Local Market Update for October 2026

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

92026

Escondido North

Detached	October			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 10-2025**	**Thru 10-2026**	**% Change**
New Listings	54	**26**	- 51.9%	461	**384**	- 16.7%
Pending Sales	33	**11**	- 66.7%	297	**274**	- 7.7%
Closed Sales	39	**14**	- 64.1%	303	**287**	- 5.3%
Median Sales Price*	$815,500	**$917,000**	+ 12.4%	$900,000	**$916,000**	+ 1.8%
Percent of Original List Price Received*	97.2%	**96.8%**	- 0.4%	97.8%	**98.0%**	+ 0.2%
Days on Market Until Sale	40	**84**	+ 110.0%	43	**46**	+ 7.0%
Inventory of Homes for Sale	83	**60**	- 27.7%	—	**—**	—
Months Supply of Inventory	2.9	**2.2**	- 24.1%	—	**—**	—

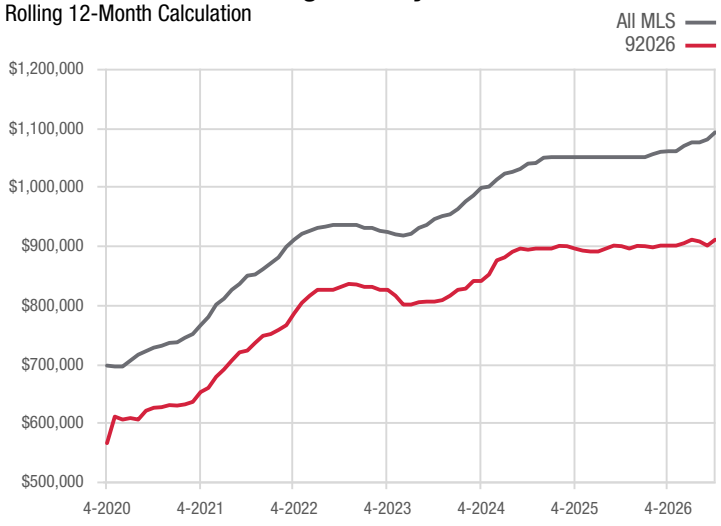
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached	October			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 10-2025**	**Thru 10-2026**	**% Change**
New Listings	14	**15**	+ 7.1%	148	**153**	+ 3.4%
Pending Sales	8	**5**	- 37.5%	91	**102**	+ 12.1%
Closed Sales	11	**5**	- 54.5%	86	**102**	+ 18.6%
Median Sales Price*	$565,000	**$705,000**	+ 24.8%	$607,613	**$590,000**	- 2.9%
Percent of Original List Price Received*	96.8%	**90.8%**	- 6.2%	98.3%	**98.0%**	- 0.3%
Days on Market Until Sale	74	**79**	+ 6.8%	47	**46**	- 2.1%
Inventory of Homes for Sale	31	**37**	+ 19.4%	—	**—**	—
Months Supply of Inventory	3.7	**3.7**	0.0%	—	**—**	—

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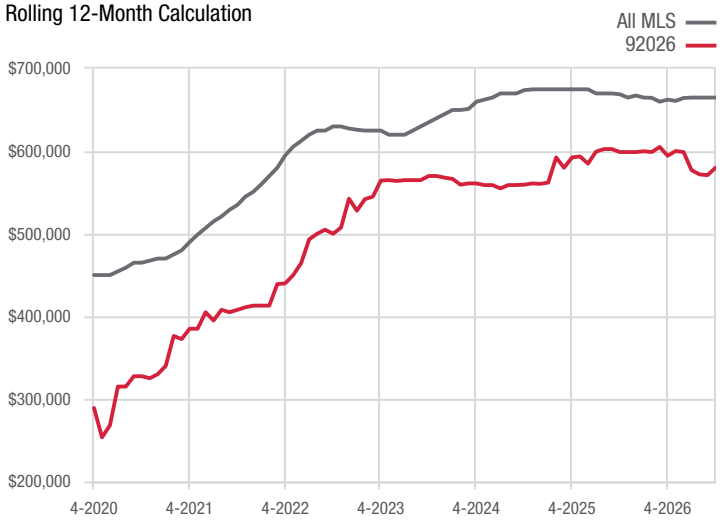
Median Sales Price - Single Family

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.