

Local Market Update for April 2026

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

92101

Downtown

Detached	April			Year to Date		
	2025	2026	% Change	Thru 4-2025	Thru 4-2026	% Change
Key Metrics						
New Listings	0	2	—	10	5	- 50.0%
Pending Sales	0	1	—	4	2	- 50.0%
Closed Sales	2	0	- 100.0%	4	1	- 75.0%
Median Sales Price*	\$1,542,500	—	—	\$1,218,000	\$1,175,000	- 3.5%
Percent of Original List Price Received*	96.9%	—	—	100.7%	87.0%	- 13.6%
Days on Market Until Sale	41	—	—	25	18	- 28.0%
Inventory of Homes for Sale	2	3	+ 50.0%	—	—	—
Months Supply of Inventory	1.7	3.0	+ 76.5%	—	—	—

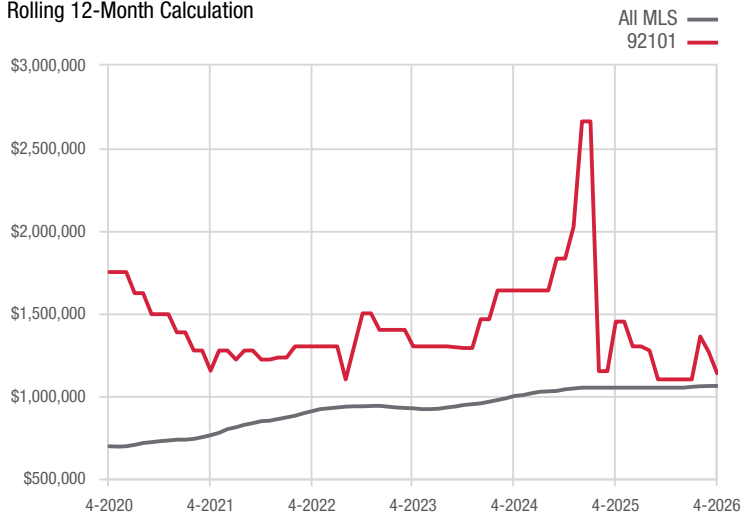
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached	April			Year to Date		
	2025	2026	% Change	Thru 4-2025	Thru 4-2026	% Change
Key Metrics						
New Listings	122	133	+ 9.0%	517	540	+ 4.4%
Pending Sales	50	35	- 30.0%	187	167	- 10.7%
Closed Sales	50	49	- 2.0%	173	145	- 16.2%
Median Sales Price*	\$750,000	\$750,000	0.0%	\$735,750	\$750,000	+ 1.9%
Percent of Original List Price Received*	98.6%	96.1%	- 2.5%	97.8%	96.0%	- 1.8%
Days on Market Until Sale	40	34	- 15.0%	45	50	+ 11.1%
Inventory of Homes for Sale	319	363	+ 13.8%	—	—	—
Months Supply of Inventory	6.7	8.6	+ 28.4%	—	—	—

* 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

