

# Local Market Update for March 2026

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

## 92029

Escondido West

Detached	March			Year to Date		
	2025	2026	% Change	Thru 3-2025	Thru 3-2026	% Change
<b>Key Metrics</b>						
New Listings	24	<b>22</b>	- 8.3%	79	<b>61</b>	- 22.8%
Pending Sales	22	<b>18</b>	- 18.2%	44	<b>42</b>	- 4.5%
Closed Sales	11	<b>16</b>	+ 45.5%	36	<b>39</b>	+ 8.3%
Median Sales Price*	\$1,017,500	<b>\$1,220,000</b>	+ 19.9%	\$1,130,000	<b>\$1,180,000</b>	+ 4.4%
Percent of Original List Price Received*	101.3%	<b>96.2%</b>	- 5.0%	96.6%	<b>97.0%</b>	+ 0.4%
Days on Market Until Sale	29	<b>42</b>	+ 44.8%	51	<b>51</b>	0.0%
Inventory of Homes for Sale	42	<b>36</b>	- 14.3%	—	—	—
Months Supply of Inventory	3.1	<b>2.3</b>	- 25.8%	—	—	—

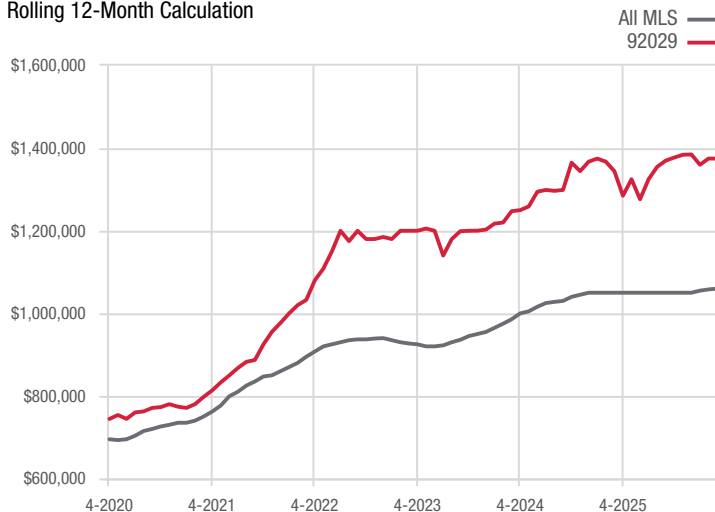
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached	March			Year to Date		
	2025	2026	% Change	Thru 3-2025	Thru 3-2026	% Change
<b>Key Metrics</b>						
New Listings	1	<b>3</b>	+ 200.0%	3	<b>5</b>	+ 66.7%
Pending Sales	1	<b>3</b>	+ 200.0%	3	<b>4</b>	+ 33.3%
Closed Sales	1	<b>0</b>	- 100.0%	1	<b>3</b>	+ 200.0%
Median Sales Price*	\$575,000	—	—	\$575,000	<b>\$515,000</b>	- 10.4%
Percent of Original List Price Received*	96.6%	—	—	96.6%	<b>94.5%</b>	- 2.2%
Days on Market Until Sale	112	—	—	112	<b>47</b>	- 58.0%
Inventory of Homes for Sale	1	<b>2</b>	+ 100.0%	—	—	—
Months Supply of Inventory	0.7	<b>1.5</b>	+ 114.3%	—	—	—

\* 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

