# Local Market Update for October 2026

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

# 91916

## Descanso

| Detached | October | | | Year to Date | | |
|---|---|---|---|---|---|---|
| **Key Metrics** | **2025** | **2026** | **% Change** | **Thru 10-2025** | **Thru 10-2026** | **% Change** |
| New Listings | 3 | **4** | + 33.3% | 46 | **34** | - 26.1% |
| Pending Sales | 5 | **1** | - 80.0% | 29 | **18** | - 37.9% |
| Closed Sales | 5 | **0** | - 100.0% | 25 | **20** | - 20.0% |
| Median Sales Price* | $670,000 | — | — | $685,000 | **$750,000** | + 9.5% |
| Percent of Original List Price Received* | 102.4% | — | — | 97.8% | **98.5%** | + 0.7% |
| Days on Market Until Sale | 14 | — | — | 30 | **27** | - 10.0% |
| Inventory of Homes for Sale | 5 | **11** | + 120.0% | — | — | — |
| Months Supply of Inventory | 1.8 | **5.2** | + 188.9% | — | — | — |

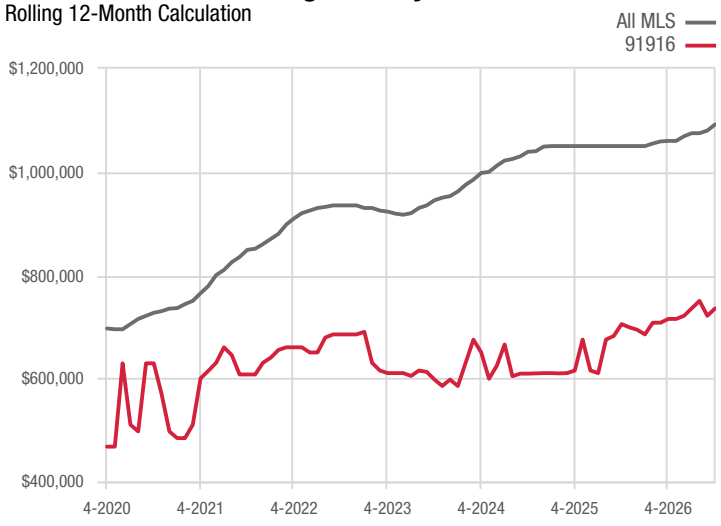
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| Attached | October | | | Year to Date | | |
|---|---|---|---|---|---|---|
| **Key Metrics** | **2025** | **2026** | **% Change** | **Thru 10-2025** | **Thru 10-2026** | **% Change** |
| New Listings | 0 | **0** | 0.0% | 0 | **1** | — |
| Pending Sales | 0 | **0** | 0.0% | 0 | **1** | — |
| Closed Sales | 0 | **0** | 0.0% | 0 | **1** | — |
| Median Sales Price* | — | — | — | — | **$699,000** | — |
| Percent of Original List Price Received* | — | — | — | — | **100.0%** | — |
| Days on Market Until Sale | — | — | — | — | **64** | — |
| Inventory of Homes for Sale | 0 | **0** | 0.0% | — | — | — |
| Months Supply of Inventory | — | — | — | — | — | — |

* 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.

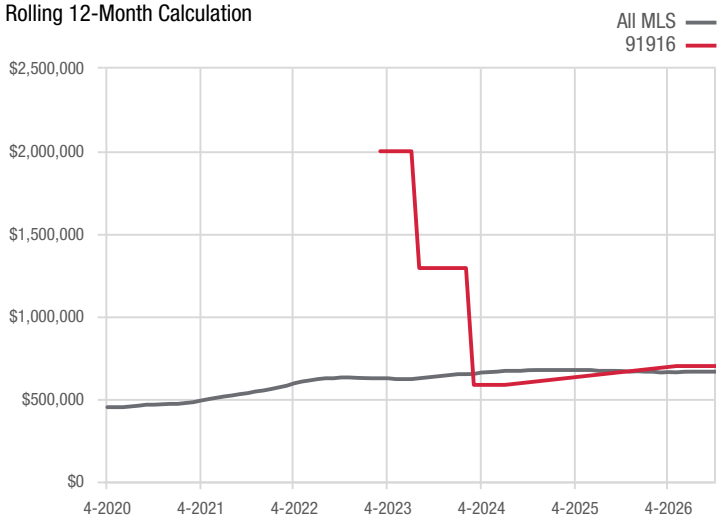
### Median Sales Price - Single Family

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.