

Local Market Update for September 2026

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

92014

Del Mar

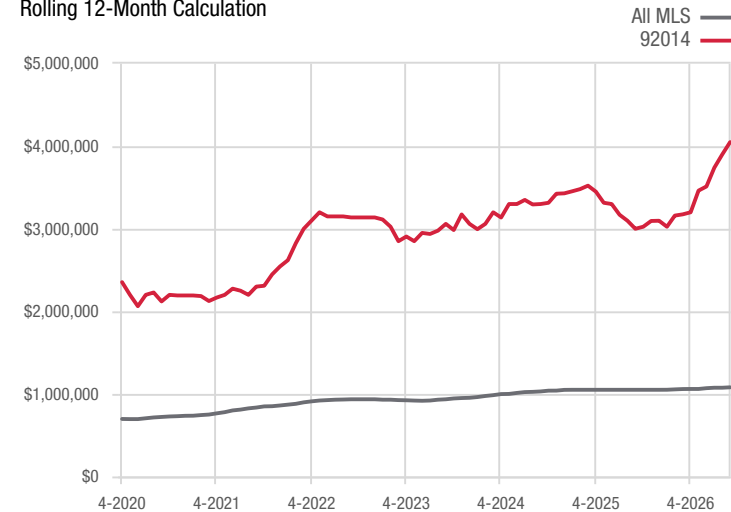
Detached	September			Year to Date		
Key Metrics	2025	2026	% Change	Thru 9-2025	Thru 9-2026	% Change
New Listings	14	14	0.0%	156	148	- 5.1%
Pending Sales	9	3	- 66.7%	68	87	+ 27.9%
Closed Sales	5	5	0.0%	65	92	+ 41.5%
Median Sales Price*	\$2,675,000	\$4,450,000	+ 66.4%	\$2,937,500	\$3,988,730	+ 35.8%
Percent of Original List Price Received*	96.9%	92.9%	- 4.1%	94.4%	96.4%	+ 2.1%
Days on Market Until Sale	39	92	+ 135.9%	43	49	+ 14.0%
Inventory of Homes for Sale	50	32	- 36.0%	—	—	—
Months Supply of Inventory	6.6	3.5	- 47.0%	—	—	—

* 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	September			Year to Date		
Key Metrics	2025	2026	% Change	Thru 9-2025	Thru 9-2026	% Change
New Listings	1	7	+ 600.0%	62	62	0.0%
Pending Sales	6	5	- 16.7%	36	38	+ 5.6%
Closed Sales	4	5	+ 25.0%	35	33	- 5.7%
Median Sales Price*	\$2,345,000	\$1,099,900	- 53.1%	\$2,087,769	\$1,449,000	- 30.6%
Percent of Original List Price Received*	94.0%	96.8%	+ 3.0%	96.9%	96.1%	- 0.8%
Days on Market Until Sale	57	22	- 61.4%	36	56	+ 55.6%
Inventory of Homes for Sale	13	9	- 30.8%	—	—	—
Months Supply of Inventory	3.3	2.4	- 27.3%	—	—	—

* 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

