

# Market Snapshot - September 2019 vs. September 2018



Single Family Homes Year-over-Year - September 2019 vs. September 2018

County	Inventory			Closed Sales			Median Price			Average Price			Total Dollars			Med Days on Market			New Listings			% to List Price Received		
	Sep-19	Sep-18	% Change	Sep-19	Sep-18	% Change	Sep-19	Sep-18	% Change	Sep-19	Sep-18	% Change	Sep-19	Sep-18	% Change	Sep-19	Sep-18	% Change	Sep-19	Sep-18	% Change	Sep-19	Sep-18	% Change
Monterey	882	900	-2%	185	234	-21%	\$660,000	\$622,912	6%	\$1,021,745	\$1,099,727	-7%	\$189,023,003	\$257,336,220	-27%	27	20	35%	269	257	5%	98%	98%	0%
San Benito	145	149	-3%	49	38	29%	\$610,407	\$562,000	9%	\$674,848	\$648,113	4%	\$33,067,593	\$24,628,299	34%	24	24	0%	50	58	-14%	99%	99%	0%
San Mateo	687	686	0%	302	313	-4%	\$1,475,000	\$1,600,000	-8%	\$1,728,023	\$1,969,556	-12%	\$521,863,195	\$616,471,212	-15%	13	13	0%	553	591	-6%	104%	107%	-3%
Santa Clara	1615	1604	1%	719	738	-3%	\$1,225,000	\$1,247,500	-2%	\$1,521,984	\$1,475,901	3%	\$1,094,307,079	\$1,089,215,155	0%	18	16	13%	983	1218	-19%	100%	102%	-2%
Santa Cruz	577	553	4%	152	131	16%	\$795,000	\$930,000	-15%	\$950,173	\$1,113,180	-15%	\$144,426,397	\$145,826,686	-1%	32	19	68%	193	204	-5%	98%	99%	-1%

Condo/Townhouse Year-over-Year - September 2019 vs. September 2018

County	Inventory			Closed Sales			Median Price			Average Price			Total Dollars			Med Days on Market			New Listings			% to List Price Received		
	Sep-19	Sep-18	% Change	Sep-19	Sep-18	% Change	Sep-19	Sep-18	% Change	Sep-19	Sep-18	% Change	Sep-19	Sep-18	% Change	Sep-19	Sep-18	% Change	Sep-19	Sep-18	% Change	Sep-19	Sep-18	% Change
Monterey	118	131	-10%	31	28	11%	\$575,000	\$437,500	31%	\$668,698	\$532,246	26%	\$20,729,660	\$14,902,900	39%	61	48	27%	23	49	-53%	98%	97%	1%
San Benito	13	13	0%	5	4	25%	\$360,000	\$439,500	-18%	\$387,860	\$434,750	-11%	\$1,939,300	\$1,739,000	12%	16	52	-69%	3	3	0%	98%	97%	1%
San Mateo	216	156	38%	74	87	-15%	\$933,500	\$922,768	1%	\$994,976	\$1,036,967	-4%	\$73,628,288	\$90,216,163	-18%	12	13	-8%	190	151	26%	103%	109%	-6%
Santa Clara	763	635	20%	277	322	-14%	\$840,000	\$850,000	-1%	\$886,816	\$906,776	-2%	\$245,648,116	\$291,982,157	-16%	24	14	71%	417	519	-20%	100%	104%	-4%
Santa Cruz	110	142	-23%	38	34	12%	\$615,000	\$601,000	2%	\$618,434	\$609,338	1%	\$23,500,500	\$20,717,500	13%	31	30	3%	43	48	-10%	99%	99%	0%

# Market Snapshot - September 2019 vs. August 2019



## Single Family Homes - Current Month vs. Prior Month - September 2019 vs. August 2019

County	Inventory			Closed Sales			Median Price			Average Price			Total Dollars			Med Days on Market			New Listings			% to List Price Received		
	Sep-19	Aug-19	% Change	Sep-19	Aug-19	% Change	Sep-19	Aug-19	% Change	Sep-19	Aug-19	% Change	Sep-19	Aug-19	% Change	Sep-19	Aug-19	% Change	Sep-19	Aug-19	% Change	Sep-19	Aug-19	% Change
Monterey	882	858	3%	185	233	-21%	\$660,000	\$635,000	4%	\$1,021,745	\$886,297	15%	\$189,023,003	\$206,507,310	-8%	27	26	4%	269	284	-5%	98%	98%	0%
San Benito	145	155	-6%	49	62	-21%	\$610,407	\$609,950	0%	\$674,848	\$641,756	5%	\$33,067,593	\$39,788,881	-17%	24	36	-33%	50	68	-26%	99%	99%	0%
San Mateo	687	528	30%	302	341	-11%	\$1,475,000	\$1,545,000	-5%	\$1,728,023	\$1,886,153	-8%	\$521,863,195	\$643,178,315	-19%	13	14	-7%	553	382	45%	104%	104%	0%
Santa Clara	1615	1579	2%	719	880	-18%	\$1,225,000	\$1,191,500	3%	\$1,521,984	\$1,456,537	4%	\$1,094,307,079	\$1,281,753,033	-15%	18	19	-5%	983	949	4%	100%	100%	0%
Santa Cruz	577	589	-2%	152	167	-9%	\$795,000	\$875,000	-9%	\$950,173	\$986,811	-4%	\$144,426,397	\$164,797,464	-12%	32	18	78%	193	203	-5%	98%	99%	-1%

## Condo/Townhouse - Current Month vs. Prior Month - September 2019 vs. August 2019

County	Inventory			Closed Sales			Median Price			Average Price			Total Dollars			Med Days on Market			New Listings			% to List Price Received		
	Sep-19	Aug-19	% Change	Sep-19	Aug-19	% Change	Sep-19	Aug-19	% Change	Sep-19	Aug-19	% Change	Sep-19	Aug-19	% Change	Sep-19	Aug-19	% Change	Sep-19	Aug-19	% Change	Sep-19	Aug-19	% Change
Monterey	118	142	-17%	31	40	-23%	\$575,000	\$512,500	12%	\$668,698	\$599,631	12%	\$20,729,660	\$23,985,257	-14%	61	70	-13%	23	36	-36%	98%	98%	0%
San Benito	13	12	8%	5	3	67%	\$360,000	\$420,000	-14%	\$387,860	\$403,833	-4%	\$1,939,300	\$1,211,500	60%	16	29	-45%	3	1	200%	98%	100%	-2%
San Mateo	216	142	52%	74	115	-36%	\$933,500	\$1,020,000	-8%	\$994,976	\$1,030,791	-3%	\$73,628,288	\$118,540,991	-38%	12	14	-14%	190	116	64%	103%	103%	0%
Santa Clara	763	752	1%	277	331	-16%	\$840,000	\$840,000	0.0%	\$886,816	\$888,116	0%	\$245,648,116	\$293,966,540	-16%	24	25	-4%	417	451	-8%	100%	100%	0%
Santa Cruz	110	111	-1%	38	42	-10%	\$615,000	\$661,680	-7%	\$618,434	\$663,710	-7%	\$23,500,500	\$27,875,860	-16%	31	26	19%	43	51	-16%	99%	99%	0%