



Market Snapshot - June 2022 vs. June 2021

Single Family Homes Year-over-Year																								
June-22 vs. June-21																								
County	Inventory			Closed Sales			Median Price			Average Price			Total Dollars			Med Days on Market			New Listings			% to List Price Received		
	Jun-22	Jun-21	% Change	Jun-22	Jun-21	% Change	Jun-22	Jun-21	% Change	Jun-22	Jun-21	% Change	Jun-22	Jun-21	% Change	Jun-22	Jun-21	% Change	Jun-22	Jun-21	% Change	Jun-22	Jun-21	% Change
Monterey	477	473	1%	212	270	-21%	\$857,000	\$852,778	0%	\$1,304,706	\$1,419,888	-8%	\$276,597,724	\$383,370,002	-28%	12	9	33%	268	325	-18%	100%	103%	-3%
San Benito	122	114	7%	42	75	-44%	\$859,500	\$794,377	8%	\$965,537	\$846,244	14%	\$40,552,575	\$63,468,370	-36%	17	8	113%	57	100	-43%	99%	103%	-4%
San Mateo	614	516	19%	374	569	-34%	\$2,050,000	\$2,050,000	0%	\$2,537,415	\$2,602,324	-2%	\$948,993,389	\$1,480,722,839	-36%	9	8	13%	553	605	-9%	109%	111%	-2%
Santa Clara	1315	897	47%	916	1337	-31%	\$1,805,000	\$1,730,000	4%	\$2,212,063	\$2,134,278	4%	\$2,026,250,077	\$2,853,530,715	-29%	9	8	13%	1181	1374	-14%	106%	110%	-4%
Santa Cruz	304	312	-3%	143	221	-35%	\$1,325,000	\$1,175,000	13%	\$1,478,658	\$1,351,065	9%	\$211,448,208	\$298,585,434	-29%	11	9	22%	184	216	-15%	104%	108%	-4%

Condo/Townhouse Year-over-Year - June 2022 vs. June 2021																								
County	Inventory			Closed Sales			Median Price			Average Price			Total Dollars			Med Days on Market			New Listings			% to List Price Received		
	Jun-22	Jun-21	% Change	Jun-22	Jun-21	% Change	Jun-22	Jun-21	% Change	Jun-22	Jun-21	% Change	Jun-22	Jun-21	% Change	Jun-22	Jun-21	% Change	Jun-22	Jun-21	% Change	Jun-22	Jun-21	% Change
Monterey	31	62	-50%	29	50	-42%	\$550,000	\$610,000	-10%	\$864,955	\$649,999	33%	\$25,083,704	\$32,499,965	-23%	10	8	25%	31	45	-31%	102%	101%	1%
San Benito	4	1	300%	5	5	0%	\$659,000	\$508,000	30%	\$661,400	\$501,000	32%	\$3,307,000	\$2,505,000	32%	2	7	-71%	4	2	200%	97%	105%	-8%
San Mateo	181	222	-18%	127	191	-34%	\$940,000	\$950,000	-1%	\$1,065,532	\$1,070,328	0%	\$135,322,684	\$204,432,748	-34%	10	10	0%	181	199	-9%	103%	104%	-1%
Santa Clara	550	592	-7%	387	635	-39%	\$965,000	\$916,000	5%	\$1,047,972	\$990,303	6%	\$405,565,264	\$628,843,029	-36%	9	9	0%	550	694	-21%	105%	105%	0%
Santa Cruz	37	54	-31%	35	44	-20%	\$800,000	\$745,250	7%	\$858,164	\$785,691	9%	\$30,035,760	\$34,570,418	-13%	9	8	13%	37	49	-24%	102%	105%	-3%

Market Snapshot - June 2022 vs. May 2022



Single Family Homes - Current Month vs. Prior Month																								
June-22									vs.			May-22												
County	Inventory			Closed Sales			Median Price			Average Price			Total Dollars			Med Days on Market			New Listings			% to List Price Received		
	Jun-22	May-22	% Change	Jun-22	May-22	% Change	Jun-22	May-22	% Change	Jun-22	May-22	% Change	Jun-22	May-22	% Change	Jun-22	May-22	% Change	Jun-22	May-22	% Change	Jun-22	May-22	% Change
Monterey	477	445	7%	212	201	5%	\$857,000	\$900,000	-5%	\$1,304,706	\$1,578,187	-17%	\$276,597,724	\$317,215,630	-13%	12	9	33%	268	322	-17%	100%	102%	-2%
San Benito	122	119	3%	42	57	-26%	\$859,500	\$831,000	3%	\$965,537	\$919,647	5%	\$40,552,575	\$52,419,927	-23%	17	11	55%	57	72	-21%	99%	101%	-2%
San Mateo	614	482	27%	374	470	-20%	\$2,050,000	\$2,080,500	-1%	\$2,537,415	\$2,710,244	-6%	\$948,993,389	\$1,273,814,915	-25%	9	8	13%	553	525	5%	109%	113%	-4%
Santa Clara	1315	1159	13%	916	965	-5%	\$1,805,000	\$1,900,000	-5%	\$2,212,063	\$2,273,717	-3%	\$2,026,250,077	\$2,194,137,145	-8%	9	8	13%	1181	1329	-11%	106%	112%	-5%
Santa Cruz	304	291	4%	143	158	-9%	\$1,325,000	\$1,312,500	1%	\$1,478,658	\$1,444,946	2%	\$211,448,208	\$228,301,504	-7%	11	9	22%	184	226	-19%	104%	109%	-5%

Condo/Townhouse - Current Month vs. Prior Month - June 2022 vs. May 2022																								
County	Inventory			Closed Sales			Median Price			Average Price			Total Dollars			Med Days on Market			New Listings			% to List Price Received		
	Jun-22	May-22	% Change	Jun-22	May-22	% Change	Jun-22	May-22	% Change	Jun-22	May-22	% Change	Jun-22	May-22	% Change	Jun-22	May-22	% Change	Jun-22	May-22	% Change	Jun-22	May-22	% Change
Monterey	31	27	15%	29	27	7%	\$550,000	\$640,000	-14%	\$864,955	\$719,181	20%	\$25,083,704	\$19,417,900	29%	10	10	0%	31	27	15%	102%	102%	0%
San Benito	4	2	100%	5	2	150%	\$659,000	\$532,500	24%	\$661,400	\$532,500	24%	\$3,307,000	\$1,065,000	211%	2	12	-83%	4	2	100%	97%	102%	-5%
San Mateo	181	200	-10%	127	154	-18%	\$940,000	\$1,040,000	-10%	\$1,065,532	\$1,095,904	-3%	\$135,322,684	\$168,769,256	-20%	10	9	11%	181	200	-10%	103%	107%	-4%
Santa Clara	550	599	-8%	387	486	-20%	\$965,000	\$1,060,000	-9.0%	\$1,047,972	\$1,100,856	-5%	\$405,565,264	\$535,016,489	-24%	9	7	29%	550	599	-8%	105%	110%	-5%
Santa Cruz	37	51	-27%	35	28	25%	\$800,000	\$852,500	-6%	\$858,164	\$942,404	-9%	\$30,035,760	\$26,387,317	14%	9	6	50%	37	51	-27%	102%	110%	-7%