

# Market Snapshot - April 2018 vs. April 2017

## Single Family Homes Year-over-Year - April 2018 vs. April 2017

County	Inventory			Closed Sales			Median Price			Average Price			Total Dollars			Ave Days on Market			New Listings			% to List Price Received		
	Apr-18	Apr-17	% Change	Apr-18	Apr-17	% Change	Apr-18	Apr-17	% Change	Apr-18	Apr-17	% Change	Apr-18	Apr-17	% Change	Apr-18	Apr-17	% Change	Apr-18	Apr-17	% Change	Apr-18	Apr-17	% Change
Monterey	799	805	-1%	206	183	13%	\$635,000	\$561,500	13%	\$876,687	\$870,692	1%	\$180,597,719	\$159,336,691	13%	61	67	-9%	334	298	12%	99%	98%	1%
San Benito	102	132	-23%	57	47	21%	\$569,000	\$529,900	7%	\$614,707	\$577,001	7%	\$35,038,343	\$27,119,087	29%	40	58	-31%	63	69	-9%	100%	99%	1%
San Mateo	445	488	-9%	334	349	-4%	\$1,800,000	\$1,485,000	21%	\$2,052,367	\$1,873,207	10%	\$685,490,636	\$653,749,389	5%	16	19	-16%	560	475	18%	112%	109%	3%
Santa Clara	912	1210	-25%	908	888	2%	\$1,422,500	\$1,160,000	23%	\$1,738,576	\$1,450,206	20%	\$1,578,627,079	\$1,287,783,459	23%	16	19	-16%	1312	1232	6%	113%	106%	7%
Santa Cruz	397	415	-4%	165	141	17%	\$895,000	\$810,000	10%	\$1,051,176	\$937,796	12%	\$173,444,165	\$132,229,371	31%	27	44	-39%	232	229	1%	101%	100%	1%

## Condo/Townhouse Year-over-Year - April 2018 vs. April 2017

County	Inventory			Closed Sales			Median Price			Average Price			Total Dollars			Ave Days on Market			New Listings			% to List Price Received		
	Apr-18	Apr-17	% Change	Apr-18	Apr-17	% Change	Apr-18	Apr-17	% Change	Apr-18	Apr-17	% Change	Apr-18	Apr-17	% Change	Apr-18	Apr-17	% Change	Apr-18	Apr-17	% Change	Apr-18	Apr-17	% Change
Monterey	88	77	14%	26	20	30%	\$495,500	\$419,300	18%	\$618,192	\$455,630	36%	\$16,072,999	\$9,112,600	76%	65	40	63%	32	29	10%	99%	98%	1%
San Benito	7	6	17%	3	5	-40%	\$355,000	\$370,000	-4%	\$335,333	\$355,580	-6%	\$1,006,000	\$1,777,900	-43%	53	47	13%	6	1	500%	99%	100%	-1%
San Mateo	95	125	-24%	125	109	15%	\$1,010,000	\$765,000	32%	\$1,093,682	\$863,402	27%	\$136,710,351	\$94,110,894	45%	12	24	-50%	139	122	14%	114%	105%	9%
Santa Clara	273	399	-32%	368	375	-2%	\$919,444	\$716,000	28%	\$973,125	\$779,589	25%	\$358,110,000	\$292,346,093	22%	9	20	-55%	500	495	1%	115%	105%	10%
Santa Cruz	95	81	17%	35	37	-5%	\$558,000	\$615,000	-9%	\$569,727	\$629,898	-10%	\$19,940,452	\$23,306,250	-14%	35	32	9%	50	52	-4%	101%	100%	1%

# Market Snapshot - April 2018 vs. March 2018

## Single Family Homes - Current Month vs. Prior Month - April 2018 vs. March 2018

County	Inventory			Closed Sales			Median Price			Average Price			Total Dollars			Ave Days on Market			New Listings			% to List Price Received		
	Apr-18	Mar-18	% Change	Apr-18	Mar-18	% Change	Apr-18	Mar-18	% Change	Apr-18	Mar-18	% Change	Apr-18	Mar-18	% Change	Apr-18	Mar-18	% Change	Apr-18	Mar-18	% Change	Apr-18	Mar-18	% Change
Monterey	799	758	5%	206	229	-10%	\$635,000	\$630,000	1%	\$876,687	\$982,322	-11%	\$180,597,719	\$224,951,795	-20%	61	65	-6%	334	307	9%	99%	98%	1%
San Benito	102	119	-14%	57	54	6%	\$569,000	\$587,835	-3%	\$614,707	\$665,831	-8%	\$35,038,343	\$35,954,886	-3%	40	57	-30%	63	68	-7%	100%	99%	1%
San Mateo	445	319	39%	334	348	-4%	\$1,800,000	\$1,630,250	10%	\$2,052,367	\$1,997,607	3%	\$685,490,636	\$695,167,295	-1%	16	15	7%	560	450	24%	112%	113%	-1%
Santa Clara	912	654	39%	908	880	3%	\$1,422,500	\$1,454,500	-2%	\$1,738,576	\$1,751,349	-1%	\$1,578,627,079	\$1,541,187,993	2%	16	16	0%	1312	1148	14%	113%	112%	1%
Santa Cruz	397	344	15%	165	131	26%	\$895,000	\$910,000	-2%	\$1,051,176	\$1,059,596	-1%	\$173,444,165	\$138,807,160	25%	27	41	-34%	232	222	5%	101%	101%	0%

## Condo/Townhouse - Current Month vs. Prior Month - April 2018 vs. March 2018

County	Inventory			Closed Sales			Median Price			Average Price			Total Dollars			Ave Days on Market			New Listings			% to List Price Received		
	Apr-18	Mar-18	% Change	Apr-18	Mar-18	% Change	Apr-18	Mar-18	% Change	Apr-18	Mar-18	% Change	Apr-18	Mar-18	% Change	Apr-18	Mar-18	% Change	Apr-18	Mar-18	% Change	Apr-18	Mar-18	% Change
Monterey	88	88	0%	26	24	8%	\$495,500	\$492,000	1%	\$618,192	\$523,479	18%	\$16,072,999	\$12,563,500	28%	65	36	81%	32	34	-6%	99%	98%	1%
San Benito	7	4	75%	3	5	-40%	\$355,000	\$410,000	-13%	\$335,333	\$403,400	-17%	\$1,006,000	\$2,017,000	-50%	53	31	71%	6	1	500%	99%	98%	1%
San Mateo	95	76	25%	125	123	2%	\$1,010,000	\$950,000	6%	\$1,093,682	\$1,003,774	9%	\$136,710,351	\$123,464,204	11%	12	10	20%	139	151	-8%	114%	106%	8%
Santa Clara	273	175	56%	368	326	13%	\$919,444	\$900,000	2.2%	\$973,125	\$990,518	-2%	\$358,110,000	\$322,909,142	11%	9	9	0%	500	420	19%	115%	108%	6%
Santa Cruz	95	89	7%	35	38	-8%	\$558,000	\$592,500	-6%	\$569,727	\$608,412	-6%	\$19,940,452	\$23,119,684	-14%	35	31	13%	50	54	-7%	101%	99%	2%