Local Market Update for August 2026

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

92131

Scripps Ranch

Detached	August			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 8-2025**	**Thru 8-2026**	**% Change**
New Listings	17	**27**	+ 58.8%	193	**179**	- 7.3%
Pending Sales	11	**16**	+ 45.5%	111	**126**	+ 13.5%
Closed Sales	15	**15**	0.0%	105	**125**	+ 19.0%
Median Sales Price*	$1,700,000	**$1,570,000**	- 7.6%	$1,680,000	**$1,650,000**	- 1.8%
Percent of Original List Price Received*	96.9%	**97.3%**	+ 0.4%	98.1%	**99.0%**	+ 0.9%
Days on Market Until Sale	28	**22**	- 21.4%	26	**24**	- 7.7%
Inventory of Homes for Sale	25	**34**	+ 36.0%	—	—	—
Months Supply of Inventory	1.8	**2.6**	+ 44.4%	—	—	—

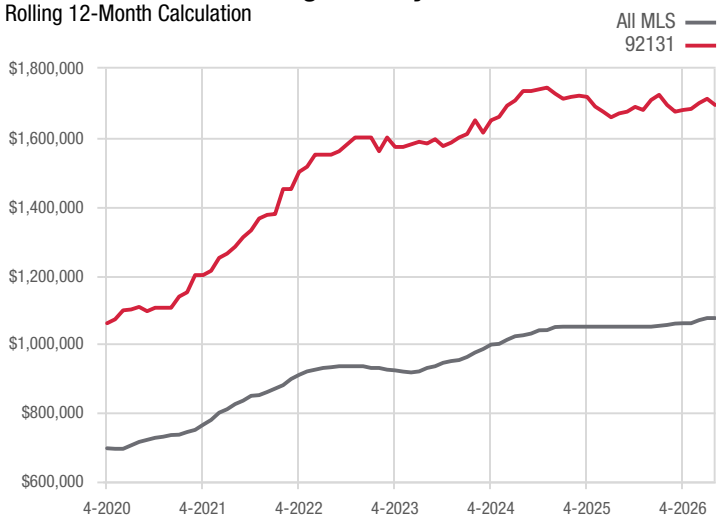
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached	August			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 8-2025**	**Thru 8-2026**	**% Change**
New Listings	20	**16**	- 20.0%	132	**127**	- 3.8%
Pending Sales	8	**11**	+ 37.5%	68	**57**	- 16.2%
Closed Sales	8	**7**	- 12.5%	63	**50**	- 20.6%
Median Sales Price*	$832,500	**$733,000**	- 12.0%	$791,000	**$720,000**	- 9.0%
Percent of Original List Price Received*	92.5%	**98.1%**	+ 6.1%	97.0%	**96.0%**	- 1.0%
Days on Market Until Sale	38	**12**	- 68.4%	32	**37**	+ 15.6%
Inventory of Homes for Sale	23	**32**	+ 39.1%	—	—	—
Months Supply of Inventory	2.7	**4.8**	+ 77.8%	—	—	—

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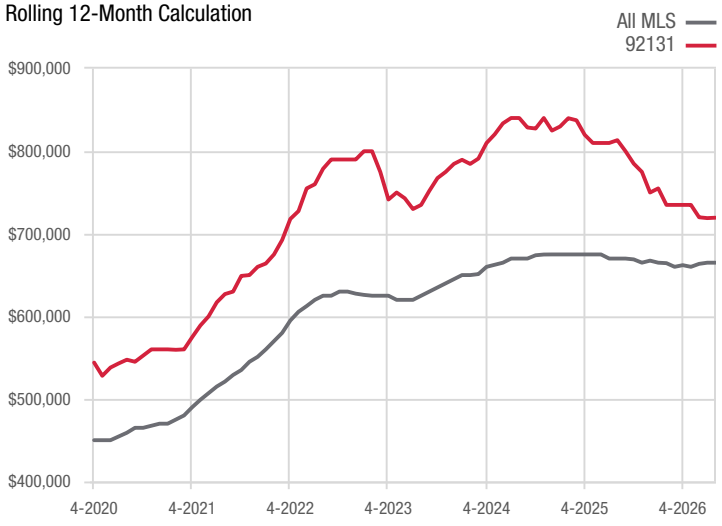
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Townhouse-Condo

Rolling 12-Month Calculation



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