

Santa Cruz County Housing Statistics

December 2019: Santa Cruz County - Single Family Residential

City	New	Inventory	Sold	Avg. DOM	Avg. Sale Price	Median Sale Price	Median \$/Sqft	% LP Rec'd	Sale Volume	Avg. Home Sq. Ft.	Avg. Lot Sq. Ft.	Months of Inventory
Aptos	3	41	27	81	\$1,162,741	\$1,000,000	\$524	97%	\$31,394,010	2,239	23,553	2.1
Ben Lomond	0	3	8	52	\$887,250	\$837,500	\$424	97%	\$7,098,000	1,950	105,470	0.5
Boulder Creek	6	35	9	50	\$612,388	\$680,000	\$547	98%	\$5,511,500	1,317	12,855	2.6
Brookdale	1	5	1	65	\$680,000	\$680,000	\$493	95%	\$680,000	1,378	6,142	15
Capitola	2	10	5	70	\$1,299,000	\$1,210,000	\$774	99%	\$6,495,000	1,610	4,391	2
Corralitos	1	2	4	51	\$852,750	\$873,000	\$506	99%	\$3,411,000	1,733	23,534	1
Davenport	0	3	0									
Felton	4	14	6	63	\$714,354	\$603,563	\$417	97%	\$4,286,125	1,762	31,944	1.8
Freedom	1	1	2	54	\$667,500	\$667,500	\$365	99%	\$1,335,000	1,865	11,130	0.8
La Selva Beach	0	12	0									
Los Gatos	2	12	6	113	\$1,247,500	\$1,177,500	\$553	99%	\$7,485,000	2,200	97,451	3.3
Mount Hermon	0	0	0									
Santa Cruz	13	55	43	82	\$1,269,229	\$1,024,790	\$635	98%	\$54,576,865	1,904	25,668	1.3
Scotts Valley	0	7	10	69	\$989,450	\$911,250	\$505	97%	\$9,894,500	2,215	13,700	0.7
Soquel	1	11	11	68	\$945,774	\$910,000	\$539	99%	\$10,403,515	1,787	219,642	1.3
Watsonville	7	27	19	75	\$792,618	\$655,000	\$463	97%	\$15,059,750	1,773	123,440	1.7
Summary	41	238	151	69	\$ 932,350	\$873,000	\$506	98%	\$157,630,265	1,826	53,763	2.6

December 2019: Santa Cruz County - Common Interest Development

City	New	Inventory	Sold	Avg. DOM	Avg. Sale Price	Median Sale Price	Median \$/Sqft	% LP Rec'd	Sale Volume	Avg. Home Sq. Ft.	Avg. Lot Sq. Ft.	Months of Inventory
Aptos	5	24	10	27	\$611,255	\$657,500	\$464	98%	\$6,112,554	1,230	1,094	2.6
Boulder Creek	0	2	2	46	\$460,000	\$460,000	\$340	100%	\$920,000	1,353	1,198	1.5
Capitola	3	7	3	23	\$652,166	\$679,000	\$562	100%	\$1,956,500	1,054	682	1.3
La Selva Beach	1	3	0									
Santa Cruz	7	26	10	64	\$599,700	\$600,000	\$501	98%	\$5,997,000	1,195	937	2
Scotts Valley	2	10	3	27	\$742,666	\$695,000	\$462	99%	\$2,228,000	1,665	1,568	2.7
Soquel	0	0	1	12	\$530,000	\$530,000	\$488	101%	\$530,000	1,086	479	0
Watsonville	2	3	6	22	\$415,839	\$348,268	\$373	100%	\$2,495,035	1,021	1,147	0.8
Summary	20	75	35	32	\$573,089	\$600,000	\$464	99%	\$ 20,239,089	1,229	1,015	1.6

Data provided by MLS Listings, Inc. and compiled by the Santa Cruz County Association of REALTORS®