

Local Market Update for January 2026

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

91941

La Mesa, Mount Helix

Detached

Key Metrics	January			Year to Date		
	2025	2026	Percent Change	Thru 1-2025	Thru 1-2026	Percent Change
New Listings	45	20	- 55.6%	45	20	- 55.6%
Pending Sales	21	22	+ 4.8%	21	22	+ 4.8%
Closed Sales	15	16	+ 6.7%	15	16	+ 6.7%
Median Sales Price*	\$1,055,000	\$1,027,500	- 2.6%	\$1,055,000	\$1,027,500	- 2.6%
Percent of Original List Price Received*	97.4%	98.9%	+ 1.5%	97.4%	98.9%	+ 1.5%
Days on Market Until Sale	39	38	- 2.6%	39	38	- 2.6%
Inventory of Homes for Sale	45	31	- 31.1%	--	--	--
Months Supply of Inventory	2.3	1.4	- 39.1%	--	--	--

* 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.

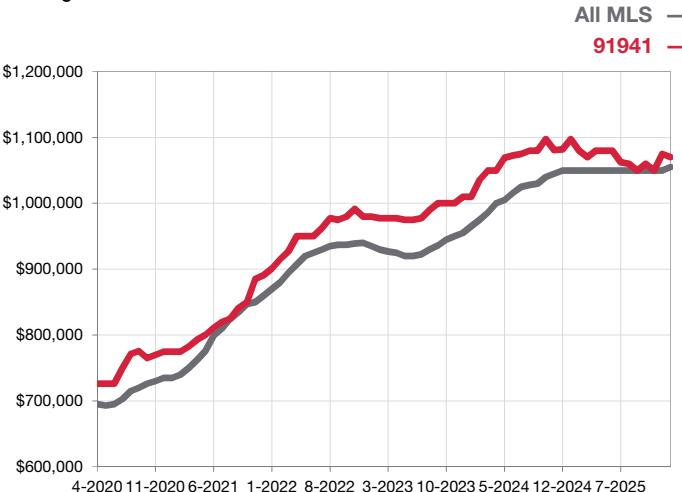
Attached

Key Metrics	January			Year to Date		
	2025	2026	Percent Change	Thru 1-2025	Thru 1-2026	Percent Change
New Listings	3	2	- 33.3%	3	2	- 33.3%
Pending Sales	3	1	- 66.7%	3	1	- 66.7%
Closed Sales	0	1	--	0	1	--
Median Sales Price*	\$0	\$528,000	--	\$0	\$528,000	--
Percent of Original List Price Received*	0.0%	96.0%	--	0.0%	96.0%	--
Days on Market Until Sale	0	49	--	0	49	--
Inventory of Homes for Sale	7	2	- 71.4%	--	--	--
Months Supply of Inventory	2.5	0.9	- 64.0%	--	--	--

* 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

