

Local Market Update for March 2026

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

91910

Chula Vista North

Detached	March			Year to Date		
	2025	2026	% Change	Thru 3-2025	Thru 3-2026	% Change
New Listings	18	22	+ 22.2%	53	64	+ 20.8%
Pending Sales	15	16	+ 6.7%	37	45	+ 21.6%
Closed Sales	8	20	+ 150.0%	32	40	+ 25.0%
Median Sales Price*	\$947,500	\$1,031,500	+ 8.9%	\$880,000	\$965,000	+ 9.7%
Percent of Original List Price Received*	100.3%	100.2%	- 0.1%	99.4%	98.9%	- 0.5%
Days on Market Until Sale	20	23	+ 15.0%	30	29	- 3.3%
Inventory of Homes for Sale	24	25	+ 4.2%	—	—	—
Months Supply of Inventory	1.7	1.6	- 5.9%	—	—	—

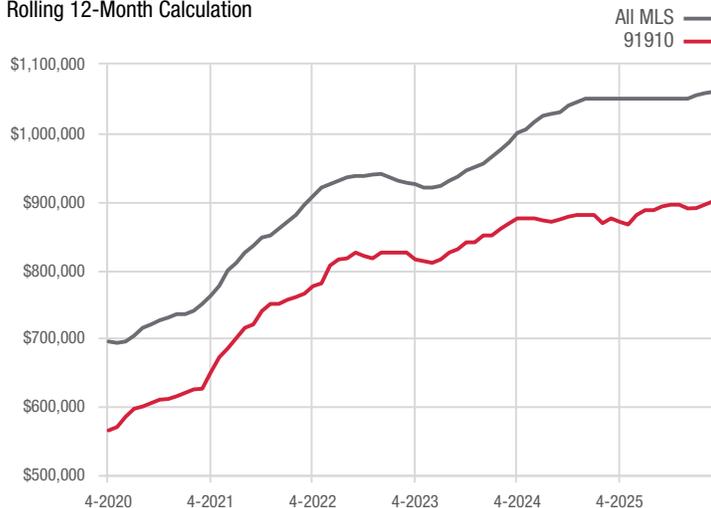
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached	March			Year to Date		
	2025	2026	% Change	Thru 3-2025	Thru 3-2026	% Change
New Listings	14	22	+ 57.1%	47	49	+ 4.3%
Pending Sales	11	9	- 18.2%	31	20	- 35.5%
Closed Sales	8	6	- 25.0%	20	17	- 15.0%
Median Sales Price*	\$612,500	\$612,500	0.0%	\$559,500	\$560,000	+ 0.1%
Percent of Original List Price Received*	99.8%	92.7%	- 7.1%	98.9%	97.5%	- 1.4%
Days on Market Until Sale	27	106	+ 292.6%	33	55	+ 66.7%
Inventory of Homes for Sale	19	34	+ 78.9%	—	—	—
Months Supply of Inventory	1.9	3.8	+ 100.0%	—	—	—

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Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Townhouse-Condo

Rolling 12-Month Calculation

