

Market Snapshot - September 2018 vs. September 2017



Single Family Homes Year-over-Year - September 2018 vs. September 2017

County	Inventory			Closed Sales			Median Price			Average Price			Total Dollars			Med Days on Market			New Listings			% to List Price Received		
	Sep-18	Sep-17	% Change	Sep-18	Sep-17	% Change	Sep-18	Sep-17	% Change	Sep-18	Sep-17	% Change	Sep-18	Sep-17	% Change	Sep-18	Sep-17	% Change	Sep-18	Sep-17	% Change	Sep-18	Sep-17	% Change
Monterey	860	919	-6%	220	213	3%	\$627,004	\$565,000	11%	\$1,133,916	\$843,110	34%	\$249,461,530	\$179,582,634	39%	22	26	-15%	248	267	-7%	98%	98%	0%
San Benito	147	165	-11%	38	40	-5%	\$562,000	\$508,500	11%	\$648,113	\$547,540	18%	\$24,628,299	\$21,901,600	12%	23	23	0%	58	66	-12%	99%	99%	0%
San Mateo	678	526	29%	308	364	-15%	\$1,608,000	\$1,400,000	15%	\$1,978,273	\$1,722,132	15%	\$609,308,204	\$626,856,101	-3%	13	11	18%	591	527	12%	107%	109%	-2%
Santa Clara	1572	905	74%	728	953	-24%	\$1,250,000	\$1,173,150	7%	\$1,482,341	\$1,455,747	2%	\$1,079,144,655	\$1,387,327,105	-22%	13	10	30%	1220	983	24%	102%	106%	-4%
Santa Cruz	558	546	2%	139	180	-23%	\$900,000	\$840,000	7%	\$1,084,941	\$929,406	17%	\$150,806,876	\$167,293,228	-10%	16	20	-20%	206	212	-3%	99%	100%	-1%

Condo/Townhouse Year-over-Year - September 2018 vs. September 2017

County	Inventory			Closed Sales			Median Price			Average Price			Total Dollars			Med Days on Market			New Listings			% to List Price Received		
	Sep-18	Sep-17	% Change	Sep-18	Sep-17	% Change	Sep-18	Sep-17	% Change	Sep-18	Sep-17	% Change	Sep-18	Sep-17	% Change	Sep-18	Sep-17	% Change	Sep-18	Sep-17	% Change	Sep-18	Sep-17	% Change
Monterey	126	92	37%	28	37	-24%	\$437,500	\$500,000	-13%	\$532,246	\$711,459	-25%	\$14,902,900	\$26,324,000	-43%	48	37	30%	48	27	78%	97%	98%	-1%
San Benito	13	13	0%	4	3	33%	\$439,500	\$385,000	14%	\$434,750	\$378,000	15%	\$1,739,000	\$1,134,000	53%	52	11	373%	3	8	-63%	97%	100%	-3%
San Mateo	155	124	25%	84	117	-28%	\$912,500	\$768,000	19%	\$1,042,769	\$888,333	17%	\$87,592,645	\$103,934,965	-16%	13	13	0%	150	147	2%	109%	105%	4%
Santa Clara	633	231	174%	320	379	-16%	\$850,000	\$726,000	17%	\$909,178	\$808,373	12%	\$290,937,157	\$306,373,386	-5%	14	8	75%	519	361	44%	104%	107%	-3%
Santa Cruz	141	90	57%	34	42	-19%	\$601,000	\$540,000	11%	\$609,338	\$533,397	14%	\$20,717,500	\$22,402,710	-8%	30	12	150%	48	35	37%	99%	101%	-2%

Market Snapshot - September 2018 vs. August 2018

Single Family Homes - Current Month vs. Prior Month - September 2018 vs. August 2018

County	Inventory			Closed Sales			Median Price			Average Price			Total Dollars			Med Days on Market			New Listings			% to List Price Received		
	Sep-18	Aug-18	% Change	Sep-18	Aug-18	% Change	Sep-18	Aug-18	% Change	Sep-18	Aug-18	% Change	Sep-18	Aug-18	% Change	Sep-18	Aug-18	% Change	Sep-18	Aug-18	% Change	Sep-18	Aug-18	% Change
Monterey	860	863	0%	220	231	-5%	\$627,004	\$600,000	5%	\$1,133,916	\$828,023	37%	\$249,461,530	\$191,273,342	30%	22	22	0%	248	356	-30%	98%	99%	-1%
San Benito	147	152	-3%	38	42	-10%	\$562,000	\$575,000	-2%	\$648,113	\$658,379	-2%	\$24,628,299	\$27,651,927	-11%	23	45	-49%	58	69	-16%	99%	98%	1%
San Mateo	678	516	31%	308	378	-19%	\$1,608,000	\$1,500,000	7%	\$1,978,273	\$1,882,801	5%	\$609,308,204	\$711,698,961	-14%	13	12	8%	591	449	32%	107%	108%	-1%
Santa Clara	1572	1361	16%	728	945	-23%	\$1,250,000	\$1,295,000	-3%	\$1,482,341	\$1,564,598	-5%	\$1,079,144,655	\$1,478,545,854	-27%	13	13	0%	1220	1065	15%	102%	104%	-2%
Santa Cruz	558	552	1%	139	187	-26%	\$900,000	\$920,000	-2%	\$1,084,941	\$987,443	10%	\$150,806,876	\$184,652,020	-18%	16	18	-11%	206	242	-15%	99%	100%	-1%

Condo/Townhouse - Current Month vs. Prior Month - September 2018 vs. August 2018

County	Inventory			Closed Sales			Median Price			Average Price			Total Dollars			Med Days on Market			New Listings			% to List Price Received		
	Sep-18	Aug-18	% Change	Sep-18	Aug-18	% Change	Sep-18	Aug-18	% Change	Sep-18	Aug-18	% Change	Sep-18	Aug-18	% Change	Sep-18	Aug-18	% Change	Sep-18	Aug-18	% Change	Sep-18	Aug-18	% Change
Monterey	126	113	12%	28	35	-20%	\$437,500	\$515,000	-15%	\$532,246	\$598,285	-11%	\$14,902,900	\$20,940,000	-29%	48	26	85%	48	47	2%	97%	98%	-1%
San Benito	13	12	8%	4	5	-20%	\$439,500	\$369,000	19%	\$434,750	\$398,800	9%	\$1,739,000	\$1,994,000	-13%	52	16	225%	3	9	-67%	97%	99%	-2%
San Mateo	155	107	45%	84	113	-26%	\$912,500	\$900,000	1%	\$1,042,769	\$1,023,285	2%	\$87,592,645	\$115,631,221	-24%	13	12	8%	150	105	43%	109%	107%	2%
Santa Clara	633	471	34%	320	350	-9%	\$850,000	\$940,000	-9.6%	\$909,178	\$989,435	-8%	\$290,937,157	\$346,302,570	-16%	14	13	8%	519	445	17%	104%	106%	-2%
Santa Cruz	141	151	-7%	34	38	-11%	\$601,000	\$601,000	0%	\$609,338	\$651,397	-6%	\$20,717,500	\$24,753,117	-16%	30	11	173%	48	80	-40%	99%	101%	-2%