales Price for all properties from September 2024 through August 2025. This is not the average of the individual figures above.

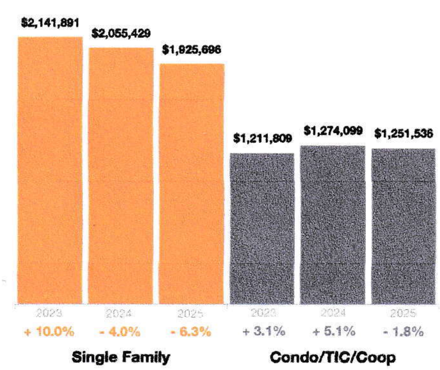
Historical Median Sales Price by Month



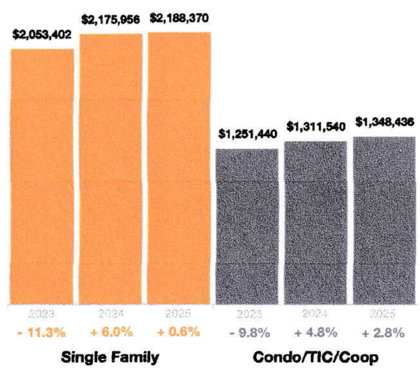
Average Sales Price

Average sales price for all closed sales, not accounting for seller concessions, in a given month.

August



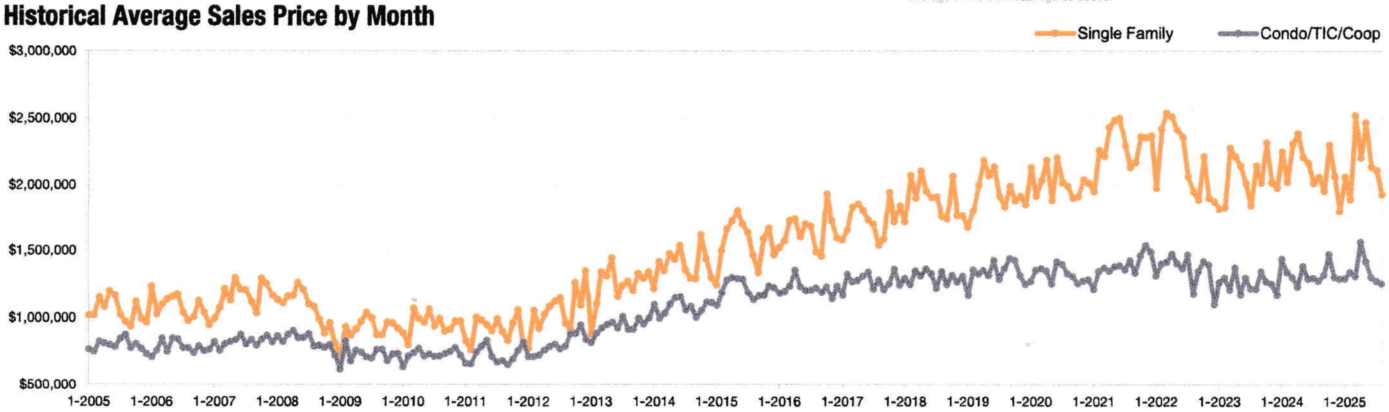
Year to Date



Average Sales Price	Single Family	Year-Over-Year Change	Condo/TIC/ Coop	Year-Over-Year Change
Sep-2024	$1,950,492	-3.1%	$1,316,256	-2.0%
Oct-2024	$2,297,090	-0.7%	$1,472,208	+16.3%
Nov-2024	$2,060,215	+2.3%	$1,301,658	+4.1%
Dec-2024	$1,793,947	-9.1%	$1,289,757	+10.6%
Jan-2025	$2,058,039	-8.4%	$1,291,593	-10.1%
Feb-2025	$1,885,454	-6.6%	$1,337,130	-0.0%
Mar-2025	$2,518,511	+9.3%	$1,308,742	+0.7%
Apr-2025	$2,202,592	-7.6%	$1,564,457	+27.4%
May-2025	$2,465,905	+11.9%	$1,418,348	+2.6%
Jun-2025	$2,130,337	-1.4%	$1,300,791	+0.9%
Jul-2025	$2,107,866	+5.0%	$1,272,010	-1.8%
Aug-2025	**$1,925,696**	**-6.3%**	**$1,251,536**	**-1.8%**
12-Month Avg*	$2,147,971	-0.1%	$1,349,106	+4.1%

* Avg. Sales Price for all properties from September 2024 through August 2025. This is not the average of the individual figures above.

Historical Average Sales Price by Month

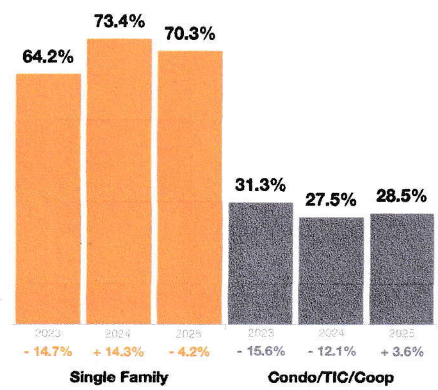


% of Properties Sold Over List Price

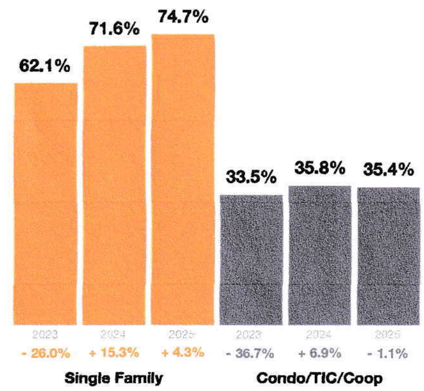
Percentage found when dividing the number of properties sold by properties sold over its original list price, not accounting for seller concessions.

SAN FRANCISCO ASSOCIATION of REALTORS

August



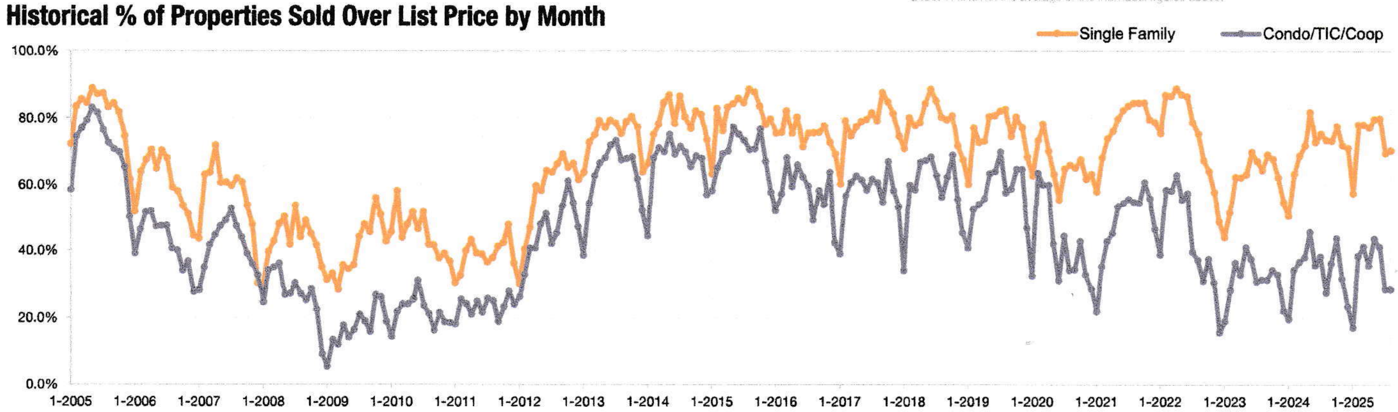
Year to Date



% of Properties Sold Over List Price	Single Family	Year-Over-Year Change	Condo/TIC/Coop	Year-Over-Year Change
Sep-2024	73.2%	+6.1%	36.2%	+16.0%
Oct-2024	77.5%	+14.5%	43.7%	+27.8%
Nov-2024	71.8%	+15.4%	31.6%	-4.0%
Dec-2024	71.0%	+30.3%	23.4%	+5.9%
Jan-2025	57.3%	+13.5%	17.2%	-12.7%
Feb-2025	77.9%	+23.5%	38.4%	+12.3%
Mar-2025	77.9%	+13.4%	41.2%	+12.6%
Apr-2025	77.2%	+7.7%	35.6%	-6.3%
May-2025	79.6%	-2.6%	43.5%	-4.6%
Jun-2025	79.8%	+9.8%	41.1%	+15.4%
Jul-2025	69.4%	-7.7%	28.5%	-25.4%
Aug-2025	**70.3%**	**-4.2%**	**28.5%**	**+3.6%**
12-Month Avg	74.4%	+7.5%	35.0%	+2.5%

*% of Properties Sold Over List Price for all properties from September 2024 through August 2025. This is not the average of the individual figures above.

Historical % of Properties Sold Over List Price by Month

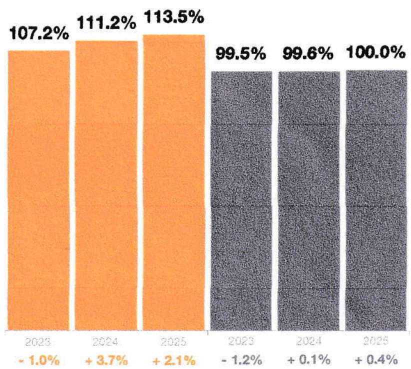


% of List Price Received

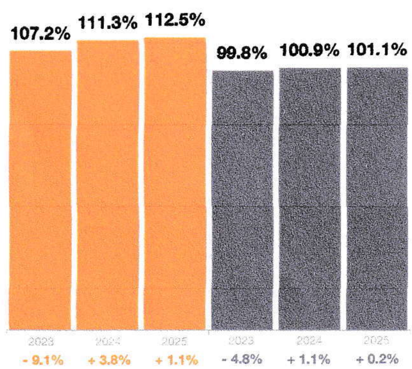
SAN FRANCISCO ASSOCIATION *of* REALTORS

Percentage found when dividing a property's sales price by its most recent list price, then taking the average for all properties sold in a given month, not accounting for seller concessions.

August



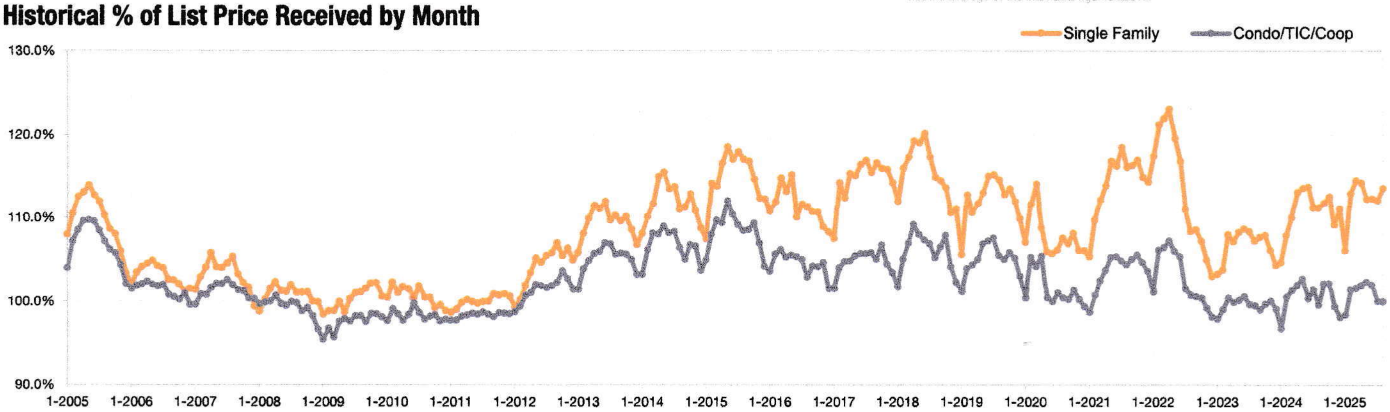
Year to Date



% of List Price Received	Single Family	Year-Over-Year Change	Condo/TIC/ Coop	Year-Over-Year Change
Sep-2024	111.7%	+3.8%	102.1%	+3.1%
Oct-2024	112.5%	+4.3%	102.1%	+2.4%
Nov-2024	109.1%	+2.9%	99.4%	-0.6%
Dec-2024	111.1%	+6.5%	98.1%	-0.9%
Jan-2025	106.0%	+1.3%	98.4%	+1.7%
Feb-2025	112.9%	+4.6%	101.4%	+0.9%
Mar-2025	114.5%	+4.1%	101.5%	+0.2%
Apr-2025	114.2%	+1.0%	101.9%	0.0%
May-2025	112.2%	-1.2%	102.3%	-0.3%
Jun-2025	112.3%	-1.2%	101.9%	+1.6%
Jul-2025	112.0%	+0.7%	100.0%	-1.4%
Aug-2025	**113.5%**	**+2.1%**	**100.0%**	**+0.4%**
12-Month Avg*	112.0%	+2.0%	100.9%	+0.4%

* % of List Price Received for all properties from September 2024 through August 2025. This is not the average of the individual figures above.

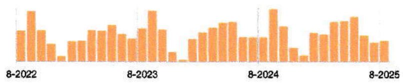
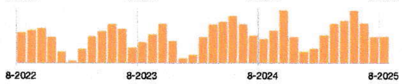
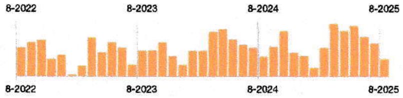
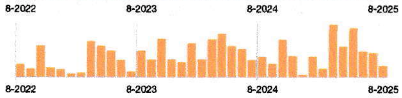
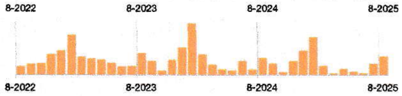
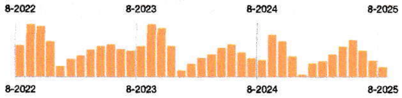
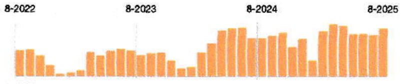
Historical % of List Price Received by Month



All Properties Activity Overview

Key metrics by report month and for year-to-date (YTD) starting from the first of the year.

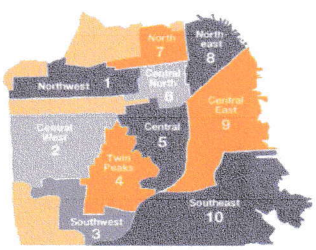
SAN FRANCISCO ASSOCIATION *of* REALTORS

Key Metrics	Historical Sparkbars	8-2024	8-2025	Percent Change	YTD 2024	YTD 2025	Percent Change
New Listings		475	**440**	- 7.4%	4,618	**4,747**	+ 2.8%
Pending Sales		356	**428**	+ 20.2%	3,143	**3,329**	+ 5.9%
Sold Listings		364	**351**	- 3.6%	3,066	**3,199**	+ 4.3%
Median Sales Price		$1,250,000	**$1,270,000**	+ 1.6%	$1,364,500	**$1,380,000**	+ 1.1%
Avg. Sales Price		$1,638,760	**$1,568,469**	- 4.3%	$1,716,066	**$1,741,362**	+ 1.5%
Days on Market		51	**55**	+ 7.8%	43	**43**	0.0%
Active Listings		1,015	**806**	- 20.6%	--	--	--
% of Properties Sold Over List Price		48.9%	**47.3%**	- 3.3%	52.7%	**54.0%**	+ 2.5%
% of List Price Received		105.0%	**106.1%**	+ 1.0%	105.8%	**106.4%**	+ 0.6%
Affordability Ratio		28	**29**	+ 3.6%	27	**27**	0.0%
Months Supply		2.8	**2.0**	- 28.6%	--	--	--

Activity by District

Key metrics by report month for the districts of San Francisco.

SAN FRANCISCO ASSOCIATION *of* REALTORS



SF District 1: Northwest (Sea Cliff, Lake, Jordan Park / Laurel Heights, Outer Richmond, Central Richmond, Inner Richmond, Lone Mountain)
SF District 2: Central West (Outer Sunset, Central Sunset, Inner Sunset, Outer Parkside, Parkside, Inner Parkside, Golden Gate Heights)
SF District 3: Southwest (Pine Lake Park, Lake Shore, Merced Manor, Stonestown, Lakeside, Merced Heights, Ingleside, Ingleside Heights, Oceanview)
SF District 4: Twin Peaks W (Forest Hill (& Ext), W Portal, St Francis Wd, Balboa Terr, Mt Dav Manor, Ingleside Terr, Monterey Hts, Wstwd Pk & H'lnds, Shrwd Fst, Miraloma Pk, Dmnd Hts, Mdtwn Terr)
SF District 5: Central (Haight Ashbury, Cole Vly / Prnssus Hts, Clarndn Hts, Corona Hts, Twin Pks, Glen Pk, Noe Vly, Eureka Vly / Dolores Hts, Mission Dolores, Duboce Trngl, Buena Vista / Ashbury Hts)
SF District 6: Central North (Lower Pacific Heights, Anza Vista, Western Addition, North Panhandle, Alamo Square, Hayes Valley)
SF District 7: North (Marina, Cow Hollow, Presidio Heights, Pacific Heights)
SF District 8: Northeast (North Waterfront, North Beach, Russian Hill, Telegraph Hill, Nob Hill, Financial District / Barbary Coast, Downtown, Van Ness / Civic Center, Tenderloin)
SF District 9: Central East (Yerba Buena, South Beach, South of Market, Mission Bay, Inner Mission, Potrero Hill, Central Waterfront / Dogpatch, Bernal Heights)
SF District 10: Southeast (Outer Mission, Mission Terr, Excelsior, Portola, Bayview, Silver Terr, Hunters Pt, Candlestick Pt, Bayview Hts, Little Hollywood, Visitation Vly, Crocker Amazon)

		Active Listings			Sold Listings			Median Sales Price			Days on Market			Months Supply		
		8-2024	8-2025	+ / –	8-2024	8-2025	+ / –	8-2024	8-2025	+ / –	8-2024	8-2025	+ / –	8-2024	8-2025	+ / –
Single Family																
1	SF District 1	23	14	**-39.1%**	18	12	**-33.3%**	$2,175,000	$1,594,000	**-26.7%**	19	19	**0.0%**	1.4	0.9	**-35.7%**
2	SF District 2	35	18	**-48.6%**	31	27	**-12.9%**	$1,500,888	$1,625,000	**+8.3%**	24	24	**0.0%**	1.1	0.5	**-54.5%**
3	SF District 3	14	15	**+7.1%**	7	16	**+128.6%**	$998,500	$1,376,500	**+37.9%**	39	15	**-61.5%**	1.1	1.3	**+18.2%**
4	SF District 4	29	20	**-31.0%**	19	20	**+5.3%**	$1,650,000	$1,957,500	**+18.6%**	21	24	**+14.3%**	1.2	0.7	**-41.7%**
5	SF District 5	38	31	**-18.4%**	15	14	**-6.7%**	$2,510,000	$2,017,500	**-19.6%**	23	35	**+52.2%**	1.6	1.2	**-25.0%**
6	SF District 6	5	2	**-60.0%**	6	2	**-66.7%**	$2,000,000	$2,325,000	**+16.3%**	39	166	**+325.6%**	1.7	0.7	**-58.8%**
7	SF District 7	20	16	**-20.0%**	6	9	**+50.0%**	$5,140,000	$4,850,000	**-5.6%**	178	94	**-47.2%**	2.1	1.7	**-19.0%**
8	SF District 8	4	5	**+25.0%**	4	1	**-75.0%**	$3,350,000	$13,000,000	**+288.1%**	63	127	**+101.6%**	1.5	2.2	**+46.7%**
9	SF District 9	28	21	**-25.0%**	20	18	**-10.0%**	$1,365,000	$1,395,000	**+2.2%**	23	40	**+73.9%**	1.7	1.1	**-35.3%**
10	SF District 10	60	71	**+18.3%**	43	39	**-9.3%**	$1,125,000	$1,040,000	**-7.6%**	29	33	**+13.8%**	1.8	1.8	**0.0%**
Condo/TIC/Coop																
1	SF District 1	20	10	**-50.0%**	8	4	**-50.0%**	$805,000	$1,177,500	**+46.3%**	53	72	**+35.8%**	2.2	1.0	**-54.5%**
2	SF District 2	14	8	**-42.9%**	4	1	**-75.0%**	$1,157,500	$600,000	**-48.2%**	40	42	**+5.0%**	4.1	2.4	**-41.5%**
3	SF District 3	7	4	**-42.9%**	0	2	**--**	$0	$860,000	**--**	0	61	**--**	3.5	2.8	**-20.0%**
4	SF District 4	13	16	**+23.1%**	2	2	**0.0%**	$567,500	$688,124	**+21.3%**	64	109	**+70.3%**	3.7	4.8	**+29.7%**
5	SF District 5	40	54	**+35.0%**	27	21	**-22.2%**	$1,355,000	$1,000,000	**-26.2%**	53	53	**0.0%**	1.3	1.7	**+30.8%**
6	SF District 6	53	35	**-34.0%**	18	16	**-11.1%**	$990,750	$1,112,500	**+12.3%**	47	49	**+4.3%**	2.9	1.7	**-41.4%**
7	SF District 7	61	42	**-31.1%**	20	18	**-10.0%**	$1,750,000	$1,417,500	**-19.0%**	60	68	**+13.3%**	2.7	1.6	**-40.7%**
8	SF District 8	156	134	**-14.1%**	46	42	**-8.7%**	$859,500	$907,500	**+5.6%**	79	72	**-8.9%**	4.0	3.6	**-10.0%**
9	SF District 9	327	246	**-24.8%**	62	79	**+27.4%**	$1,000,000	$1,020,000	**+2.0%**	73	83	**+13.7%**	5.7	3.6	**-36.8%**
10	SF District 10	40	30	**-25.0%**	6	1	**-83.3%**	$790,000	$869,800	**+10.1%**	137	48	**-65.0%**	7.7	6.1	**-20.8%**