Local Market Update for October 2026

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

91950

National City

Detached	October			Year to Date		
Key Metrics	2025	2026	% Change	Thru 10-2025	Thru 10-2026	% Change
New Listings	15	**14**	- 6.7%	128	**117**	- 8.6%
Pending Sales	11	**7**	- 36.4%	94	**65**	- 30.9%
Closed Sales	10	**6**	- 40.0%	89	**61**	- 31.5%
Median Sales Price*	$752,500	**$625,000**	- 16.9%	$735,000	**$733,000**	- 0.3%
Percent of Original List Price Received*	98.1%	**99.0%**	+ 0.9%	99.4%	**101.1%**	+ 1.7%
Days on Market Until Sale	44	**26**	- 40.9%	32	**21**	- 34.4%
Inventory of Homes for Sale	12	**29**	+ 141.7%	—	**—**	—
Months Supply of Inventory	1.4	**4.6**	+ 228.6%	—	**—**	—

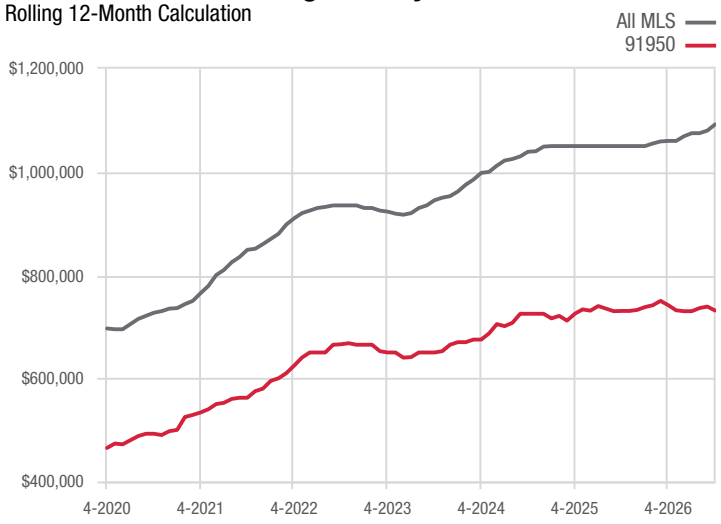
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached	October			Year to Date		
Key Metrics	2025	2026	% Change	Thru 10-2025	Thru 10-2026	% Change
New Listings	3	**6**	+ 100.0%	66	**48**	- 27.3%
Pending Sales	3	**5**	+ 66.7%	29	**28**	- 3.4%
Closed Sales	6	**0**	- 100.0%	27	**26**	- 3.7%
Median Sales Price*	$522,000	**—**	—	$510,000	**$510,000**	0.0%
Percent of Original List Price Received*	96.4%	**—**	—	98.0%	**97.0%**	- 1.0%
Days on Market Until Sale	34	**—**	—	41	**44**	+ 7.3%
Inventory of Homes for Sale	17	**16**	- 5.9%	—	**—**	—
Months Supply of Inventory	5.7	**5.0**	- 12.3%	—	**—**	—

* 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.

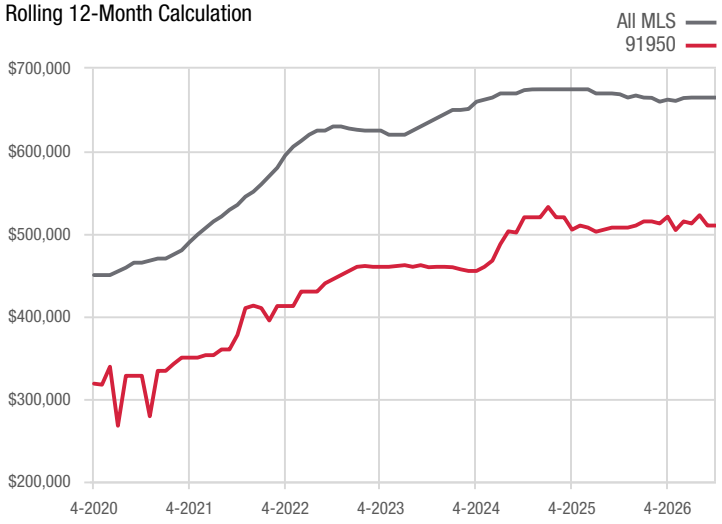
Median Sales Price - Single Family

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.