

Local Market Update for March 2026

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

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Detached	March			Year to Date		
	2025	2026	% Change	Thru 3-2025	Thru 3-2026	% Change
Key Metrics						
New Listings	9	4	- 55.6%	21	9	- 57.1%
Pending Sales	7	4	- 42.9%	11	7	- 36.4%
Closed Sales	5	3	- 40.0%	6	6	0.0%
Median Sales Price*	\$675,000	\$640,000	- 5.2%	\$600,000	\$680,500	+ 13.4%
Percent of Original List Price Received*	97.1%	103.0%	+ 6.1%	96.2%	99.2%	+ 3.1%
Days on Market Until Sale	35	33	- 5.7%	32	44	+ 37.5%
Inventory of Homes for Sale	11	6	- 45.5%	—	—	—
Months Supply of Inventory	3.5	2.5	- 28.6%	—	—	—

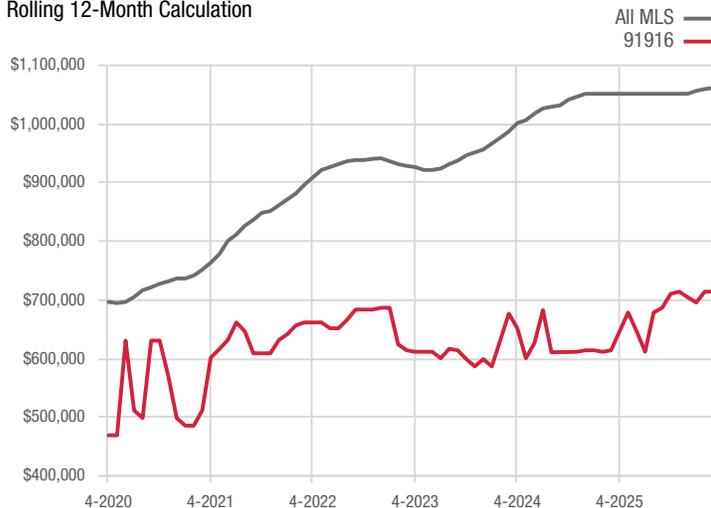
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached	March			Year to Date		
	2025	2026	% Change	Thru 3-2025	Thru 3-2026	% Change
Key Metrics						
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Median Sales Price*	—	—	—	—	—	—
Percent of Original List Price Received*	—	—	—	—	—	—
Days on Market Until Sale	—	—	—	—	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

* 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

