

## MLS Listings County Summaries

### Common Interest Homes

#### October 2023

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In **San Mateo County**, the median Residential - Common Interest home cost \$910,000 and sold in 16 days for 101% of the list price based on 82 sales in October 2023

- Inventory was 211 down **-2%** from September and down **-4%** from October 2022
- Average days on market (DOM) moved 6 days from 34 to 40 or up **18%**; median DOM increased 2 days.
- Number of new listings for the month of October were down **-32%** over September, and up **6%** from October of last year
- Closed sales were down **-5%** from September from 86 to 82, closed sales were down **-18%** from October 2022

In **Santa Clara County**, the median Residential - Common Interest home cost \$980,000 and sold in 10 days for 102% of the list price based on 271 sales in October 2023

- Inventory was 428 up **11%** from September and down **-6%** from October 2022
- Average days on market (DOM) moved 3 days from 17 to 20 or up **18%**; median DOM increased 2 days from the prior month.
- Number of new listings for the month of October were down **-11%** compared to September, and up **16%** from October of last year.
- Closed sales were up **3%** from September from 264 to 271, closed sales were up **8%** from October 2022.

In **Santa Cruz County**, the median Residential - Common Interest home cost \$725,000 and sold in 22 days for 99% of the list price based on 29 sales in October 2023

- Inventory was 63 down **-9%** from September and up **26%** from October 2022
- Average days on market (DOM) moved 14 days from 13 to 27 or up **108%**; median DOM increased 14 days from the prior month.
- Number of new listings for the month of October were down **-19%** over September, and up **20%** from October of last year
- Closed sales were down **-15%** from September from 34 to 29, closed sales were up **32%** from October 2022

In **Monterey County**, the median Residential - Common Interest home cost \$705,000 and sold in 16 days for 100% of the list price based on 19 sales in October 2023

- Inventory was 58, the same as September and up **9%** from October 2022
- Average days on market (DOM) dropped one day to 27 or **-4%**; median DOM increased 1 day from the month before.
- Number of new listings for the month of October were down **-34%** over September, and down **-19%** from October of last year
- Closed sales increased **6%** from September from 18 to 19, and were down **-14%** from October 2022

In **San Benito County**, the median Residential - Common Interest home cost \$622,750 and sold in 34 days for 99% of the list price based on 2 sales in October 2023

- Inventory was 3, down **-40%** September and down **-40%** from October 2022
- Average days on market (DOM) was 34 days; median DOM was 34 days as well.

- Number of new listings for the month of October was 3, the same as September, and up 200% from October of last year
  - Closed sales increased to 2 from zero in September, and last October there were 0 sales.
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