Local Market Update for October 2026

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

91915

Chula Vista SE

Detached	October			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 10-2025**	**Thru 10-2026**	**% Change**
New Listings	12	**13**	+ 8.3%	156	**128**	- 17.9%
Pending Sales	7	**3**	- 57.1%	105	**85**	- 19.0%
Closed Sales	10	**3**	- 70.0%	101	**90**	- 10.9%
Median Sales Price*	$907,500	**$1,460,000**	+ 60.9%	$920,000	**$1,013,200**	+ 10.1%
Percent of Original List Price Received*	105.5%	**94.5%**	- 10.4%	100.0%	**99.7%**	- 0.3%
Days on Market Until Sale	33	**97**	+ 193.9%	33	**27**	- 18.2%
Inventory of Homes for Sale	21	**25**	+ 19.0%	—	**—**	—
Months Supply of Inventory	2.1	**2.8**	+ 33.3%	—	**—**	—

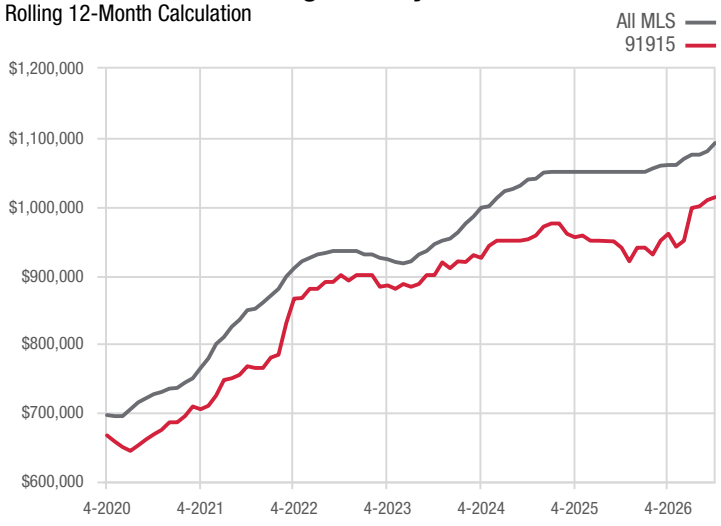
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached	October			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 10-2025**	**Thru 10-2026**	**% Change**
New Listings	17	**14**	- 17.6%	179	**177**	- 1.1%
Pending Sales	16	**5**	- 68.8%	122	**108**	- 11.5%
Closed Sales	9	**8**	- 11.1%	109	**108**	- 0.9%
Median Sales Price*	$641,000	**$682,500**	+ 6.5%	$700,000	**$685,000**	- 2.1%
Percent of Original List Price Received*	97.1%	**97.6%**	+ 0.5%	98.8%	**99.6%**	+ 0.8%
Days on Market Until Sale	31	**34**	+ 9.7%	44	**37**	- 15.9%
Inventory of Homes for Sale	30	**31**	+ 3.3%	—	**—**	—
Months Supply of Inventory	2.6	**3.0**	+ 15.4%	—	**—**	—

* 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.

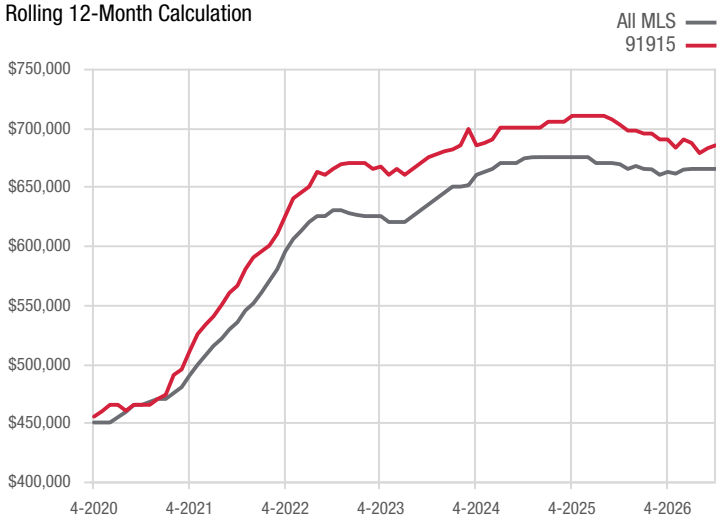
Median Sales Price - Single Family

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.