



## MLSListings County Summaries Common Interest Homes | April 2023

In **San Mateo County**, the median Residential - Common Interest home cost \$857,500 and sold in 14 days for 102% of the list price based on 70 sales in April 2023

- Inventory was 147 up **7%** from March and down **-11%** from April 2022
- Average days on market (DOM) moved -2 days from 35 to 33 or down **-6%**; median DOM increased 1 day from March.
- Number of new listings for the month of April were up **48%** over March, and down **-29%** from April of last year
- Closed sales were down **-31%** from March from 102 to 70, closed sales were down **-58%** from April 2022

In **Santa Clara County**, the median Residential - Common Interest home cost \$929,000 and sold in 8 days for 103% of the list price based on 240 sales in April 2023

- Inventory was 266 down **-23%** from March and down **-27%** from April 2022
- Average days on market (DOM) moved -5 days from 25 to 20 or down **-20%**; median DOM decreased -1 day from the prior month.
- Number of new listings for the month of April were down **-10%** compared to March, and down **-47%** from April of last year.
- Closed sales were down **-12%** from March from 274 to 240, closed sales were down **-57%** from April 2022.

In **Santa Cruz County**, the median Residential - Common Interest home cost \$950,000 and sold in 11 days for 103% of the list price based on 17 sales in April 2023

- Inventory was 41 unchanged from March and up **28%** from April 2022
- Average days on market (DOM) moved -22 days from 40 to 18 or down **-55%**; median DOM was unchanged at 11 days.
- Number of new listings for the month of April were up **37%** over March, and down **-33%** from April of last year
- Closed sales were down **-19%** from March from 21 to 17, closed sales were down **-60%** from April 2022

In **Monterey County**, the median Residential - Common Interest home cost \$600,000 and sold in 16 days for 100% of the list price based on 26 sales in April 2023

- Inventory was 44 up **5%** from March and up **47%** from April 2022
- Average days on market (DOM) moved -3 days from 35 to 32 or down **-9%**; median DOM increased 5 days from the prior month.
- Number of new listings for the month of April were down **-30%** over March, and down **-30%** from April of last year
- Closed sales decreased **-10%** from March from 29 to 26, and were down **-28%** from April 2022

In **San Benito County**, the median Residential - Common Interest home cost \$484,500 and sold in 16 days for 100% of the list price based on 4 sales in April 2023

- Inventory was 3 down **-67%** from March 2023 and down **-57%** from April 2022
- Average days on market (DOM) was 25 days; median DOM was 16 days.
- Number of new listings for the month of April were 0, down from 6 in April of last year
- Closed sales were 4, and were up **33%** from April 2022