

Local Market Update for March 2026

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

91942

La Mesa, Grossmont

Detached	March			Year to Date		
	2025	2026	% Change	Thru 3-2025	Thru 3-2026	% Change
New Listings	25	23	- 8.0%	75	53	- 29.3%
Pending Sales	18	16	- 11.1%	52	41	- 21.2%
Closed Sales	21	16	- 23.8%	49	34	- 30.6%
Median Sales Price*	\$885,000	\$860,000	- 2.8%	\$884,000	\$880,000	- 0.5%
Percent of Original List Price Received*	101.8%	99.7%	- 2.1%	99.9%	98.5%	- 1.4%
Days on Market Until Sale	23	26	+ 13.0%	34	21	- 38.2%
Inventory of Homes for Sale	27	20	- 25.9%	—	—	—
Months Supply of Inventory	1.7	1.4	- 17.6%	—	—	—

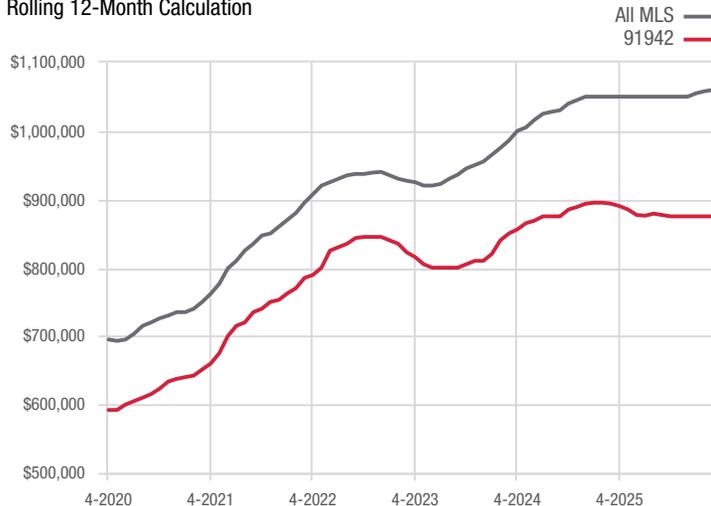
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached	March			Year to Date		
	2025	2026	% Change	Thru 3-2025	Thru 3-2026	% Change
New Listings	14	15	+ 7.1%	54	58	+ 7.4%
Pending Sales	14	8	- 42.9%	30	34	+ 13.3%
Closed Sales	12	11	- 8.3%	29	31	+ 6.9%
Median Sales Price*	\$556,500	\$535,000	- 3.9%	\$555,000	\$549,900	- 0.9%
Percent of Original List Price Received*	98.9%	97.7%	- 1.2%	99.1%	97.4%	- 1.7%
Days on Market Until Sale	24	71	+ 195.8%	29	50	+ 72.4%
Inventory of Homes for Sale	26	28	+ 7.7%	—	—	—
Months Supply of Inventory	2.4	2.7	+ 12.5%	—	—	—

* 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

