

Local Market Update for June 2026

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

91962

Pine Valley

Detached	June			Year to Date		
	2025	2026	% Change	Thru 6-2025	Thru 6-2026	% Change
New Listings	7	5	- 28.6%	31	22	- 29.0%
Pending Sales	3	2	- 33.3%	19	15	- 21.1%
Closed Sales	2	4	+ 100.0%	16	13	- 18.8%
Median Sales Price*	\$627,500	\$714,950	+ 13.9%	\$680,000	\$719,900	+ 5.9%
Percent of Original List Price Received*	97.6%	102.1%	+ 4.6%	98.9%	98.5%	- 0.4%
Days on Market Until Sale	21	42	+ 100.0%	35	60	+ 71.4%
Inventory of Homes for Sale	13	10	- 23.1%	—	—	—
Months Supply of Inventory	4.9	4.1	- 16.3%	—	—	—

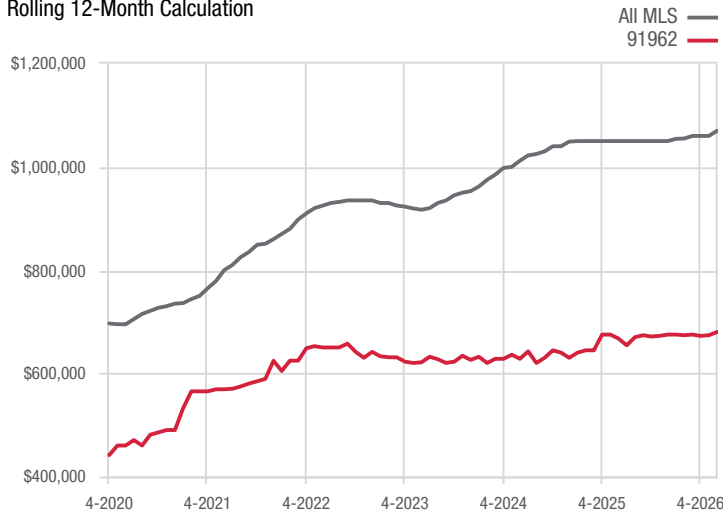
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached	June			Year to Date		
	2025	2026	% Change	Thru 6-2025	Thru 6-2026	% Change
New Listings	2	1	- 50.0%	5	1	- 80.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Median Sales Price*	—	—	—	—	—	—
Percent of Original List Price Received*	—	—	—	—	—	—
Days on Market Until Sale	—	—	—	—	—	—
Inventory of Homes for Sale	3	1	- 66.7%	—	—	—
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 - Townhouse-Condo

Rolling 12-Month Calculation

