

Local Market Update for May 2026

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

92105

City Heights

Detached	May			Year to Date		
	2025	2026	% Change	Thru 5-2025	Thru 5-2026	% Change
Key Metrics						
New Listings	22	21	- 4.5%	93	89	- 4.3%
Pending Sales	15	6	- 60.0%	47	59	+ 25.5%
Closed Sales	13	16	+ 23.1%	45	61	+ 35.6%
Median Sales Price*	\$717,000	\$768,500	+ 7.2%	\$755,000	\$730,000	- 3.3%
Percent of Original List Price Received*	99.5%	100.0%	+ 0.5%	100.1%	99.4%	- 0.7%
Days on Market Until Sale	25	16	- 36.0%	23	27	+ 17.4%
Inventory of Homes for Sale	23	26	+ 13.0%	—	—	—
Months Supply of Inventory	2.0	2.4	+ 20.0%	—	—	—

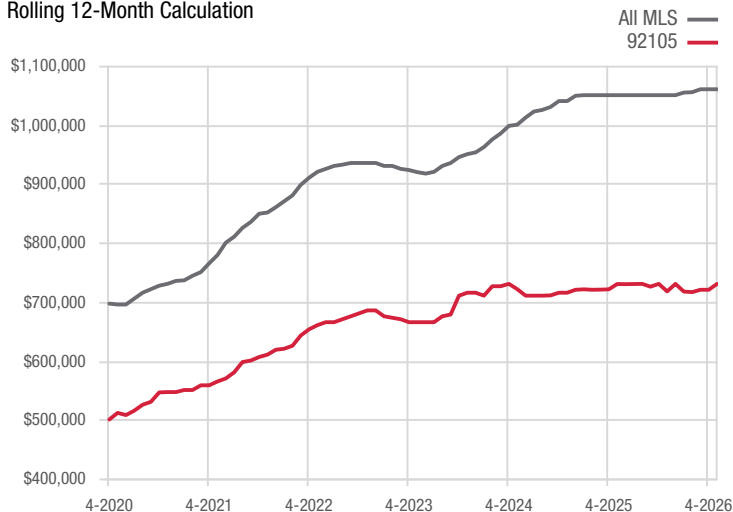
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached	May			Year to Date		
	2025	2026	% Change	Thru 5-2025	Thru 5-2026	% Change
Key Metrics						
New Listings	19	9	- 52.6%	64	58	- 9.4%
Pending Sales	4	6	+ 50.0%	35	36	+ 2.9%
Closed Sales	6	6	0.0%	31	39	+ 25.8%
Median Sales Price*	\$422,500	\$467,500	+ 10.7%	\$462,500	\$450,000	- 2.7%
Percent of Original List Price Received*	97.1%	99.7%	+ 2.7%	99.2%	99.2%	0.0%
Days on Market Until Sale	31	30	- 3.2%	39	48	+ 23.1%
Inventory of Homes for Sale	30	28	- 6.7%	—	—	—
Months Supply of Inventory	4.9	3.7	- 24.5%	—	—	—

* 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.

Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Townhouse-Condo

Rolling 12-Month Calculation

