



*Market Activity
& Trends*

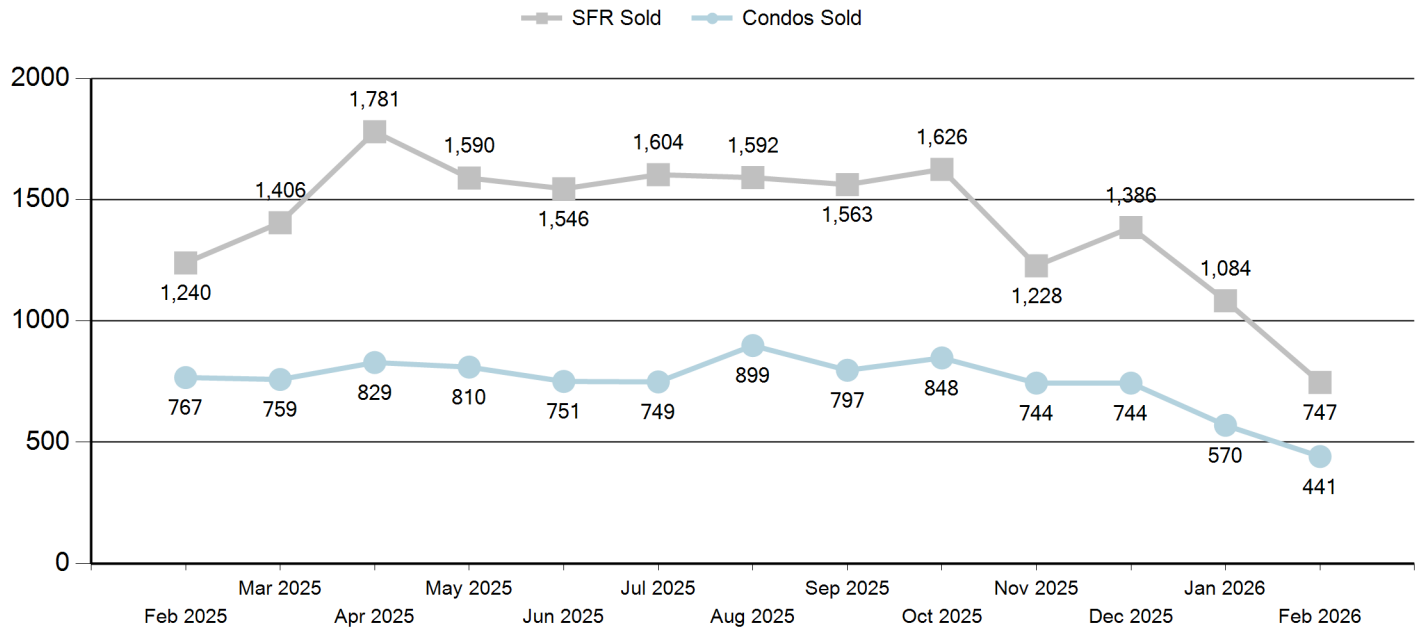
SAN DIEGO COUNTY

FEBRUARY 2026



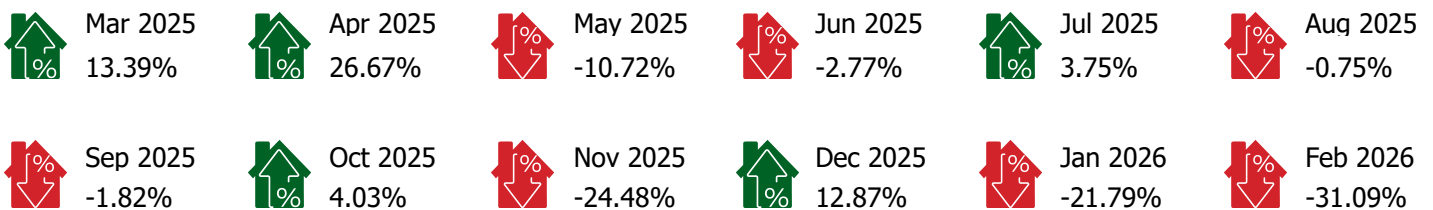
Lawyers Title[®]

SFR & CONDO SALES LAST 12 MONTHS

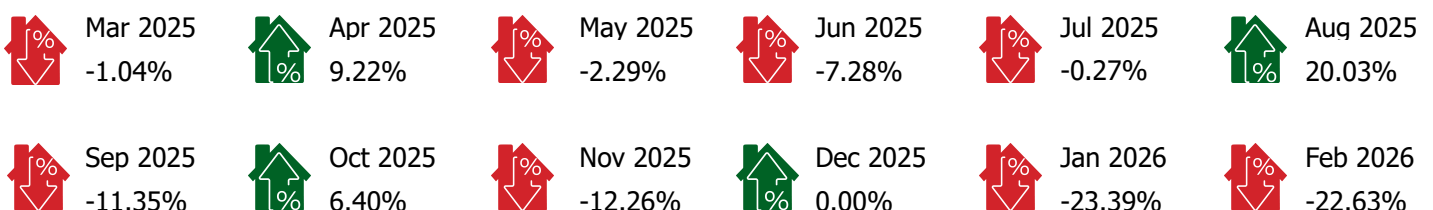


MONTH OVER MONTH TRENDS

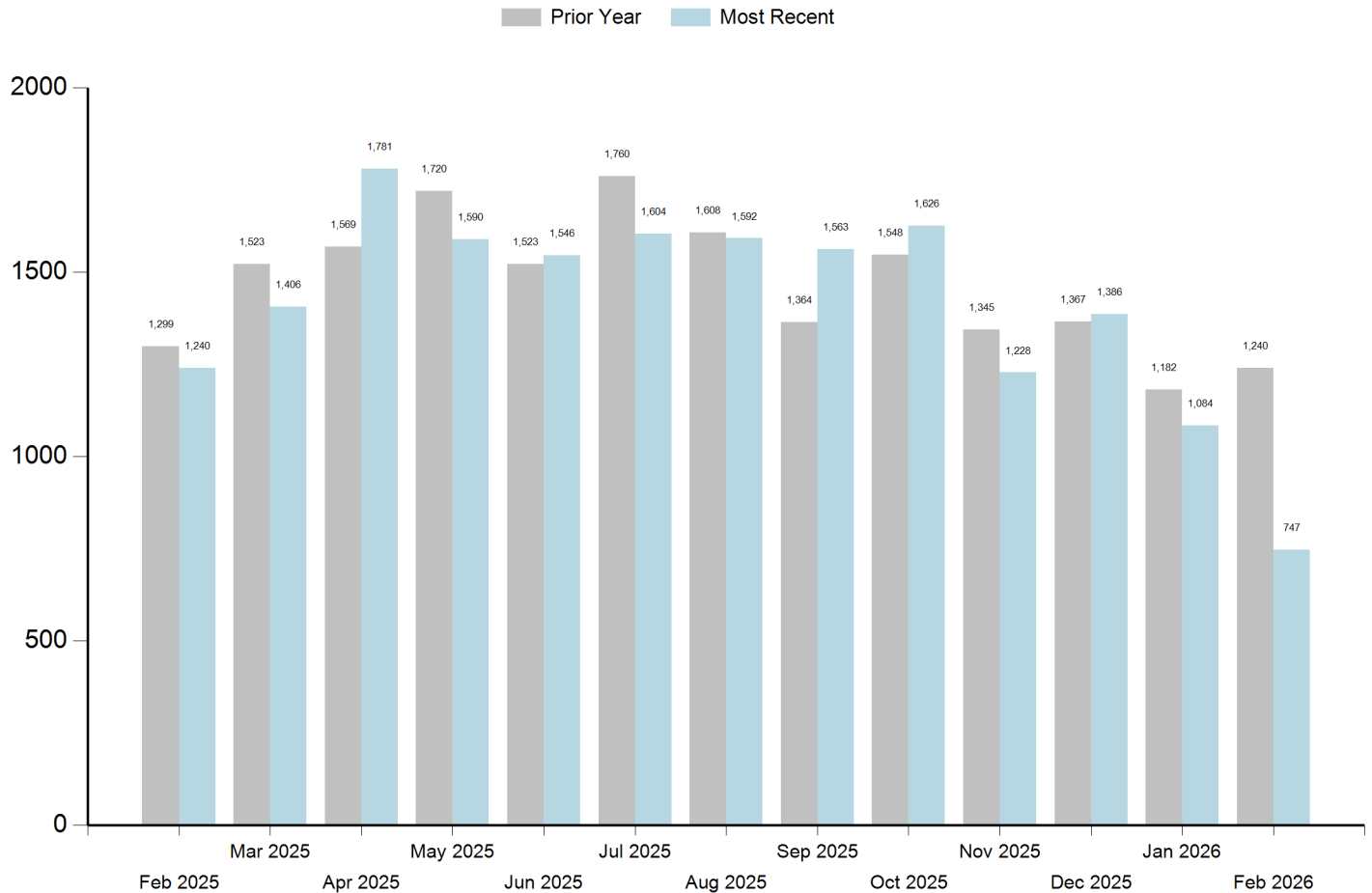
SFR % Change



Condo % Change

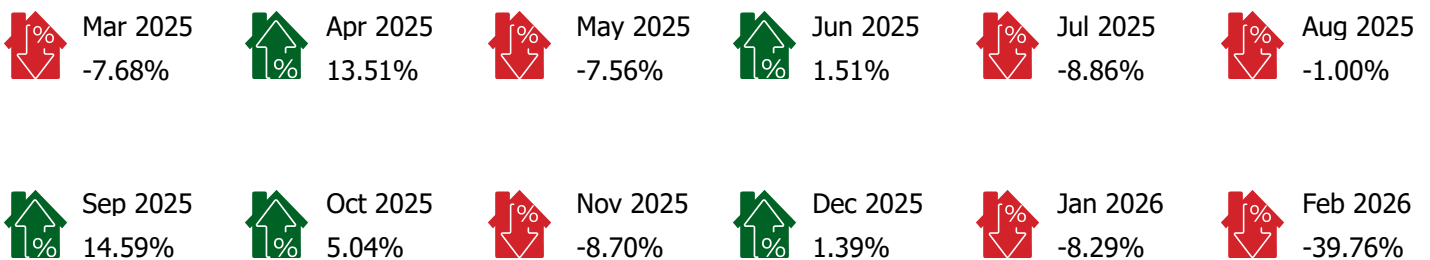


SFR YEAR OVER YEAR

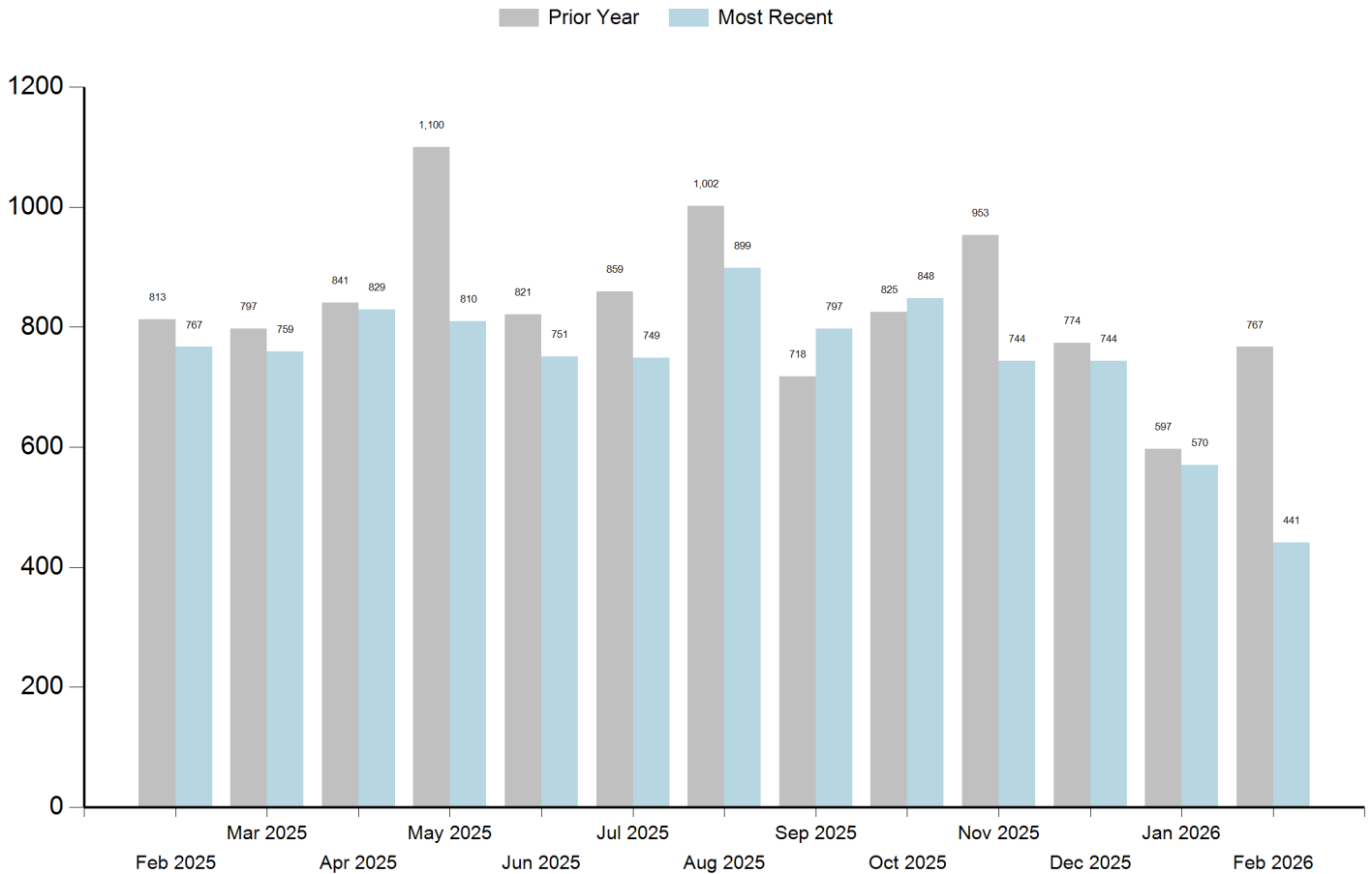


SFR YEAR OVER YEAR TRENDS

SFR % Change

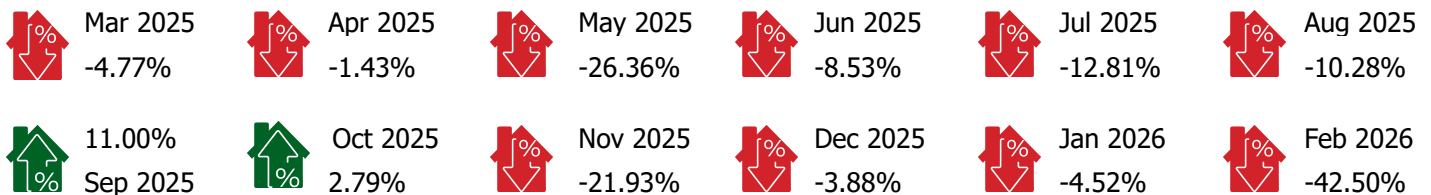


CONDO YEAR OVER YEAR

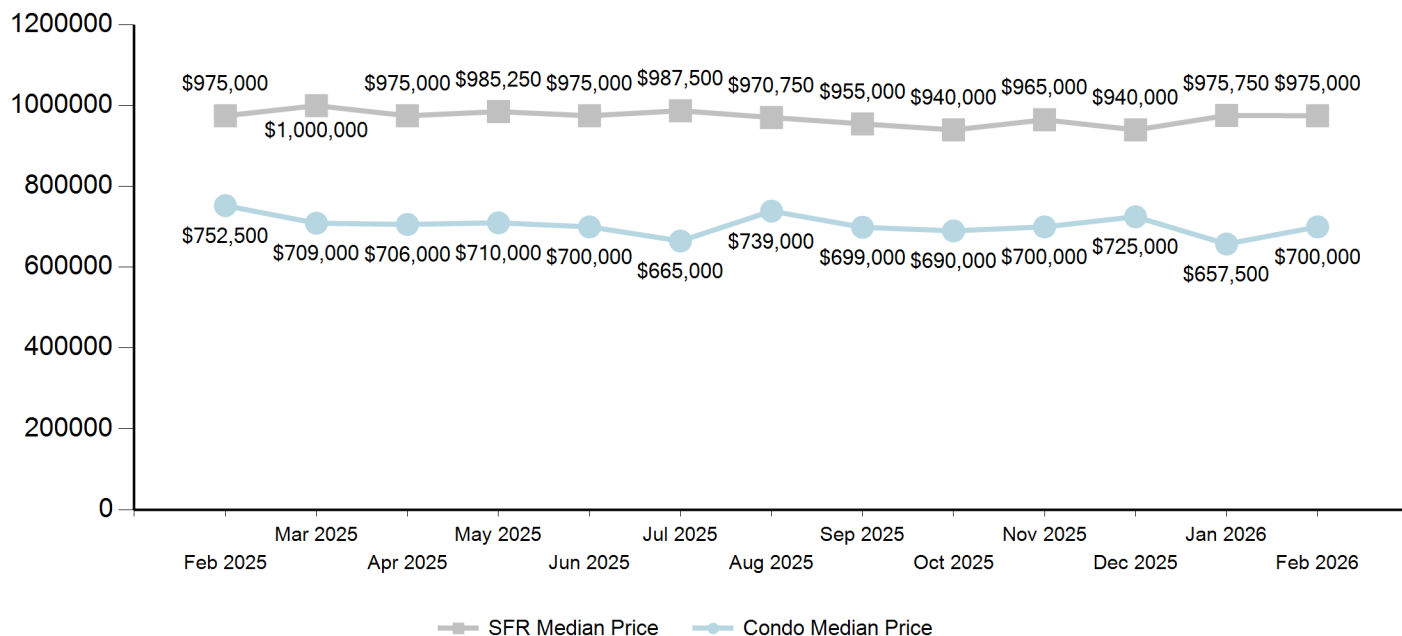


CONDO YEAR OVER YEAR TRENDS

CONDO % Change

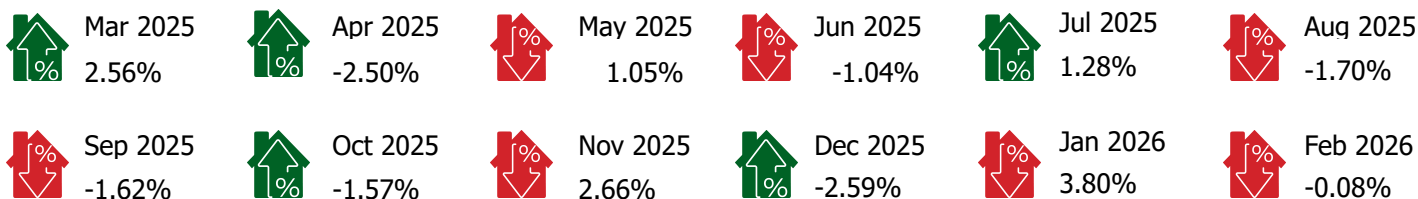


SFR & CONDO MEDIAN SALES PRICE LAST 12 MONTHS

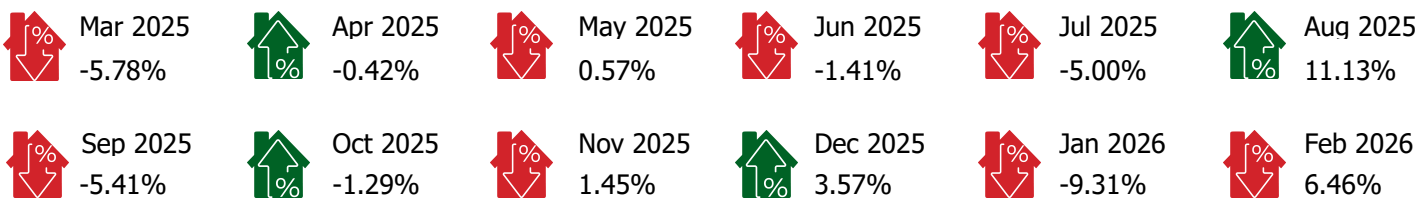


MONTH OVER MONTH TRENDS

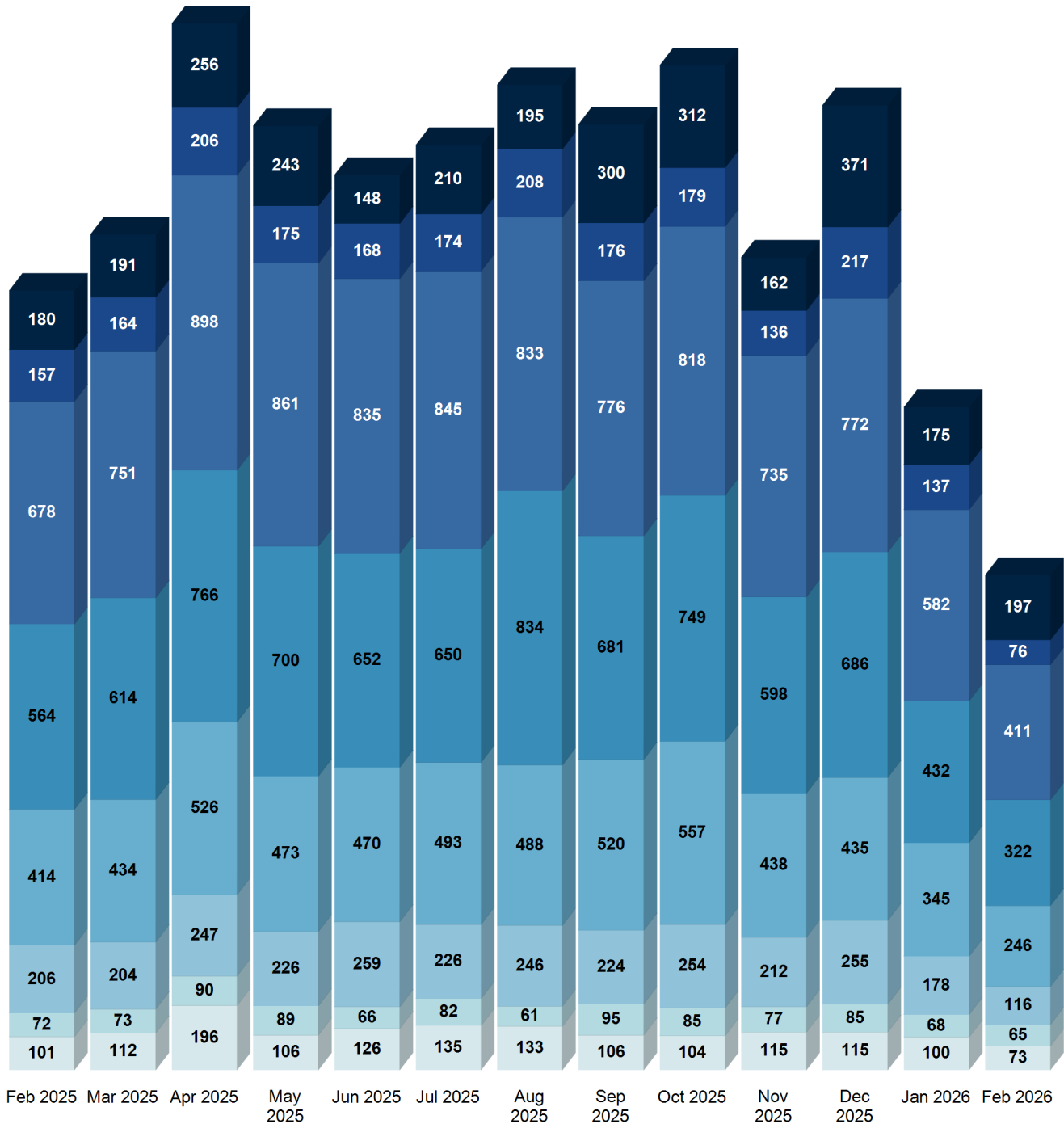
SFR % Change



Condo % Change



SALES VALUE RANGES



■ \$3Mil+
 ■ \$2Mil-\$3Mmil
 ■ \$1Mil-\$2Mil
 ■ \$750-1Mil
 ■ \$550-750K
 ■ \$400-550K
 ■ \$300-400K
 ■ <\$300K

FEBRUARY 2026



COMMUNITY NAME	ZIP CODE	SFR				Condos		
		SALES	MEDIAN PRICE (\$1,000)	PRICE % CHG YOY	MEDIAN \$/ Sq. Ft.	SALES	MEDIAN PRICE (\$1,000)	PRICE % CHG YOY
ALPINE	91901	6	\$673	2.42%	\$379	3	\$388	-25.00%
BONITA	91902	6	\$1,180	-4.44%	\$530	0	\$0	-35.71%
BONSALL	92003	4	\$1,333	8.00%	\$471	3	\$429	-30.56%
BORREGO SPRINGS	92004	8	\$346	-8.05%	\$194	1	\$225	5.56%
BOULEVARD	91905	1	\$30	-14.29%	\$67	0	\$0	0.00%
CAMPO	91906	2	\$440	-21.74%	\$329	0	\$0	0.00%
CARDIFF	92007	4	\$1,815	-22.68%	\$973	1	\$2,564	6.67%
CARLSBAD	92008	12	\$1,735	17.99%	\$927	6	\$1,054	-16.46%
CARLSBAD	92009	8	\$1,800	-8.43%	\$747	11	\$982	19.25%
CARLSBAD	92010	6	\$1,420	6.16%	\$783	0	\$0	-29.17%
CARLSBAD	92011	8	\$2,480	1.20%	\$790	3	\$935	-24.18%
CARLSBAD TOTAL		34	\$1,859	4.23%	\$811	20	\$990	-12.64%
CHULA VISTA	91910	5	\$830	-4.42%	\$496	9	\$630	19.53%
CHULA VISTA	91911	15	\$795	5.07%	\$527	32	\$4,981	-28.68%
CHULA VISTA	91913	9	\$935	-10.48%	\$452	8	\$705	10.16%
CHULA VISTA	91914	4	\$1,648	-18.75%	\$442	1	\$729	-30.00%
CHULA VISTA	91915	6	\$1,034	3.13%	\$471	6	\$726	-13.08%
CHULA VISTA TOTAL		39	\$1,048	-5.09%	\$478	56	\$1,554	-8.41%
CORONADO	92118	4	\$2,685	-4.29%	\$1,539	6	\$2,307	6.57%
DEL MAR	92014	2	\$5,620	-19.13%	\$2,180	3	\$1,050	-5.97%
DESCANSO	91916	1	\$500	28.00%	\$287	0	\$0	0.00%
EL CAJON	92019	7	\$880	-7.02%	\$435	9	\$552	15.38%
EL CAJON	92020	13	\$910	-8.70%	\$464	4	\$535	-16.67%
EL CAJON	92021	6	\$740	-17.56%	\$452	9	\$436	10.53%
EL CAJON TOTAL		26	\$843	-11.09%	\$451	22	\$508	3.08%
ENCINITAS	92024	13	\$2,225	8.62%	\$1,002	7	\$992	-31.10%
ESCONDIDO	92025	7	\$915	-13.64%	\$527	2	\$513	-25.58%
ESCONDIDO	92026	20	\$775	-3.36%	\$455	5	\$550	45.61%
ESCONDIDO	92027	13	\$920	3.90%	\$817	1	\$325	-1.89%
ESCONDIDO	92029	9	\$1,043	-0.91%	\$422	3	\$1,169	-12.50%
ESCONDIDO TOTAL		49	\$913	-3.50%	\$555	11	\$639	1.41%
FALLBROOK	92028	15	\$1,000	-8.33%	\$408	4	\$580	-61.99%
GUATAY	91931	1	\$130	-66.67%	\$220	0	\$0	0.00%

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IMPERIAL BEACH	91932	2	\$718	-19.49%	\$730	5	\$650	-19.15%
JAMUL	91935	3	\$830	12.36%	\$489	0	\$0	-100.00%
JULIAN	92036	7	\$565	-17.43%	\$536	0	\$0	0.00%
LA JOLLA	92037	8	\$4,113	-4.05%	\$1,411	10	\$1,273	13.65%
LA MESA	91941	15	\$1,090	4.44%	\$458	0	\$0	-16.67%
LA MESA	91942	10	\$836	-3.11%	\$628	4	\$627	-0.72%
LA MESA TOTAL		25	\$963	0.67%	\$543	4	\$627	-8.70%
LAKESIDE	92040	10	\$728	4.25%	\$456	3	\$630	-17.05%
LEMON GROVE	91945	8	\$729	-6.78%	\$496	1	\$515	-50.00%
NATIONAL CITY	91950	4	\$665	-2.26%	\$584	3	\$220	29.73%
OCEANSIDE	92054	16	\$1,538	-13.22%	\$1,006	4	\$747	-2.96%
OCEANSIDE	92056	19	\$877	-3.01%	\$588	4	\$659	-48.99%
OCEANSIDE	92057	30	\$775	4.61%	\$1,192	4	\$575	-31.79%
OCEANSIDE	92058	4	\$753	-16.85%	\$503	0	\$0	137.68%
OCEANSIDE TOTAL		69	\$986	-7.12%	\$822	12	\$660	13.49%
PALOMAR MOUNTAIN	92060	2	\$260	14.29%	\$315	0	\$0	0.00%
PAUMA VALLEY	92061	1	\$1,660	0.00%	\$438	0	\$0	75.00%
PINE VALLEY	91962	1	\$525	-13.89%	\$286	1	\$165	-50.00%
POWAY	92064	13	\$1,180	-1.00%	\$547	3	\$800	-12.20%
RAMONA	92065	14	\$858	11.02%	\$322	10	\$588	52.63%
RANCHO SANTA FE	92067	5	\$5,000	3.97%	\$1,188	0	\$0	-50.00%
SAN DIEGO	91902	0	\$0	0.00%	\$0	1	\$368	0.00%
SAN DIEGO	92101	0	\$0	18.18%	\$0	21	\$800	-9.29%
SAN DIEGO	92102	1	\$733	-14.89%	\$0	2	\$878	-35.62%
SAN DIEGO	92103	10	\$1,873	2.44%	\$784	10	\$825	-3.81%
SAN DIEGO	92104	4	\$1,010	13.04%	\$955	8	\$485	-2.68%
SAN DIEGO	92105	5	\$700	-14.42%	\$679	2	\$349	11.39%
SAN DIEGO	92106	11	\$1,705	2.45%	\$1,067	0	\$0	12.77%
SAN DIEGO	92107	5	\$1,575	0.70%	\$670	5	\$870	-14.29%
SAN DIEGO	92108	2	\$704	-15.38%	\$381	13	\$800	-15.08%
SAN DIEGO	92109	6	\$2,320	-2.98%	\$1,504	10	\$858	-4.33%
SAN DIEGO	92110	4	\$1,275	27.66%	\$1,254	12	\$617	22.22%
SAN DIEGO	92111	11	\$1,100	12.16%	\$789	3	\$720	14.29%
SAN DIEGO	92113	3	\$705	-6.92%	\$581	0	\$0	66.67%
SAN DIEGO	92114	18	\$605	2.31%	\$463	0	\$0	-47.06%
SAN DIEGO	92115	17	\$860	-4.02%	\$606	7	\$483	-11.56%
SAN DIEGO	92116	8	\$1,418	-17.71%	\$875	1	\$728	-6.93%
SAN DIEGO	92117	14	\$1,165	2.69%	\$743	5	\$482	16.84%

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SAN DIEGO	92119	8	\$976	-17.57%	\$647	3	\$415	25.84%
SAN DIEGO	92120	16	\$1,180	-6.69%	\$683	1	\$449	-16.13%
SAN DIEGO	92121	0	\$0	9.09%	\$0	1	\$649	-16.13%
SAN DIEGO	92122	2	\$1,773	0.81%	\$831	11	\$635	-2.53%
SAN DIEGO	92123	10	\$835	7.32%	\$538	5	\$752	18.75%
SAN DIEGO	92124	5	\$1,065	-10.16%	\$565	2	\$785	31.15%
SAN DIEGO	92126	15	\$1,050	-6.18%	\$609	14	\$813	1.33%
SAN DIEGO	92127	12	\$2,125	-12.33%	\$720	6	\$775	-23.76%
SAN DIEGO	92128	15	\$1,000	0.00%	\$633	16	\$830	-25.22%
SAN DIEGO	92129	12	\$1,306	-9.62%	\$739	15	\$990	-4.21%
SAN DIEGO	92130	7	\$3,100	-11.11%	\$881	3	\$288	-19.01%
SAN DIEGO	92131	13	\$1,430	-8.46%	\$687	3	\$585	-27.34%
SAN DIEGO	92139	12	\$725	1.97%	\$480	4	\$545	-8.06%
SAN DIEGO	92154	9	\$775	-7.17%	\$466	12	\$593	-53.78%
SAN DIEGO TOTAL		255	\$1,253	-2.23%	\$734	196	\$656	-4.19%
SAN MARCOS	92069	11	\$873	6.30%	\$527	8	\$691	-15.22%
SAN MARCOS	92078	18	\$1,125	9.51%	\$557	20	\$972	79.06%
SAN MARCOS TOTAL		29	\$999	7.90%	\$542	28	\$831	31.92%
SAN YSIDRO	92173	1	\$695	27.78%	\$724	1	\$535	55.56%
SANTEE	92071	13	\$800	-14.35%	\$573	8	\$487	-22.38%
SOLANA BEACH	92075	4	\$2,854	11.94%	\$1,317	1	\$971	-7.53%
SPRING VALLEY	91977	14	\$750	-10.16%	\$506	2	\$437	-37.82%
SPRING VALLEY	91978	1	\$875	-1.89%	\$480	2	\$413	0.00%
SPRING VALLEY TOTAL		15	\$813	-6.02%	\$493	4	\$425	-37.82%
VALLEY CENTER	92082	15	\$905	0.88%	\$386	2	\$477	-10.00%
VISTA	92081	7	\$940	2.31%	\$471	1	\$535	-52.80%
VISTA	92083	5	\$800	-15.23%	\$490	1	\$530	-47.95%
VISTA	92084	14	\$811	2.64%	\$468	1	\$525	-16.00%
VISTA TOTAL		26	\$850	-3.43%	\$476	3	\$530	-38.92%
WARNER SPRINGS	92086	2	\$118	-7.50%	\$88	0	\$0	0.00%