

# Local Market Update for September 2026

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

91901

Alpine

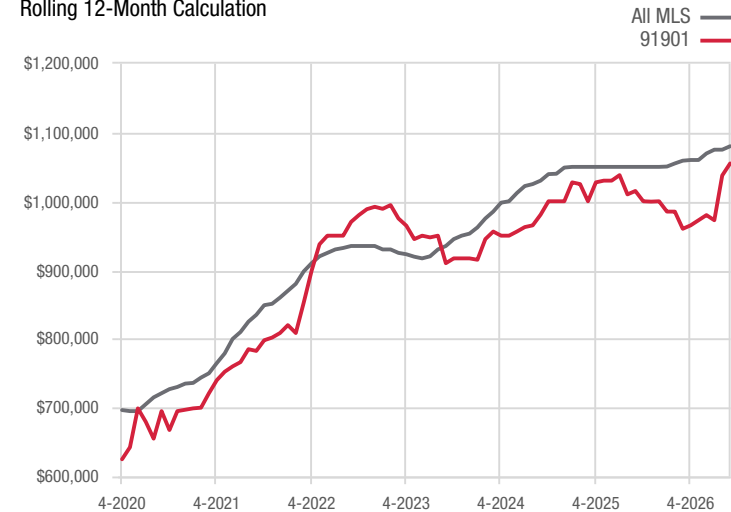
| Detached                                 | September |           |          | Year to Date |             |          |
|------------------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                              | 2025      | 2026      | % Change | Thru 9-2025  | Thru 9-2026 | % Change |
| New Listings                             | 16        | 19        | + 18.8%  | 199          | 184         | - 7.5%   |
| Pending Sales                            | 13        | 21        | + 61.5%  | 109          | 131         | + 20.2%  |
| Closed Sales                             | 11        | 15        | + 36.4%  | 103          | 119         | + 15.5%  |
| Median Sales Price*                      | \$965,000 | \$990,000 | + 2.6%   | \$1,010,000  | \$1,080,000 | + 6.9%   |
| Percent of Original List Price Received* | 96.7%     | 93.8%     | - 3.0%   | 97.8%        | 99.1%       | + 1.3%   |
| Days on Market Until Sale                | 42        | 47        | + 11.9%  | 32           | 35          | + 9.4%   |
| Inventory of Homes for Sale              | 43        | 32        | - 25.6%  | —            | —           | —        |
| Months Supply of Inventory               | 3.7       | 2.4       | - 35.1%  | —            | —           | —        |

\* 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                                 | September |           |          | Year to Date |             |          |
|------------------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                              | 2025      | 2026      | % Change | Thru 9-2025  | Thru 9-2026 | % Change |
| New Listings                             | 2         | 5         | + 150.0% | 27           | 18          | - 33.3%  |
| Pending Sales                            | 4         | 2         | - 50.0%  | 10           | 10          | 0.0%     |
| Closed Sales                             | 2         | 1         | - 50.0%  | 9            | 10          | + 11.1%  |
| Median Sales Price*                      | \$485,000 | \$405,000 | - 16.5%  | \$522,500    | \$417,500   | - 20.1%  |
| Percent of Original List Price Received* | 98.5%     | 96.4%     | - 2.1%   | 97.7%        | 96.9%       | - 0.8%   |
| Days on Market Until Sale                | 45        | 129       | + 186.7% | 36           | 46          | + 27.8%  |
| Inventory of Homes for Sale              | 6         | 5         | - 16.7%  | —            | —           | —        |
| Months Supply of Inventory               | 3.0       | 2.7       | - 10.0%  | —            | —           | —        |

\* 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.

Median Sales Price - Single Family  
Rolling 12-Month Calculation



Median Sales Price - Townhouse-Condo  
Rolling 12-Month Calculation

