Local Market Update for October 2026

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

91932

Imperial Beach

Detached	October			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 10-2025**	**Thru 10-2026**	**% Change**
New Listings	10	**11**	+ 10.0%	145	**151**	+ 4.1%
Pending Sales	7	**4**	- 42.9%	82	**67**	- 18.3%
Closed Sales	10	**7**	- 30.0%	80	**63**	- 21.3%
Median Sales Price*	$833,000	**$880,000**	+ 5.6%	$860,000	**$875,000**	+ 1.7%
Percent of Original List Price Received*	97.2%	**95.5%**	- 1.7%	96.2%	**98.0%**	+ 1.9%
Days on Market Until Sale	51	**43**	- 15.7%	48	**43**	- 10.4%
Inventory of Homes for Sale	25	**28**	+ 12.0%	—	—	—
Months Supply of Inventory	3.1	**4.4**	+ 41.9%	—	—	—

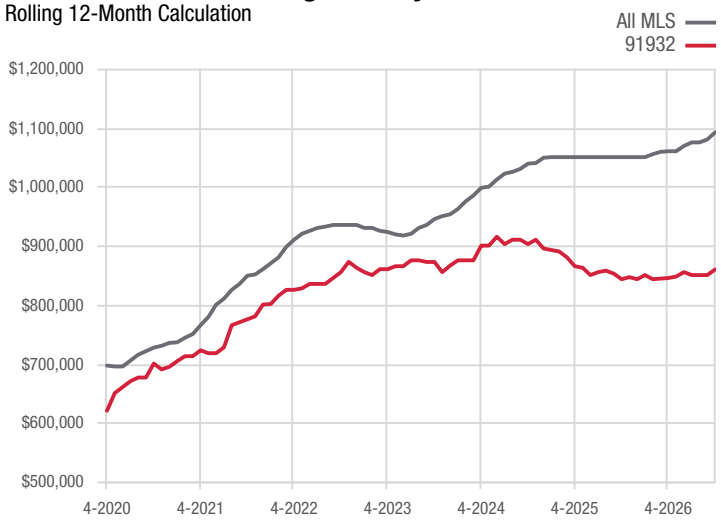
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached	October			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 10-2025**	**Thru 10-2026**	**% Change**
New Listings	14	**10**	- 28.6%	130	**142**	+ 9.2%
Pending Sales	3	**3**	0.0%	48	**47**	- 2.1%
Closed Sales	2	**4**	+ 100.0%	46	**46**	0.0%
Median Sales Price*	$690,000	**$680,000**	- 1.4%	$614,500	**$709,500**	+ 15.5%
Percent of Original List Price Received*	97.0%	**94.8%**	- 2.3%	96.8%	**95.7%**	- 1.1%
Days on Market Until Sale	10	**37**	+ 270.0%	41	**64**	+ 56.1%
Inventory of Homes for Sale	32	**40**	+ 25.0%	—	—	—
Months Supply of Inventory	7.1	**9.4**	+ 32.4%	—	—	—

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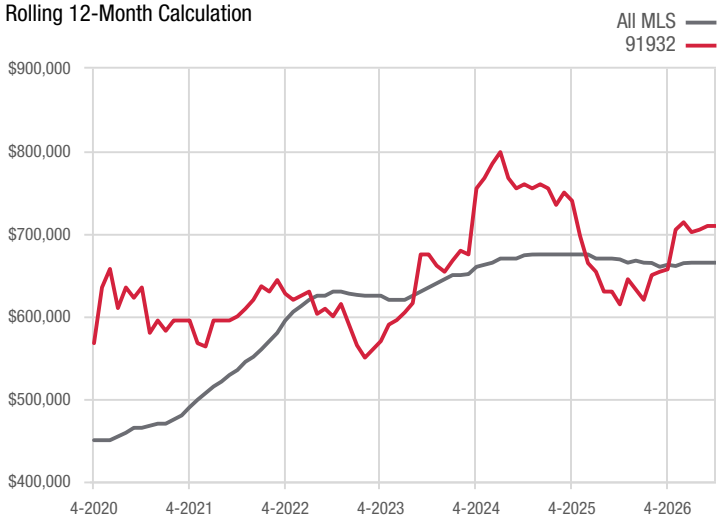
Median Sales Price - Single Family

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.