

Local Market Update for March 2026

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

91978

Rancho San Diego

Detached	March			Year to Date		
	2025	2026	% Change	Thru 3-2025	Thru 3-2026	% Change
New Listings	5	1	- 80.0%	12	13	+ 8.3%
Pending Sales	5	4	- 20.0%	8	9	+ 12.5%
Closed Sales	2	3	+ 50.0%	7	9	+ 28.6%
Median Sales Price*	\$787,500	\$1,050,000	+ 33.3%	\$907,000	\$885,000	- 2.4%
Percent of Original List Price Received*	100.6%	102.7%	+ 2.1%	99.1%	99.6%	+ 0.5%
Days on Market Until Sale	6	47	+ 683.3%	28	55	+ 96.4%
Inventory of Homes for Sale	6	4	- 33.3%	—	—	—
Months Supply of Inventory	1.3	1.0	- 23.1%	—	—	—

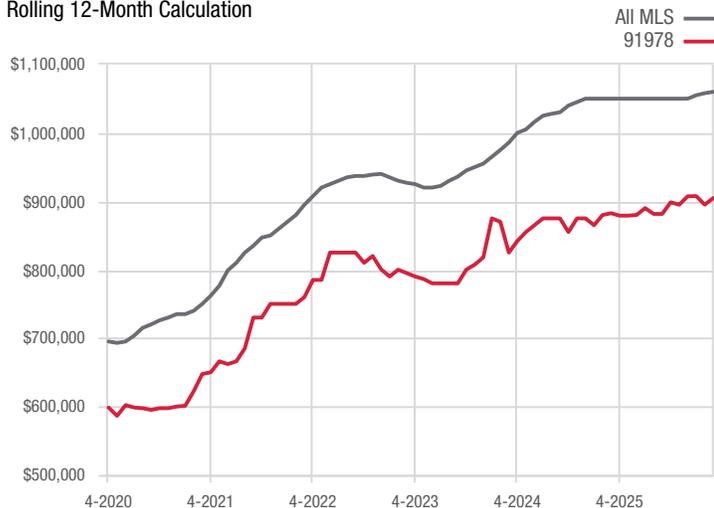
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached	March			Year to Date		
	2025	2026	% Change	Thru 3-2025	Thru 3-2026	% Change
New Listings	0	0	0.0%	4	7	+ 75.0%
Pending Sales	0	2	—	3	5	+ 66.7%
Closed Sales	1	0	- 100.0%	4	3	- 25.0%
Median Sales Price*	\$557,000	—	—	\$557,000	\$475,000	- 14.7%
Percent of Original List Price Received*	102.2%	—	—	100.2%	98.9%	- 1.3%
Days on Market Until Sale	22	—	—	26	37	+ 42.3%
Inventory of Homes for Sale	1	1	0.0%	—	—	—
Months Supply of Inventory	0.7	0.6	- 14.3%	—	—	—

* 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

