Local Market Update for October 2026

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

92101

Downtown

Detached	October			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 10-2025**	**Thru 10-2026**	**% Change**
New Listings	1	**1**	0.0%	20	**18**	- 10.0%
Pending Sales	1	**1**	0.0%	7	**4**	- 42.9%
Closed Sales	0	**1**	—	6	**4**	- 33.3%
Median Sales Price*	—	**$1,177,135**	—	$1,043,000	**$1,186,068**	+ 13.7%
Percent of Original List Price Received*	—	**98.1%**	—	97.7%	**92.5%**	- 5.3%
Days on Market Until Sale	—	**48**	—	34	**47**	+ 38.2%
Inventory of Homes for Sale	2	**7**	+ 250.0%	—	**—**	—
Months Supply of Inventory	1.7	**7.0**	+ 311.8%	—	**—**	—

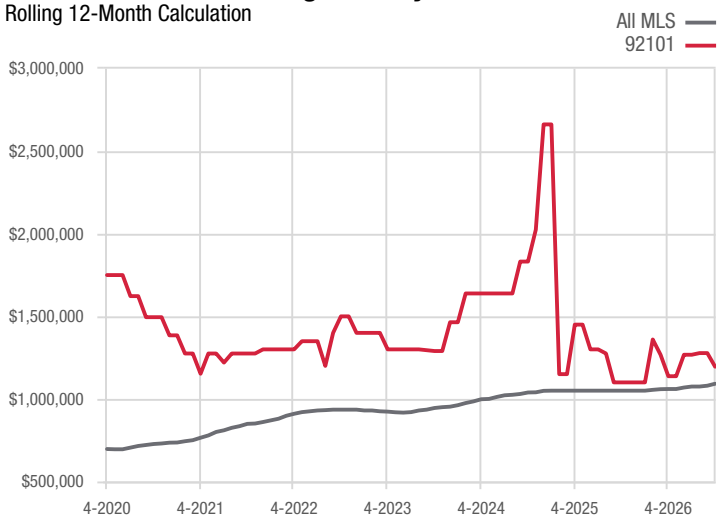
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached	October			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 10-2025**	**Thru 10-2026**	**% Change**
New Listings	101	**101**	0.0%	1,178	**1,247**	+ 5.9%
Pending Sales	43	**46**	+ 7.0%	474	**452**	- 4.6%
Closed Sales	51	**51**	0.0%	463	**429**	- 7.3%
Median Sales Price*	$676,450	**$659,950**	- 2.4%	$715,000	**$693,700**	- 3.0%
Percent of Original List Price Received*	96.1%	**94.5%**	- 1.7%	96.4%	**95.3%**	- 1.1%
Days on Market Until Sale	47	**56**	+ 19.1%	47	**52**	+ 10.6%
Inventory of Homes for Sale	257	**319**	+ 24.1%	—	**—**	—
Months Supply of Inventory	5.6	**7.6**	+ 35.7%	—	**—**	—

* 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.

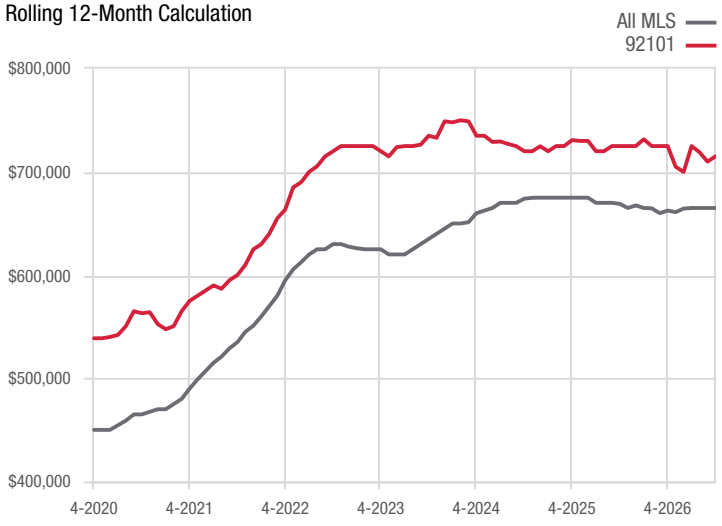
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Townhouse-Condo

Rolling 12-Month Calculation



SAN DIEGO | MLS

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.