

92118

Coronado

Detached	August			Year to Date		
Key Metrics	2025	2026	% Change	Thru 8-2025	Thru 8-2026	% Change
New Listings	12	23	+ 91.7%	147	167	+ 13.6%
Pending Sales	13	16	+ 23.1%	85	96	+ 12.9%
Closed Sales	9	13	+ 44.4%	79	82	+ 3.8%
Median Sales Price*	\$2,825,000	\$3,250,000	+ 15.0%	\$2,900,000	\$3,400,808	+ 17.3%
Percent of Original List Price Received*	96.9%	94.3%	- 2.7%	96.0%	96.8%	+ 0.8%
Days on Market Until Sale	68	50	- 26.5%	52	41	- 21.2%
Inventory of Homes for Sale	44	44	0.0%	—	—	—
Months Supply of Inventory	4.3	4.0	- 7.0%	—	—	—

* 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.

Attached	August			Year to Date		
Key Metrics	2025	2026	% Change	Thru 8-2025	Thru 8-2026	% Change
New Listings	16	17	+ 6.3%	183	168	- 8.2%
Pending Sales	20	11	- 45.0%	102	78	- 23.5%
Closed Sales	20	12	- 40.0%	97	72	- 25.8%
Median Sales Price*	\$1,925,000	\$1,870,000	- 2.9%	\$2,000,000	\$1,917,500	- 4.1%
Percent of Original List Price Received*	92.7%	93.2%	+ 0.5%	94.5%	94.6%	+ 0.1%
Days on Market Until Sale	80	68	- 15.0%	59	59	0.0%
Inventory of Homes for Sale	61	60	- 1.6%	—	—	—
Months Supply of Inventory	5.3	6.2	+ 17.0%	—	—	—

* 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.

