Local Market Update for February 2026

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

92139

Paradise Hills

Detached	February			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 2-2025**	**Thru 2-2026**	**% Change**
New Listings	13	**7**	- 46.2%	30	**13**	- 56.7%
Pending Sales	15	**6**	- 60.0%	20	**13**	- 35.0%
Closed Sales	7	**9**	+ 28.6%	14	**12**	- 14.3%
Median Sales Price*	$825,000	**$800,000**	- 3.0%	$812,500	**$800,000**	- 1.5%
Percent of Original List Price Received*	99.4%	**101.7%**	+ 2.3%	98.9%	**102.7%**	+ 3.8%
Days on Market Until Sale	21	**24**	+ 14.3%	35	**24**	- 31.4%
Inventory of Homes for Sale	12	**6**	- 50.0%	—	—	—
Months Supply of Inventory	1.3	**0.8**	- 38.5%	—	—	—

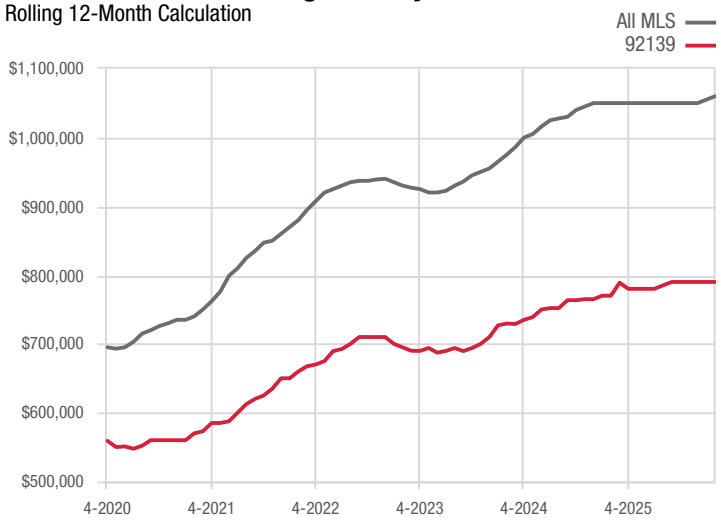
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached	February			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 2-2025**	**Thru 2-2026**	**% Change**
New Listings	6	**9**	+ 50.0%	10	**21**	+ 110.0%
Pending Sales	6	**13**	+ 116.7%	9	**19**	+ 111.1%
Closed Sales	4	**8**	+ 100.0%	9	**11**	+ 22.2%
Median Sales Price*	$640,000	**$572,000**	- 10.6%	$550,000	**$570,000**	+ 3.6%
Percent of Original List Price Received*	99.1%	**98.7%**	- 0.4%	96.2%	**99.1%**	+ 3.0%
Days on Market Until Sale	40	**34**	- 15.0%	51	**27**	- 47.1%
Inventory of Homes for Sale	9	**11**	+ 22.2%	—	—	—
Months Supply of Inventory	1.6	**1.7**	+ 6.3%	—	—	—

* 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.

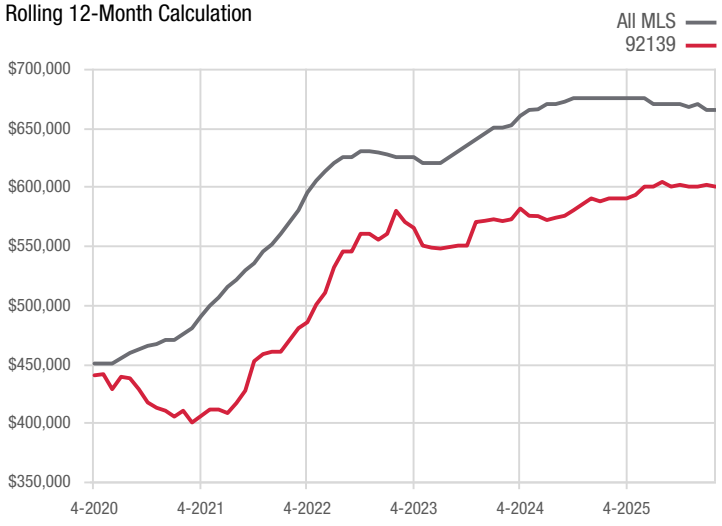
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Townhouse-Condo

Rolling 12-Month Calculation



SAN DIEGO | MLS

Current as of March 5, 2026. All data from the San Diego MLS. Report © 2026 ShowingTime Plus, LLC. Percent changes are calculated using rounded figures.