

Local Market Update for May 2026

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

92104

North Park

Detached	May			Year to Date		
	2025	2026	% Change	Thru 5-2025	Thru 5-2026	% Change
Key Metrics						
New Listings	25	31	+ 24.0%	99	102	+ 3.0%
Pending Sales	14	14	0.0%	59	60	+ 1.7%
Closed Sales	14	8	- 42.9%	53	54	+ 1.9%
Median Sales Price*	\$1,200,000	\$1,164,500	- 3.0%	\$1,225,000	\$1,132,500	- 7.6%
Percent of Original List Price Received*	99.5%	98.8%	- 0.7%	100.3%	99.6%	- 0.7%
Days on Market Until Sale	27	19	- 29.6%	23	31	+ 34.8%
Inventory of Homes for Sale	30	33	+ 10.0%	—	—	—
Months Supply of Inventory	2.8	3.0	+ 7.1%	—	—	—

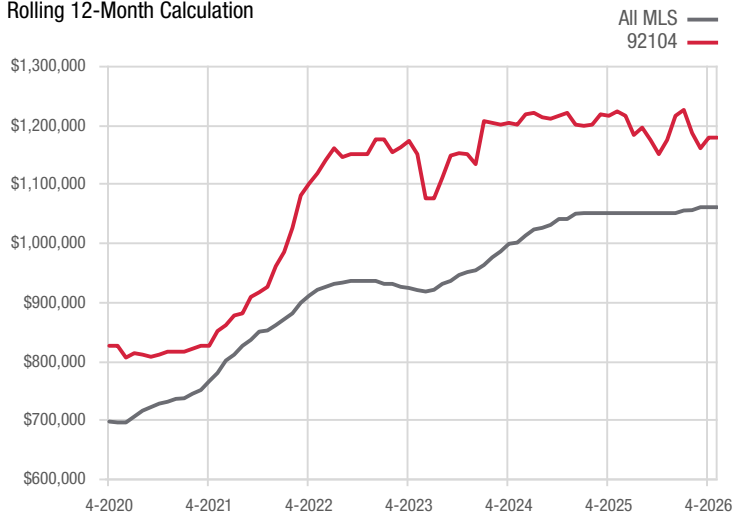
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached	May			Year to Date		
	2025	2026	% Change	Thru 5-2025	Thru 5-2026	% Change
Key Metrics						
New Listings	20	17	- 15.0%	111	98	- 11.7%
Pending Sales	9	11	+ 22.2%	55	48	- 12.7%
Closed Sales	13	7	- 46.2%	51	45	- 11.8%
Median Sales Price*	\$624,000	\$579,000	- 7.2%	\$621,000	\$560,000	- 9.8%
Percent of Original List Price Received*	96.5%	96.0%	- 0.5%	97.9%	99.1%	+ 1.2%
Days on Market Until Sale	32	44	+ 37.5%	38	22	- 42.1%
Inventory of Homes for Sale	39	33	- 15.4%	—	—	—
Months Supply of Inventory	3.4	3.0	- 11.8%	—	—	—

* 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.

Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Townhouse-Condo

Rolling 12-Month Calculation

