

## Santa Cruz County Housing Statistics

### April 2021: 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	40	41	28	15	\$1,655,910.00	\$1,555,000	\$854	110%	\$46,365,500	1,937	13,501	2.1
Ben Lomond	13	11	11	6	\$995,909.00	\$925,000	\$634	105%	\$10,955,000	1,632	25,380	1.8
Boulder Creek	32	32	17	19	\$795,794.00	\$800,000	\$516	101%	\$13,528,500	1,566	60,620	2
Capitola	6	5	9	6	\$1,669,450.00	\$1,340,000	\$883	115%	\$15,025,052	1,758	5,784	0.9
Corralitos	1	5	0									
Davenport	0	1	0									
Felton	20	18	16	12	\$851,062.00	\$828,000	\$579	107%	\$13,617,000	1,460	27,435	1.7
Freedom	2	3	1	20	\$775,000.00	\$775,000	\$634	97%	\$775,000	1,223	20,343	1.8
La Selva Beach	1	4	1	6	\$1,200,000.00	\$1,200,000	\$910	100%	\$1,200,000	1,318	5,184	3
LOS GATOS	11	18	9	18	\$1,568,888.00	\$1,475,000	\$571	101%	\$14,120,000	2,823	103,736	2.3
Mount Hermon	3	2	1	122	\$1,380,000.00	\$1,380,000	\$543	108%	\$1,380,000	2,540	6,273	3
Santa Cruz	80	71	71	14	\$1,548,656.00	\$1,340,000	\$814	110%	\$109,954,603	1,886	30,011	1.4
Scotts Valley	15	12	21	12	\$1,431,352.00	\$1,362,000	\$667	108%	\$30,058,400	2,312	38,798	0.7
Soquel	7	12	8	30	\$1,556,250.00	\$1,296,500	\$716	109%	\$12,450,000	2,262	25,982	1.7
Watsonville	31	43	11	15	\$1,045,363.00	\$795,000	\$495	102%	\$11,499,000	1,535	48,502	3.6
<b>Summary</b>	<b>262</b>	<b>278</b>	<b>204</b>	<b>23</b>	<b>\$ 1,267,203</b>	<b>\$1,296,500</b>	<b>\$634</b>	<b>106%</b>	<b>\$280,928,055</b>	<b>1,866</b>	<b>31,658</b>	<b>2.0</b>

### April 2021: 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	11	12	11	17	\$1,024,363	\$925,000	\$622	103%	\$11,268,000	1,567	1,659	1.3
Boulder Creek	2	2	0									
Capitola	11	9	6	11	\$720,833	\$677,500	\$620	102%	\$4,325,000	1,085	1,394	1.5
Freedom	1	1	0									
La Selva Beach	1	1	2	6	\$962,500	\$962,500	\$1,007	103%	\$1,925,000	941		1
Santa Cruz	17	18	16	22	\$701,781	\$665,000	\$629	103%	\$11,228,500	1,105	3,622	1.1
Scotts Valley	9	10	3	8	\$778,333	\$825,000	\$472	102%	\$2,335,000	1,682	1,220	3
Watsonville	8	6	15	16	\$589,800	\$520,000	\$464	104%	\$8,847,000	1,039	941	0.6
<b>Summary</b>	<b>60</b>	<b>59</b>	<b>53</b>	<b>13</b>	<b>\$796,268</b>	<b>\$751,250</b>	<b>\$621</b>	<b>103%</b>	<b>\$ 39,928,500</b>	<b>1,237</b>	<b>1,767</b>	<b>1.4</b>

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