Local Market Update for October 2026

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

91901

Alpine

Detached	October			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 10-2025**	**Thru 10-2026**	**% Change**
New Listings	18	**21**	+ 16.7%	217	**205**	- 5.5%
Pending Sales	10	**13**	+ 30.0%	119	**142**	+ 19.3%
Closed Sales	12	**16**	+ 33.3%	115	**135**	+ 17.4%
Median Sales Price*	$1,010,000	**$1,185,000**	+ 17.3%	$1,010,000	**$1,096,645**	+ 8.6%
Percent of Original List Price Received*	96.4%	**99.6%**	+ 3.3%	97.7%	**99.2%**	+ 1.5%
Days on Market Until Sale	54	**51**	- 5.6%	34	**37**	+ 8.8%
Inventory of Homes for Sale	45	**34**	- 24.4%	—	**—**	—
Months Supply of Inventory	4.0	**2.5**	- 37.5%	—	**—**	—

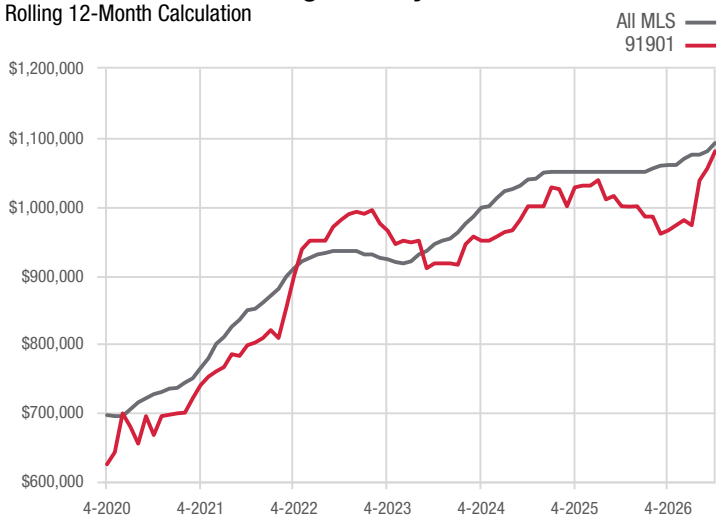
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached	October			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 10-2025**	**Thru 10-2026**	**% Change**
New Listings	5	**2**	- 60.0%	32	**23**	- 28.1%
Pending Sales	2	**1**	- 50.0%	12	**11**	- 8.3%
Closed Sales	1	**2**	+ 100.0%	10	**12**	+ 20.0%
Median Sales Price*	$465,000	**$406,500**	- 12.6%	$520,000	**$416,500**	- 19.9%
Percent of Original List Price Received*	89.1%	**97.8%**	+ 9.8%	96.7%	**97.1%**	+ 0.4%
Days on Market Until Sale	60	**28**	- 53.3%	39	**43**	+ 10.3%
Inventory of Homes for Sale	6	**5**	- 16.7%	—	**—**	—
Months Supply of Inventory	3.0	**2.9**	- 3.3%	—	**—**	—

* 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.

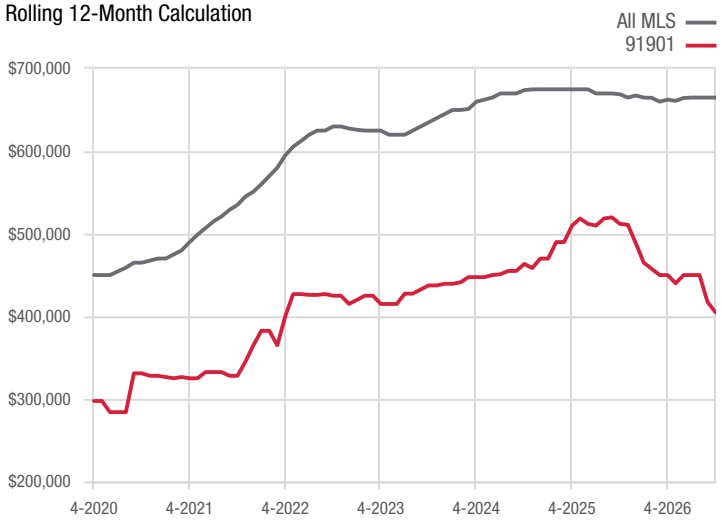
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Townhouse-Condo

Rolling 12-Month Calculation



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Current as of November 5, 2026. All data from the San Diego MLS. Report © 2026 ShowingTime Plus, LLC. Percent changes are calculated using rounded figures.