

Local Market Update for April 2026

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

92036

Julian

Detached	April			Year to Date		
	2025	2026	% Change	Thru 4-2025	Thru 4-2026	% Change
Key Metrics						
New Listings	18	17	- 5.6%	58	53	- 8.6%
Pending Sales	8	8	0.0%	19	23	+ 21.1%
Closed Sales	3	7	+ 133.3%	15	24	+ 60.0%
Median Sales Price*	\$470,000	\$695,000	+ 47.9%	\$605,000	\$548,000	- 9.4%
Percent of Original List Price Received*	93.6%	94.1%	+ 0.5%	94.4%	91.7%	- 2.9%
Days on Market Until Sale	138	54	- 60.9%	106	84	- 20.8%
Inventory of Homes for Sale	52	43	- 17.3%	—	—	—
Months Supply of Inventory	8.4	6.4	- 23.8%	—	—	—

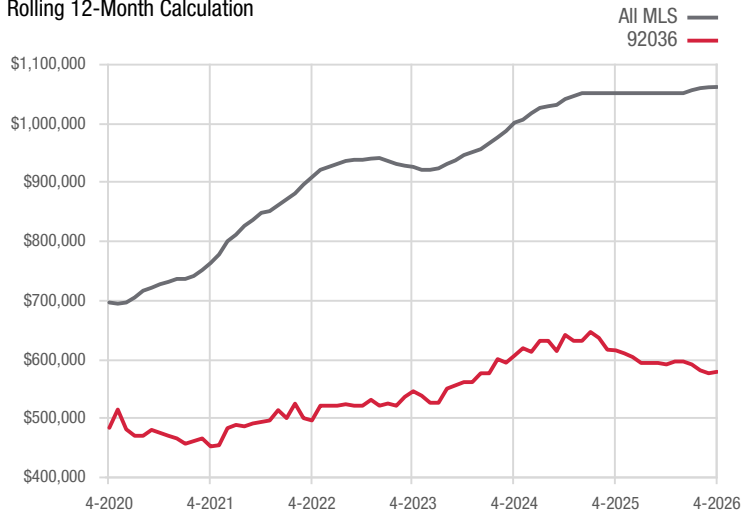
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached	April			Year to Date		
	2025	2026	% Change	Thru 4-2025	Thru 4-2026	% Change
Key Metrics						
New Listings	1	0	- 100.0%	2	0	- 100.0%
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	1	0	- 100.0%	—	—	—
Months Supply of Inventory	1.0	—	—	—	—	—

* 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

