

MLS Listings County Summaries

Residential - Common Interest

March 2026

In **San Mateo County**, the median Residential - Common Interest home cost \$946,000 and sold in 12 days for 102% of the list price based on 89 sales in March 2026

- Inventory was 267 up **10%** from February 2026 and down **10%** from March 2025
 - Average days on market (DOM) moved -27 days from 50 to 23 or down **54%**; median DOM decreased 6 days from the month before.
 - Number of new listings for the month of March were up **18%** over February 2026, and down **3%** from March of last year
 - Closed sales were up **35%** from February 2026 from 66 to 89, Closed sales were down **13%** from March 2025
-

In **Santa Clara County**, the median Residential - Common Interest home cost \$995,000 and sold in 14 days for 102% of the list price based on 321 sales in March 2026

- Inventory was 868 up **19%** from February 2026 and up **16%** from March 2025
 - Average days on market (DOM) moved -9 days from 39 to 30 or down **23%**; median DOM increased 1 day from the month before.
 - Number of new listings for the month of March were up **29%** over February 2026, and down **1%** from March of last year
 - Closed sales were up **26%** from February 2026 from 255 to 321, Closed sales were down **3%** from March 2025
-

In **Santa Cruz County**, the median Residential - Common Interest home cost \$924,500 and sold in 31 days for 99% of the list price based on 18 sales in March 2026

- Inventory was 113 up **30%** from February 2026 and down **2%** from March 2025
 - Average days on market (DOM) moved -29 days from 82 to 53 or down **35%**; median DOM decreased 47 days from the month before.
 - Number of new listings for the month of March were up **79%** over February 2026, and up **9%** from March of last year
 - Closed sales were down **18%** from February 2026 from 22 to 18, Closed sales were down **42%** from March 2025
-

In **Monterey County**, the median Residential - Common Interest home cost \$662,000 and sold in 35 days for 98% of the list price based on 32 sales in March 2026

- Inventory was 88 up **2%** from February 2026 and up **22%** from March 2025
- Average days on market (DOM) moved -7 days from 57 to 50 or down **12%**; median DOM increased 17 days from the month before.
- Number of new listings for the month of March were down **10%** over February 2026, and up **21%** from March of last year
- Closed sales were up **33%** from February 2026 from 24 to 32, Closed sales were up **113%** from March

In **San Benito County**, the median Residential - Common Interest home cost \$545,000 and sold in 158 days for 99% of the list price based on 2 sales in March 2026

- Inventory was 11 up **38%** from February 2026 and up **57%** from March 2025
- Average days on market (DOM) moved +66 days from 92 to 158 or up **72%**; median DOM increased 89 days from the month before.
- Number of new listings for the month of March were up **67%** over February 2026, and up **0%** from March of last year
- Closed sales were down **50%** from February 2026 from 4 to 2, Closed sales were down **50%** from March 2025

Data current as of 4/7/2026

Data from MLSListings. Produced 4/7/2026.



Data deemed reliable but not guaranteed.

MLS Listings County Summaries

Residential - Common Interest

March 2026 (continued)

In **Alameda County**, the median Residential - Common Interest home cost \$680,000 and sold in 21 days for 102% of the list price based on 194 sales in March 2026

- Inventory was 663 up **13%** from February 2026 and down **12%** from March 2025
 - Average days on market (DOM) moved +2 days from 41 to 43 or up **5%**; median DOM increased 4 days from the month before.
 - Number of new listings for the month of March were up **16%** over February 2026, and down **15%** from March of last year
 - Closed sales were up **23%** from February 2026 from 158 to 194, Closed sales were down **5%** from March 2025
-

In **Contra Costa County**, the median Residential - Common Interest home cost \$560,000 and sold in 16 days for 100% of the list price based on 167 sales in March 2026

- Inventory was 502 up **7%** from February 2026 and down **9%** from March 2025
 - Average days on market (DOM) moved +2 days from 32 to 34 or up **6%**; median DOM increased 2 days from the month before.
 - Number of new listings for the month of March were up **20%** over February 2026, and down **16%** from March of last year
 - Closed sales were up **31%** from February 2026 from 127 to 167, Closed sales were down **20%** from March 2025
-

In **Marin County**, the median Residential - Common Interest home cost \$750,000 and sold in 27 days for 100% of the list price based on 44 sales in March 2026

- Inventory was 159 up **35%** from February 2026 and up **13%** from March 2025
 - Average days on market (DOM) moved -89 days from 125 to 36 or down **71%**; median DOM decreased 21 days from the month before.
 - Number of new listings for the month of March were up **46%** over February 2026, and up **63%** from March of last year
 - Closed sales were up **5%** from February 2026 from 42 to 44, Closed sales were up **13%** from March 2025
-

In **Napa County**, the median Residential - Common Interest home cost \$685,890 and sold in 47 days for 97% of the list price based on 14 sales in March 2026

- Inventory was 55 up **12%** from February 2026 and **unchanged** from March 2025
- Average days on market (DOM) moved -16 days from 84 to 68 or down **19%**; median DOM decreased 71 days from the month before.
- Number of new listings for the month of March were up **25%** over February 2026, and up **0%** from March of last year
- Closed sales were up **100%** from February 2026 from 7 to 14, Closed sales were up **180%** from March

In **San Francisco County**, the median Residential - Common Interest home cost \$1,365,000 and sold in 11 days for 107% of the list price based on 225 sales in March 2026

- Inventory was 488 up **16%** from February 2026 and down **27%** from March 2025
- Average days on market (DOM) moved -5 days from 35 to 30 or down **14%**; median DOM decreased 2 days from the month before.
- Number of new listings for the month of March were up **22%** over February 2026, and down **2%** from March of last year
- Closed sales were up **39%** from February 2026 from 162 to 225, Closed sales were up **8%** from March 2025

Data current as of 4/7/2026

Data from MLSListings. Produced 4/7/2026.



Data deemed reliable but not guaranteed.

MLSListings County Summaries

Residential - Common Interest

March 2026 (continued)

In **San Joaquin County**, the median Residential - Common Interest home cost \$268,500 and sold in 20 days for 99% of the list price based on 22 sales in March 2026

- Inventory was 107 up **16%** from February 2026 and up **20%** from March 2025
 - Average days on market (DOM) moved -20 days from 76 to 56 or down **26%**; median DOM decreased 22 days from the month before.
 - Number of new listings for the month of March were up **56%** over February 2026, and up **51%** from March of last year
 - Closed sales were up **0%** from February 2026 from 22 to 22, Closed sales were up **16%** from March 2025
-

In **Sonoma County**, the median Residential - Common Interest home cost \$497,500 and sold in 33 days for 99% of the list price based on 44 sales in March 2026

- Inventory was 157 up **11%** from February 2026 and up **9%** from March 2025
- Average days on market (DOM) moved -11 days from 79 to 68 or down **14%**; median DOM decreased 29 days from the month before.
- Number of new listings for the month of March were up **15%** over February 2026, and up **17%** from March of last year
- Closed sales were up **52%** from February 2026 from 29 to 44, Closed sales were up **57%** from March 2025

Data current as of 4/7/2026