

# Local Market Update for January 2026

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

## 91914

Chula Vista NE

Detached		January			Year to Date		
Key Metrics		2025	2026	Percent Change	Thru 1-2025	Thru 1-2026	Percent Change
New Listings		7	4	- 42.9%	7	4	- 42.9%
Pending Sales		7	3	- 57.1%	7	3	- 57.1%
Closed Sales		5	3	- 40.0%	5	3	- 40.0%
Median Sales Price*		\$1,185,000	<b>\$1,250,000</b>	+ 5.5%	\$1,185,000	<b>\$1,250,000</b>	+ 5.5%
Percent of Original List Price Received*		99.4%	<b>95.8%</b>	- 3.6%	99.4%	<b>95.8%</b>	- 3.6%
Days on Market Until Sale		56	<b>54</b>	- 3.6%	56	<b>54</b>	- 3.6%
Inventory of Homes for Sale		12	<b>6</b>	- 50.0%	--	--	--
Months Supply of Inventory		1.5	<b>0.9</b>	- 40.0%	--	--	--

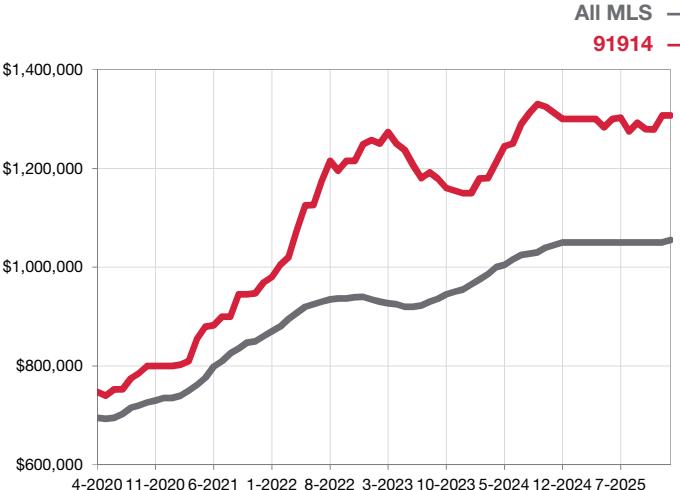
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached		January			Year to Date		
Key Metrics		2025	2026	Percent Change	Thru 1-2025	Thru 1-2026	Percent Change
New Listings		2	<b>3</b>	+ 50.0%	2	<b>3</b>	+ 50.0%
Pending Sales		2	<b>0</b>	- 100.0%	2	<b>0</b>	- 100.0%
Closed Sales		1	<b>1</b>	0.0%	1	<b>1</b>	0.0%
Median Sales Price*		\$679,000	<b>\$615,000</b>	- 9.4%	\$679,000	<b>\$615,000</b>	- 9.4%
Percent of Original List Price Received*		98.4%	<b>102.7%</b>	+ 4.4%	98.4%	<b>102.7%</b>	+ 4.4%
Days on Market Until Sale		151	<b>69</b>	- 54.3%	151	<b>69</b>	- 54.3%
Inventory of Homes for Sale		4	<b>8</b>	+ 100.0%	--	--	--
Months Supply of Inventory		1.2	<b>2.7</b>	+ 125.0%	--	--	--

\* 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

