

# Santa Cruz County Housing Statistics

## December 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	11	34	5	21	\$3,021,695	\$1,458,476	\$658	102%	\$15,108,476	2,373	26,258	1.6
Ben Lomond	1	11	1	10	\$730,000	\$730,000	\$780	104%	\$730,000	936	24,568	2.2
Boulder Creek	8	40	3	20	\$673,585	\$725,000	\$563	98%	\$2,020,757	1,150	13,620	5
Brookdale	0	3	1	17	\$772,000	\$772,000	\$396	110%	\$772,000	1,948	16,248	4.5
Capitola	0	7	1	133	\$2,275,000	\$2,275,000	\$979	96%	\$2,275,000	2,323	4,000	1.4
Corralitos	0	5	0									
Davenport	0	1	0									
Felton	6	21	2	22	\$638,000	\$638,000	\$761	100%	\$1,276,000	913	15,573	2.4
Freedom	1	1	0									
La Selva Beach	1	6	0									
Los Gatos	0	23	2	6	\$1,607,500	\$1,607,500	\$665	103%	\$3,215,000	3,264	534,634	4.3
Mount Hermon	0	1	0									
Santa Cruz	20	76	16	47	\$1,381,787	\$1,262,500	\$932	104%	\$22,108,600	1,597	16,781	1.9
Scotts Valley	2	25	3	34	\$1,199,500	\$1,382,500	\$638	101%	\$3,598,500	1,817	151,095	1.6
Soquel	1	10	3	24	\$1,600,833	\$1,100,000	\$648	96%	\$4,802,500	2,573	51,938	2.3
Watsonville	7	41	1	17	\$685,000	\$685,000	\$635	114%	\$685,000	1,078	6,708	3.7
<b>Summary</b>	<b>58</b>	<b>305</b>	<b>38</b>	<b>32</b>	<b>\$ 1,325,900</b>	<b>\$1,100,000</b>	<b>\$658</b>	<b>103%</b>	<b>\$56,591,833</b>	<b>1,816</b>	<b>78,311</b>	<b>2.8</b>

## December 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	0	18	3	38	\$683,333	\$575,000	\$538	99%	\$2,050,000	1,184	1,788	2.5
Boulder Creek	1	3	0									
Capitola	2	4	2	35	\$598,500	\$598,500	\$667	100%	\$1,197,000	899		0.9
Freedom	0	1	0									
La Selva Beach	0	2	1	16	\$1,000,000	\$1,000,000	\$951	111%	\$1,000,000	1,052		1.5
Santa Cruz	3	36	3	14	\$995,333	\$721,000	\$604	105%	\$2,986,000	1,470	2,294	2.6
Scotts Valley	1	7	2	47	\$602,500	\$602,500	\$500	99%	\$1,205,000	1,205	1,394	1.2
Watsonville	3	15	2	10	\$494,000	\$494,000	\$408	102%	\$988,000	1,216	1,133	4.5
<b>Summary</b>	<b>10</b>	<b>86</b>	<b>13</b>	<b>27</b>	<b>\$728,944</b>	<b>\$600,500</b>	<b>\$571</b>	<b>103%</b>	<b>\$ 9,426,000</b>	<b>1,171</b>	<b>1,652</b>	<b>2.2</b>

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