Local Market Update for July 2026

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

92106

Point Loma

Detached	July			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 7-2025**	**Thru 7-2026**	**% Change**
New Listings	26	**20**	- 23.1%	177	**150**	- 15.3%
Pending Sales	20	**10**	- 50.0%	89	**91**	+ 2.2%
Closed Sales	11	**11**	0.0%	75	**84**	+ 12.0%
Median Sales Price*	$2,100,000	**$1,650,000**	- 21.4%	$1,850,000	**$1,834,000**	- 0.9%
Percent of Original List Price Received*	96.7%	**96.6%**	- 0.1%	97.9%	**97.8%**	- 0.1%
Days on Market Until Sale	41	**19**	- 53.7%	31	**28**	- 9.7%
Inventory of Homes for Sale	40	**39**	- 2.5%	—	**—**	—
Months Supply of Inventory	3.5	**3.5**	0.0%	—	**—**	—

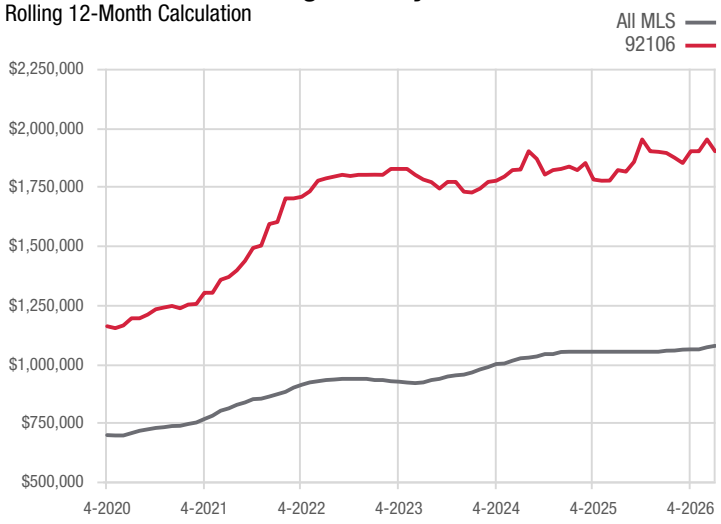
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached	July			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 7-2025**	**Thru 7-2026**	**% Change**
New Listings	8	**8**	0.0%	60	**45**	- 25.0%
Pending Sales	4	**2**	- 50.0%	32	**28**	- 12.5%
Closed Sales	3	**4**	+ 33.3%	34	**30**	- 11.8%
Median Sales Price*	$1,225,000	**$1,087,500**	- 11.2%	$1,125,000	**$1,021,500**	- 9.2%
Percent of Original List Price Received*	100.0%	**99.4%**	- 0.6%	98.6%	**96.4%**	- 2.2%
Days on Market Until Sale	64	**60**	- 6.3%	29	**40**	+ 37.9%
Inventory of Homes for Sale	16	**12**	- 25.0%	—	**—**	—
Months Supply of Inventory	3.7	**3.3**	- 10.8%	—	**—**	—

* 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.

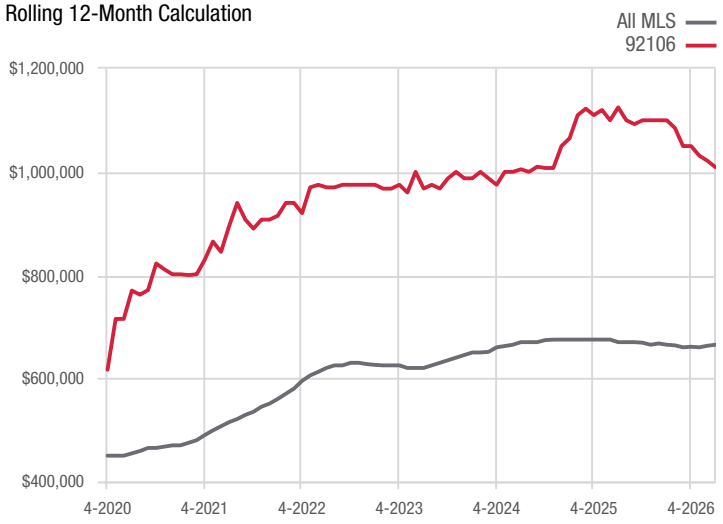
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Townhouse-Condo

Rolling 12-Month Calculation



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