

# Local Market Update for January 2026

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

## 92110

Morena

### Detached

Key Metrics	January			Year to Date		
	2025	2026	Percent Change	Thru 1-2025	Thru 1-2026	Percent Change
New Listings	21	8	- 61.9%	21	8	- 61.9%
Pending Sales	11	7	- 36.4%	11	7	- 36.4%
Closed Sales	4	3	- 25.0%	4	3	- 25.0%
Median Sales Price*	\$1,684,000	<b>\$1,630,000</b>	- 3.2%	\$1,684,000	<b>\$1,630,000</b>	- 3.2%
Percent of Original List Price Received*	99.3%	<b>98.6%</b>	- 0.7%	99.3%	<b>98.6%</b>	- 0.7%
Days on Market Until Sale	30	<b>26</b>	- 13.3%	30	<b>26</b>	- 13.3%
Inventory of Homes for Sale	21	<b>9</b>	- 57.1%	--	--	--
Months Supply of Inventory	3.4	<b>1.1</b>	- 67.6%	--	--	--

\* 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.

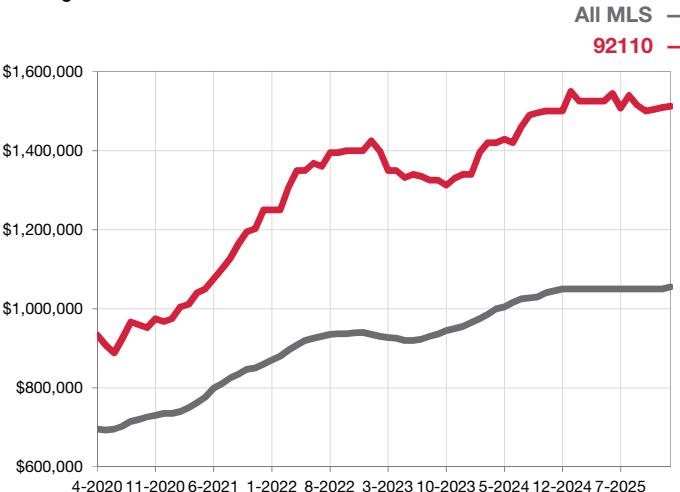
### Attached

Key Metrics	January			Year to Date		
	2025	2026	Percent Change	Thru 1-2025	Thru 1-2026	Percent Change
New Listings	22	<b>24</b>	+ 9.1%	22	<b>24</b>	+ 9.1%
Pending Sales	15	<b>12</b>	- 20.0%	15	<b>12</b>	- 20.0%
Closed Sales	10	<b>6</b>	- 40.0%	10	<b>6</b>	- 40.0%
Median Sales Price*	\$718,500	<b>\$582,500</b>	- 18.9%	\$718,500	<b>\$582,500</b>	- 18.9%
Percent of Original List Price Received*	99.4%	<b>95.7%</b>	- 3.7%	99.4%	<b>95.7%</b>	- 3.7%
Days on Market Until Sale	32	<b>57</b>	+ 78.1%	32	<b>57</b>	+ 78.1%
Inventory of Homes for Sale	24	<b>44</b>	+ 83.3%	--	--	--
Months Supply of Inventory	2.3	<b>4.0</b>	+ 73.9%	--	--	--

\* 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

