

Local Market Update for September 2026

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

92122

University City

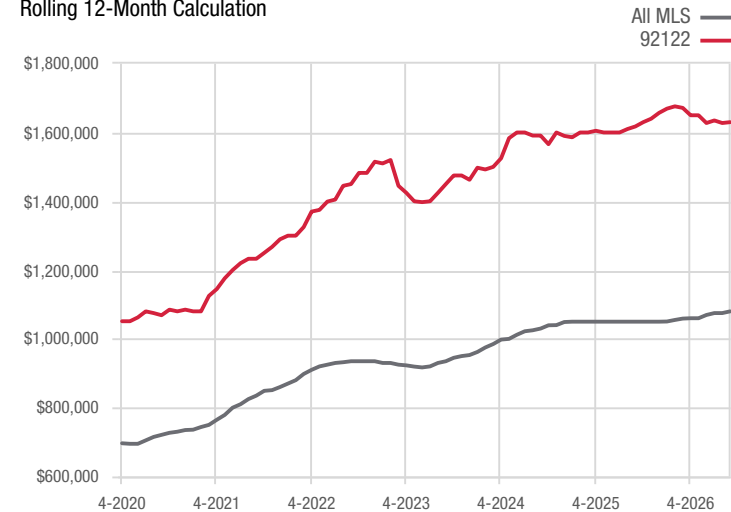
Detached	September			Year to Date		
Key Metrics	2025	2026	% Change	Thru 9-2025	Thru 9-2026	% Change
New Listings	4	17	+ 325.0%	110	147	+ 33.6%
Pending Sales	2	9	+ 350.0%	74	101	+ 36.5%
Closed Sales	4	9	+ 125.0%	76	98	+ 28.9%
Median Sales Price*	\$1,626,000	\$1,700,000	+ 4.6%	\$1,648,500	\$1,625,000	- 1.4%
Percent of Original List Price Received*	97.1%	96.8%	- 0.3%	97.3%	99.0%	+ 1.7%
Days on Market Until Sale	33	20	- 39.4%	26	22	- 15.4%
Inventory of Homes for Sale	12	21	+ 75.0%	—	—	—
Months Supply of Inventory	1.5	2.0	+ 33.3%	—	—	—

* 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.

Attached	September			Year to Date		
Key Metrics	2025	2026	% Change	Thru 9-2025	Thru 9-2026	% Change
New Listings	19	30	+ 57.9%	244	271	+ 11.1%
Pending Sales	17	12	- 29.4%	129	135	+ 4.7%
Closed Sales	17	14	- 17.6%	130	136	+ 4.6%
Median Sales Price*	\$667,500	\$660,000	- 1.1%	\$712,000	\$650,000	- 8.7%
Percent of Original List Price Received*	95.9%	96.4%	+ 0.5%	97.1%	96.7%	- 0.4%
Days on Market Until Sale	41	40	- 2.4%	38	41	+ 7.9%
Inventory of Homes for Sale	66	67	+ 1.5%	—	—	—
Months Supply of Inventory	4.9	4.7	- 4.1%	—	—	—

* 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.

Median Sales Price - Single Family
Rolling 12-Month Calculation



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

