

Local Market Update for June 2026

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

92129

Penasquitos

Detached	June			Year to Date		
	2025	2026	% Change	Thru 6-2025	Thru 6-2026	% Change
Key Metrics						
New Listings	33	33	0.0%	173	200	+ 15.6%
Pending Sales	23	24	+ 4.3%	119	146	+ 22.7%
Closed Sales	26	35	+ 34.6%	113	143	+ 26.5%
Median Sales Price*	\$1,430,400	\$1,499,000	+ 4.8%	\$1,529,000	\$1,430,000	- 6.5%
Percent of Original List Price Received*	100.4%	99.4%	- 1.0%	100.6%	100.5%	- 0.1%
Days on Market Until Sale	23	20	- 13.0%	22	23	+ 4.5%
Inventory of Homes for Sale	39	37	- 5.1%	—	—	—
Months Supply of Inventory	2.0	1.7	- 15.0%	—	—	—

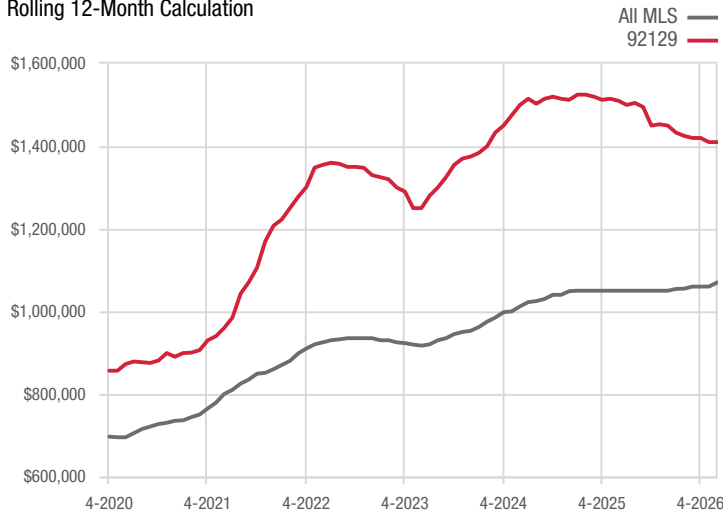
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached	June			Year to Date		
	2025	2026	% Change	Thru 6-2025	Thru 6-2026	% Change
Key Metrics						
New Listings	18	9	- 50.0%	107	89	- 16.8%
Pending Sales	7	11	+ 57.1%	53	64	+ 20.8%
Closed Sales	4	10	+ 150.0%	52	53	+ 1.9%
Median Sales Price*	\$745,000	\$541,500	- 27.3%	\$662,500	\$608,000	- 8.2%
Percent of Original List Price Received*	96.7%	98.8%	+ 2.2%	98.0%	98.5%	+ 0.5%
Days on Market Until Sale	29	50	+ 72.4%	38	52	+ 36.8%
Inventory of Homes for Sale	35	26	- 25.7%	—	—	—
Months Supply of Inventory	4.4	2.8	- 36.4%	—	—	—

* 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

