

# Local Market Update for January 2026

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

## 92124

Tierrasanta

Detached		January			Year to Date		
Key Metrics		2025	2026	Percent Change	Thru 1-2025	Thru 1-2026	Percent Change
New Listings		10	11	+ 10.0%	10	11	+ 10.0%
Pending Sales		7	7	0.0%	7	7	0.0%
Closed Sales		7	2	- 71.4%	7	2	- 71.4%
Median Sales Price*		\$1,115,000	\$1,052,500	- 5.6%	\$1,115,000	\$1,052,500	- 5.6%
Percent of Original List Price Received*		100.7%	91.6%	- 9.0%	100.7%	91.6%	- 9.0%
Days on Market Until Sale		30	37	+ 23.3%	30	37	+ 23.3%
Inventory of Homes for Sale		8	9	+ 12.5%	--	--	--
Months Supply of Inventory		1.0	1.1	+ 10.0%	--	--	--

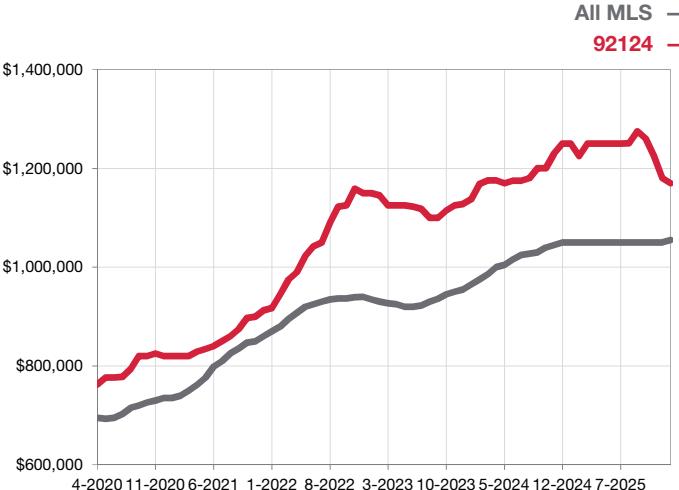
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached		January			Year to Date		
Key Metrics		2025	2026	Percent Change	Thru 1-2025	Thru 1-2026	Percent Change
New Listings		9	11	+ 22.2%	9	11	+ 22.2%
Pending Sales		4	9	+ 125.0%	4	9	+ 125.0%
Closed Sales		5	7	+ 40.0%	5	7	+ 40.0%
Median Sales Price*		\$650,000	\$635,000	- 2.3%	\$650,000	\$635,000	- 2.3%
Percent of Original List Price Received*		95.8%	96.1%	+ 0.3%	95.8%	96.1%	+ 0.3%
Days on Market Until Sale		57	54	- 5.3%	57	54	- 5.3%
Inventory of Homes for Sale		12	9	- 25.0%	--	--	--
Months Supply of Inventory		2.0	1.3	- 35.0%	--	--	--

\* 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

