

Local Market Update for September 2026

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

92040

Lakeside

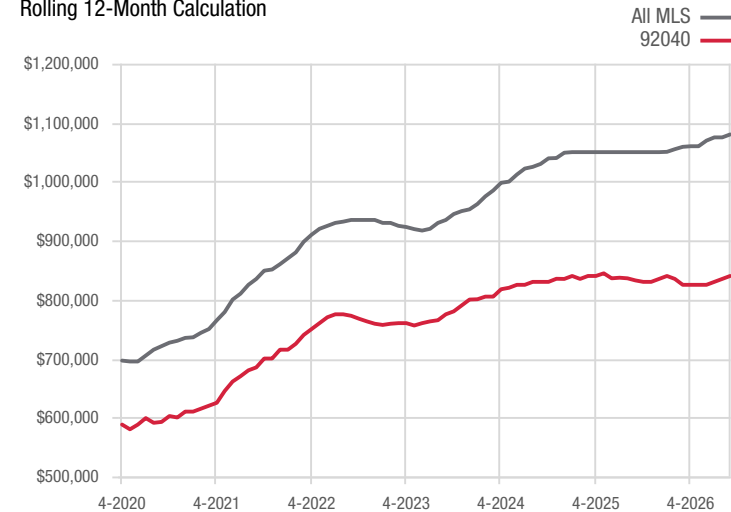
Detached	September			Year to Date		
Key Metrics	2025	2026	% Change	Thru 9-2025	Thru 9-2026	% Change
New Listings	30	32	+ 6.7%	303	238	- 21.5%
Pending Sales	13	20	+ 53.8%	200	153	- 23.5%
Closed Sales	25	16	- 36.0%	206	144	- 30.1%
Median Sales Price*	\$819,000	\$870,000	+ 6.2%	\$836,025	\$840,000	+ 0.5%
Percent of Original List Price Received*	96.7%	100.6%	+ 4.0%	98.7%	99.3%	+ 0.6%
Days on Market Until Sale	37	21	- 43.2%	32	35	+ 9.4%
Inventory of Homes for Sale	60	57	- 5.0%	—	—	—
Months Supply of Inventory	3.0	3.5	+ 16.7%	—	—	—

* 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	10	10	0.0%	101	92	- 8.9%
Pending Sales	2	6	+ 200.0%	57	51	- 10.5%
Closed Sales	5	2	- 60.0%	57	48	- 15.8%
Median Sales Price*	\$430,000	\$272,000	- 36.7%	\$430,000	\$410,000	- 4.7%
Percent of Original List Price Received*	95.9%	94.1%	- 1.9%	99.4%	98.5%	- 0.9%
Days on Market Until Sale	82	33	- 59.8%	38	34	- 10.5%
Inventory of Homes for Sale	20	19	- 5.0%	—	—	—
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.

Median Sales Price - Single Family
Rolling 12-Month Calculation



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

