

Santa Cruz County Housing Statistics

January 2020: 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	21	44	20	94	\$1,114,040	\$1,185,000	\$514	95%	\$22,280,800	2,148	45,383	2
Ben Lomond	1	4	1	160	\$699,000	\$699,000	\$373	100%	\$699,000	1,875	87,120	0.8
Boulder Creek	7	25	10	69	\$646,238	\$563,000	\$412	98%	\$6,462,388	1,641	60,004	2.1
Brookdale	0	2	3	56	\$628,000	\$600,000	\$381	97%	\$1,884,000	1,666	15,595	1.5
Capitola	3	8	3	59	\$835,333	\$815,000	\$768	98%	\$2,506,000	1,200	3,238	2
Corralitos	0	1	0									
Davenport	2	3	0									
Felton	8	17	3	90	\$985,833	\$985,000	\$519	99%	\$2,957,500	2,200	27,588	3.4
Freedom	1	1	0									
La Selva Beach	1	9	5	123	\$970,800	\$925,000	\$727	96%	\$4,854,000	1,430	25,744	5.4
Los Gatos	3	9	7	112	\$1,599,857	\$1,260,000	\$490	96%	\$11,199,000	3,210	466,135	1.8
Mount Hermon	0	0	1	53	\$638,000	\$638,000	\$621	107%	\$638,000	1,028	15,682	0
Santa Cruz	35	60	26	58	\$959,032	\$850,000	\$570	99%	\$24,934,850	1,624	11,073	1.7
Scotts Valley	5	9	2	447	\$984,500	\$984,500	\$411	98%	\$1,969,000	2,429	6,176	1
Soquel	4	8	5	32	\$1,349,000	\$1,080,000	\$554	98%	\$6,745,000	2,047	139,540	1
Watsonville	6	23	10	104	\$551,900	\$497,000	\$451	97%	\$5,519,000	1,397	16,426	1.8
Summary	97	223	96	112	\$ 920,118	\$850,000	\$514	98%	\$92,648,538	1,838	70,746	1.9

January 2020: 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	10	24	5	89	\$736,800	\$625,000	\$584	102%	\$3,684,000	1,385	1,481	3.1
Boulder Creek	0	2	0									
Capitola	3	6	2	26	\$493,000	\$493,000	\$597	101%	\$986,000	828	828	2
La Selva Beach	1	4	0									
Santa Cruz	16	32	9	36	\$588,360	\$575,000	\$574	99%	\$5,295,242	1,118	1,210	3.1
Scotts Valley	16	19	6	0	\$928,166	\$949,000	\$455	100%	\$5,569,000	2,007	3,031	4.4
Soquel	1	1	0									
Watsonville	3	4	3	22	\$442,166	\$397,500	\$385	97%	\$1,326,500	890	842	0.9
Summary	50	92	25	35	\$637,698	\$575,000	\$574	100%	\$ 16,860,742	1,246	1,478	2.7

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