

Local Market Update for September 2026

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

92057

Oceanside North

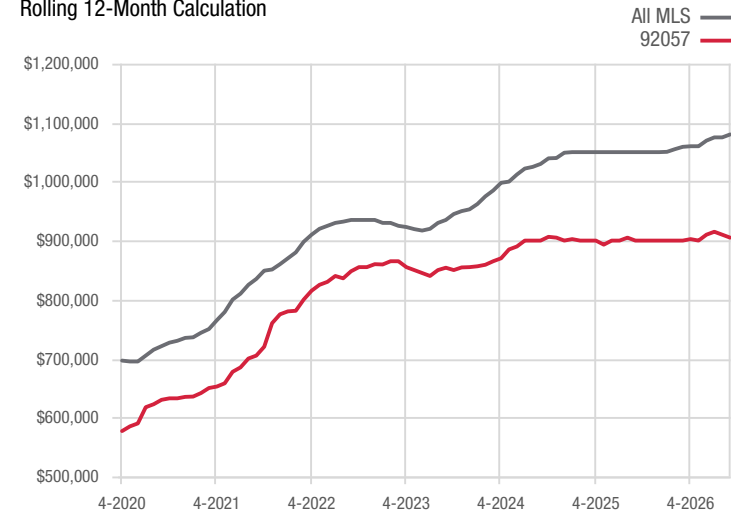
Detached	September			Year to Date		
Key Metrics	2025	2026	% Change	Thru 9-2025	Thru 9-2026	% Change
New Listings	36	49	+ 36.1%	396	381	- 3.8%
Pending Sales	41	28	- 31.7%	284	281	- 1.1%
Closed Sales	31	27	- 12.9%	262	281	+ 7.3%
Median Sales Price*	\$885,000	\$875,000	- 1.1%	\$910,000	\$917,750	+ 0.9%
Percent of Original List Price Received*	97.1%	98.8%	+ 1.8%	98.0%	98.5%	+ 0.5%
Days on Market Until Sale	37	41	+ 10.8%	37	42	+ 13.5%
Inventory of Homes for Sale	59	72	+ 22.0%	—	—	—
Months Supply of Inventory	2.0	2.4	+ 20.0%	—	—	—

* 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	30	37	+ 23.3%	337	321	- 4.7%
Pending Sales	13	11	- 15.4%	195	198	+ 1.5%
Closed Sales	19	22	+ 15.8%	192	200	+ 4.2%
Median Sales Price*	\$505,000	\$572,500	+ 13.4%	\$550,000	\$550,000	0.0%
Percent of Original List Price Received*	95.6%	96.9%	+ 1.4%	97.1%	97.8%	+ 0.7%
Days on Market Until Sale	70	47	- 32.9%	44	49	+ 11.4%
Inventory of Homes for Sale	74	77	+ 4.1%	—	—	—
Months Supply of Inventory	3.5	3.6	+ 2.9%	—	—	—

* 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

