

Local Market Update for January 2026

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

91901

Alpine

Detached

Key Metrics	January			Year to Date		
	2025	2026	Percent Change	Thru 1-2025	Thru 1-2026	Percent Change
New Listings	22	11	- 50.0%	22	11	- 50.0%
Pending Sales	11	15	+ 36.4%	11	15	+ 36.4%
Closed Sales	4	13	+ 225.0%	4	13	+ 225.0%
Median Sales Price*	\$990,000	\$930,000	- 6.1%	\$990,000	\$930,000	- 6.1%
Percent of Original List Price Received*	96.9%	95.5%	- 1.4%	96.9%	95.5%	- 1.4%
Days on Market Until Sale	47	43	- 8.5%	47	43	- 8.5%
Inventory of Homes for Sale	31	28	- 9.7%	--	--	--
Months Supply of Inventory	2.8	2.3	- 17.9%	--	--	--

* 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.

Attached

Key Metrics	January			Year to Date		
	2025	2026	Percent Change	Thru 1-2025	Thru 1-2026	Percent Change
New Listings	3	3	0.0%	3	3	0.0%
Pending Sales	1	1	0.0%	1	1	0.0%
Closed Sales	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
Days on Market Until Sale	0	0	--	0	0	--
Inventory of Homes for Sale	6	6	0.0%	--	--	--
Months Supply of Inventory	3.2	3.4	+ 6.3%	--	--	--

* 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

