

Local Market Update for May 2026

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

92037

La Jolla

Detached	May			Year to Date		
	2025	2026	% Change	Thru 5-2025	Thru 5-2026	% Change
Key Metrics						
New Listings	57	28	- 50.9%	230	192	- 16.5%
Pending Sales	23	21	- 8.7%	115	120	+ 4.3%
Closed Sales	25	19	- 24.0%	115	114	- 0.9%
Median Sales Price*	\$3,300,000	\$3,473,600	+ 5.3%	\$3,300,000	\$3,700,000	+ 12.1%
Percent of Original List Price Received*	99.3%	94.0%	- 5.3%	96.8%	95.3%	- 1.5%
Days on Market Until Sale	29	56	+ 93.1%	42	53	+ 26.2%
Inventory of Homes for Sale	111	86	- 22.5%	—	—	—
Months Supply of Inventory	4.8	3.8	- 20.8%	—	—	—

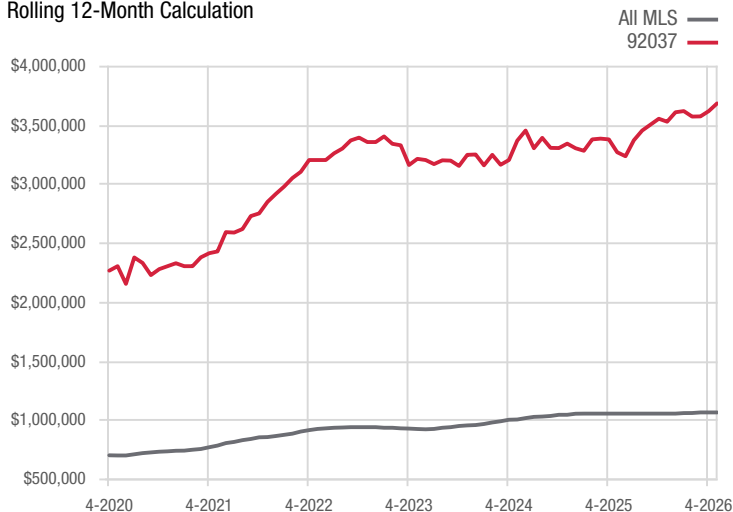
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached	May			Year to Date		
	2025	2026	% Change	Thru 5-2025	Thru 5-2026	% Change
Key Metrics						
New Listings	63	40	- 36.5%	228	209	- 8.3%
Pending Sales	18	28	+ 55.6%	115	134	+ 16.5%
Closed Sales	32	32	0.0%	115	121	+ 5.2%
Median Sales Price*	\$1,117,520	\$1,327,500	+ 18.8%	\$1,286,000	\$1,270,000	- 1.2%
Percent of Original List Price Received*	96.8%	94.7%	- 2.2%	97.7%	96.6%	- 1.1%
Days on Market Until Sale	45	45	0.0%	38	49	+ 28.9%
Inventory of Homes for Sale	100	74	- 26.0%	—	—	—
Months Supply of Inventory	4.8	3.2	- 33.3%	—	—	—

* 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.

Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Townhouse-Condo

Rolling 12-Month Calculation

