



| Single Family | y Home:   | s Year- | over-Year | Febru        | агу-24 | vs.      | February-23  | 3           |          |               |             |          |               |               |          |        |                    |          |        |              |          |        |                          |          |  |
|---------------|-----------|---------|-----------|--------------|--------|----------|--------------|-------------|----------|---------------|-------------|----------|---------------|---------------|----------|--------|--------------------|----------|--------|--------------|----------|--------|--------------------------|----------|--|
| County        | Inventory |         |           | Closed Sales |        |          | Median Price |             |          | Average Price |             |          | To            | Total Dollars |          |        | Med Days on Market |          |        | New Listings |          |        | % to List Price Received |          |  |
| County        | Feb-24    | Feb-23  | % Change  | Feb-24       | Feb-23 | % Change | Feb-24       | Feb-23      | % Change | Feb-24        | Feb-23      | % Change | Feb-24        | Feb-23        | % Change | Feb-24 | Feb-23             | % Change | Feb-24 | Feb-23       | % Change | Feb-24 | Feb-23                   | % Change |  |
| Monterey      | 335       | 337     | -1%       | 100          | 102    | -2%      | \$849,000    | \$775,500   | 9%       | \$1,270,917   | \$1,191,931 | 7%       | \$127,091,747 | \$121,577,018 | 5%       | 19     | 22                 | -14%     | 152    | 159          | -4%      | 100%   | 99%                      | 1%       |  |
| San Benito    | 95        | 106     | -10%      | 35           | 31     | 13%      | \$780,000    | \$750,000   | 4%       | \$864,405     | \$769,789   | 12%      | \$30,254,196  | \$23,863,477  | 27%      | 39     | 42                 | -7%      | 47     | 38           | 24%      | 99%    | 97%                      | 2%       |  |
| San Mateo     | 295       | 318     | -7%       | 208          | 179    | 16%      | \$1,884,444  | \$1,950,000 | -3%      | \$2,328,062   | \$2,927,165 | -20%     | \$484,237,015 | \$523,962,713 | -8%      | 10     | 12                 | -17%     | 310    | 264          | 17%      | 105%   | 100%                     | 5%       |  |
| Santa Clara   | 500       | 599     | -17%      | 447          | 358    | 25%      | \$1,800,000  | \$1,482,500 | 21%      | \$2,074,042   | \$1,869,147 | 11%      | \$927,096,833 | \$669,154,950 | 39%      | 8      | 10                 | -20%     | 740    | 628          | 18%      | 107%   | 101%                     | 6%       |  |
| Santa Cruz    | 182       | 182     | 0%        | 67           | 58     | 16%      | \$1,215,000  | \$1,208,000 | 1%       | \$1,229,635   | \$1,289,582 | -5%      | \$82,385,600  | \$74,795,786  | 10%      | 15     | 24                 | -38%     | 110    | 101          | 9%       | 101%   | 99%                      | 2%       |  |

|        |                        |  |   |  |   |   |  | Condo/  | Townhouse  | Year-over-Y  | ear Februa | ary 2024 vs. Feb  | ruary 2023    |   |   |   |  |  |  |  |   |  |  |
|--------|------------------------|--|---|--|---|---|--|---|--|--------------|------------|---|---------------|---|---|---|--|--|--|--|---|--|--|
|        | Inventor               | у  | С   | losed Sa   | les   | Me  | Median Price   |   |  | rerage Price |            | Total Dollars   |               |   | Med Days on Market  |   |  | 1  | Vew Listi  | ngs  | % to List Price Receive   |  |  |
| Feb-24 | Feb-23                 | % Change   | Feb-24  | Feb-23   | % Change  | Feb-24  | Feb-23   | % Change  | Feb-24   | Feb-23       | % Change   | Feb-24  | Feb-23        | % Change  | Feb-24  | Feb-23  | % Change   | Feb-24   | Feb-23   | % Change   | Feb-24  | Feb-23   | % Change   |
| 55     | 40                     | 38%  | 13  | 24   | -46%  | \$1,087,000   | \$642,500  | 69%   | \$1,053,230  | \$778,666    | 35%        | \$13,691,990  | \$18,688,000  | -27%  | 35  | 36  | -3%  | 26   | 27   | -4%  | 98%   | 98%  | 0%   |
| 11     | 8                      | 38%  | 2   | 0  | N/A   | \$509,500   | \$0  | N/A   | \$509,500  | \$0          | N/A        | \$1,019,000   | \$0           | N/A   | 121   | 0   | N/A  | 1  | 5  | -80%   | 99%   | 0%   | N/A  |
| 167    | 144                    | 16%  | 83  | 72   | 15%   | \$949,000   | \$982,500  | -3%   | \$1,078,064  | \$1,023,281  | 5%         | \$89,479,388  | \$73,676,290  | 21%   | 14  | 26  | -46%   | 133  | 105  | 27%  | 101%  | 99%  | 2%   |
| 288    | 247                    | 17%  | 237   | 186  | 27%   | \$910,000   | \$857,500  | 6%  | \$1,002,950  | \$927,327    | 8%         | \$237,699,296   | \$172,482,936 | 38%   | 9   | 9   | 0%   | 336  | 246  | 37%  | 104%  | 101%   | 3%   |
| 53     | 42                     | 26%  | 23  | 14   | 64%   | \$660,000   | \$837,500  | -21%  | \$710,826  | \$818,750    | -13%       | \$16,349,000  | \$11,462,500  | 43%   | 44  | 13  | 238%   | 29   | 25   | 16%  | 100%  | 100%   | 0%   |
|        | 55<br>11<br>167<br>288 | Feb-24         Feb-23           55         40           11         8           167         144           288         247 | 55 40 38%<br>11 8 38%<br>167 144 16%<br>288 247 17% | Feb-24         Feb-23         % Change         Feb-24           55         40         38%         13           11         8         38%         2           167         144         16%         83           288         247         17%         237 | Feb-24         Feb-23         % Change         Feb-24         Feb-23           55         40         38%         13         24           11         8         38%         2         0           167         144         16%         83         72           288         247         17%         237         186 | Feb-24         Feb-23         % Change         Feb-24         Feb-23         % Change           55         40         38%         13         24         -46%           11         8         38%         2         0         N/A           167         144         16%         83         72         15%           288         247         17%         237         186         27% | Feb-24         Feb-23         % Change         Feb-24         Feb-23         % Change         Feb-24           55         40         38%         13         24         -46%         \$1,087,000           11         8         38%         2         0         N/A         \$509,500           167         144         16%         83         72         15%         \$949,000           288         247         17%         237         186         27%         \$910,000 | Feb-24         Feb-23         % Change         Feb-24         Feb-23         % Change         Feb-24         Feb-23           55         40         38%         13         24         -46%         \$1,087,000         \$642,500           11         8         38%         2         0         N/A         \$509,500         \$0           167         144         16%         83         72         15%         \$949,000         \$982,500           288         247         17%         237         186         27%         \$910,000         \$857,500 | Inventory   Closed Sales   Median Price   Feb-24   Feb-23   % Change   Feb-24   % Ch | Inventory    | Inventory  | Inventory   Closed Sales   Median Price   Average Price | Inventory     | Feb-24         Feb-23         % Change         Feb-24         Feb-24         Feb-23         % Change         Feb-24         Feb-24         Feb-24         Feb-23         % Change         Feb-24         Feb-24         Feb-23         % Change         Feb-24         Feb-24         Feb-24         Feb-24         Feb-24         Feb-24         Feb-24         Feb-24         Feb-2 | Inventory   Closed Sales   Median Price   Average Price   Total Dollars | Inventory   Closed Sales   Median Price   Average Price   Total Dollars   Median Price   Education   Median Price   Average Price   Total Dollars   Median Price   Feb-24   Feb-23   % Change   Feb-24   Feb-23   % Change   Feb-24   Feb-23   % Change   Feb-24   Feb-23   % Change   Feb-24   Feb-24   Feb-25   % Change   Feb-24   Feb-25   % Change   Feb-24   Feb-26   % Change   Feb-26 | Inventory   Closed Sales   Median Price   Average Price   Total Dollars   Med Days on Feb-24   Feb-23   K Change   Feb-24   Feb-23 | Inventory   Closed Sales   Median Price   Average Price   Total Dollars   Med Days on Market | Inventory   Closed Sales   Median Price   Average Price   Total Dollars   Med Days on Market   Probability   Pro | New New York   Feb-24   Feb-25   Keb-26   Feb-26   Feb- | Inventory   Closed Sales   Median Price   Average Price   Total Dollars   Med Days on Market   New Listings | Inventory   Closed Sales   Median Price   Average Price   Total Dollars   Med Days on Market   New Listings   % to List   Feb-24   Feb-2 | New New New Listings   New Listing |







| Single Family | y Homes   | - Curre | nt Month | vs. Pric | r Month      | Febr     | uary-24     | vs.          | Janu     | ary-24      |               |          |               |               |          |        |                    |          |        |              |          |        |                         |          |  |
|---------------|-----------|---------|----------|----------|--------------|----------|-------------|--------------|----------|-------------|---------------|----------|---------------|---------------|----------|--------|--------------------|----------|--------|--------------|----------|--------|-------------------------|----------|--|
| County        | Inventory |         |          | •        | Closed Sales |          |             | Median Price |          |             | Average Price |          |               | Total Dollars |          |        | Med Days on Market |          |        | New Listings |          |        | % to List Price Receive |          |  |
| County        | Feb-24    | Jan-24  | % Change | Feb-24   | Jan-24       | % Change | Feb-24      | Jan-24       | % Change | Feb-24      | Jan-24        | % Change | Feb-24        | Jan-24        | % Change | Feb-24 | Jan-24             | % Change | Feb-24 | Jan-24       | % Change | Feb-24 | Jan-24                  | % Change |  |
| Monterey      | 335       | 324     | 3%       | 100      | 96           | 4%       | \$849,000   | \$805,000    | 5%       | \$1,270,917 | \$1,133,733   | 12%      | \$127,091,747 | \$108,838,393 | 17%      | 19     | 26                 | -27%     | 152    | 137          | 11%      | 100%   | 99%                     | 1%       |  |
| San Benito    | 95        | 88      | 8%       | 35       | 33           | 6%       | \$780,000   | \$760,000    | 3%       | \$864,405   | \$789,438     | 9%       | \$30,254,196  | \$26,051,486  | 16%      | 39     | 54                 | -28%     | 47     | 43           | 9%       | 99%    | 100%                    | -1%      |  |
| San Mateo     | 295       | 287     | 3%       | 208      | 143          | 45%      | \$1,884,444 | \$1,845,000  | 2%       | \$2,328,062 | \$2,593,590   | -10%     | \$484,237,015 | \$370,883,386 | 31%      | 10     | 18                 | -44%     | 310    | 291          | 7%       | 105%   | 100%                    | 5%       |  |
| Santa Clara   | 500       | 409     | 22%      | 447      | 358          | 25%      | \$1,800,000 | \$1,700,000  | 6%       | \$2,074,042 | \$2,048,558   | 1%       | \$927,096,833 | \$733,383,947 | 26%      | 8      | 11                 | -27%     | 740    | 553          | 34%      | 107%   | 103%                    | 4%       |  |
| Santa Cruz    | 182       | 178     | 2%       | 67       | 58           | 16%      | \$1,215,000 | \$1,160,000  | 5%       | \$1,229,635 | \$1,267,118   | -3%      | \$82,385,600  | \$73,492,900  | 12%      | 15     | 40                 | -63%     | 110    | 94           | 17%      | 101%   | 99%                     | 2%       |  |

|             |           |        |          |              |        |          |              | Condo     | /Townhou | se - Current  | Month vs. P | rior Mont | h - February 202 | 4 vs. January 2 | 2024     |        |                    |          |        |              |          |        |                          |          |  |
|-------------|-----------|--------|----------|--------------|--------|----------|--------------|-----------|----------|---------------|-------------|-----------|------------------|-----------------|----------|--------|--------------------|----------|--------|--------------|----------|--------|--------------------------|----------|--|
| County      | Inventory |        |          | Closed Sales |        |          | Median Price |           |          | Average Price |             |           | T                | Total Dollars   |          |        | Med Days on Market |          |        | New Listings |          |        | % to List Price Received |          |  |
| County      | Feb-24    | Jan-24 | % Change | Feb-24       | Jan-24 | % Change | Feb-24       | Jan-24    | % Change | Feb-24        | Jan-24      | % Change  | Feb-24           | Jan-24          | % Change | Feb-24 | Jan-24             | % Change | Feb-24 | Jan-24       | % Change | Feb-24 | Jan-24                   | % Change |  |
| Monterey    | 55        | 49     | 12%      | 13           | 19     | -32%     | \$1,087,000  | \$720,000 | 51%      | \$1,053,230   | \$941,166   | 12%       | \$13,691,990     | \$17,882,170    | -23%     | 35     | 43                 | -19%     | 26     | 21           | 24%      | 98%    | 99%                      | -1%      |  |
| San Benito  | 11        | 13     | -15%     | 2            | 0      | N/A      | \$509,500    | \$0       | N/A      | \$509,500     | \$0         | N/A       | \$1,019,000      | \$0             | N/A      | 121    | 0                  | N/A      | 1      | 2            | -50%     | 99%    | 0%                       | N/A      |  |
| San Mateo   | 167       | 135    | 24%      | 83           | 60     | 38%      | \$949,000    | \$772,444 | 23%      | \$1,078,064   | \$921,900   | 17%       | \$89,479,388     | \$55,314,021    | 62%      | 14     | 44                 | -68%     | 133    | 105          | 27%      | 101%   | 99%                      | 2%       |  |
| Santa Clara | 288       | 262    | 10%      | 237          | 151    | 57%      | \$910,000    | \$920,000 | -1.1%    | \$1,002,950   | \$973,048   | 3%        | \$237,699,296    | \$146,930,357   | 62%      | 9      | 28                 | -68%     | 336    | 297          | 13%      | 104%   | 101%                     | 3%       |  |
| Santa Cruz  | 53        | 59     | -10%     | 23           | 19     | 21%      | \$660,000    | \$729,000 | -9%      | \$710,826     | \$797,489   | -11%      | \$16,349,000     | \$15,152,300    | 8%       | 44     | 31                 | 42%      | 29     | 31           | -6%      | 100%   | 98%                      | 2%       |  |

