

Local Market Update for September 2026

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

92029

Escondido West

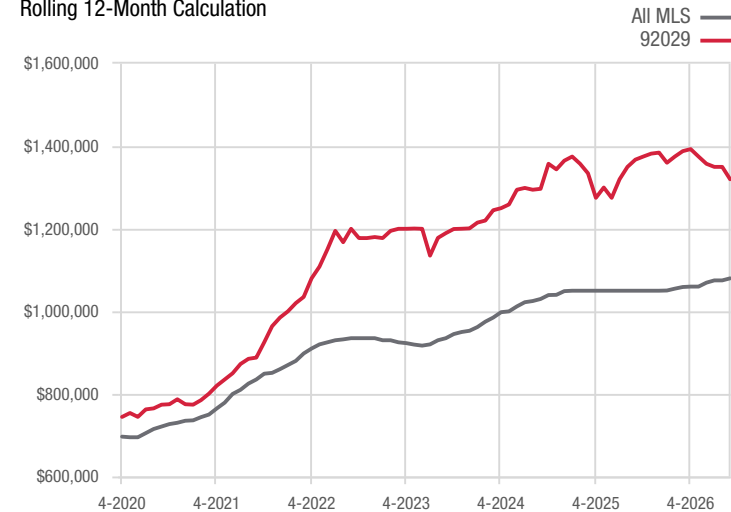
Detached	September			Year to Date		
Key Metrics	2025	2026	% Change	Thru 9-2025	Thru 9-2026	% Change
New Listings	25	18	- 28.0%	251	215	- 14.3%
Pending Sales	14	14	0.0%	147	140	- 4.8%
Closed Sales	18	18	0.0%	142	138	- 2.8%
Median Sales Price*	\$1,491,250	\$1,292,500	- 13.3%	\$1,384,150	\$1,307,500	- 5.5%
Percent of Original List Price Received*	99.2%	96.4%	- 2.8%	96.9%	97.6%	+ 0.7%
Days on Market Until Sale	34	55	+ 61.8%	39	44	+ 12.8%
Inventory of Homes for Sale	52	39	- 25.0%	—	—	—
Months Supply of Inventory	3.4	2.6	- 23.5%	—	—	—

* 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	September			Year to Date		
Key Metrics	2025	2026	% Change	Thru 9-2025	Thru 9-2026	% Change
New Listings	1	3	+ 200.0%	9	14	+ 55.6%
Pending Sales	0	1	—	5	6	+ 20.0%
Closed Sales	1	1	0.0%	5	8	+ 60.0%
Median Sales Price*	\$445,000	\$555,000	+ 24.7%	\$690,000	\$562,500	- 18.5%
Percent of Original List Price Received*	95.7%	89.5%	- 6.5%	97.7%	96.6%	- 1.1%
Days on Market Until Sale	51	61	+ 19.6%	58	39	- 32.8%
Inventory of Homes for Sale	0	4	—	—	—	—
Months Supply of Inventory	—	3.0	—	—	—	—

* 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

