

Santa Cruz County Housing Statistics

August 2018: 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	32	82	35	36	\$1,147,621	\$975,000	\$591	98.0%	\$40,166,750	2,025	17,138	3
Ben Lomond	13	20	12	22	\$818,500	\$696,500	\$437	101.0%	\$9,822,000	1,905	80,404	2.4
Boulder Creek	20	48	11	48	\$617,954	\$620,000	\$490	102.0%	\$6,797,500	1,275	19,305	3.6
Brookdale	2	5	0									
Capitola	13	19	4	20	\$1,235,500	\$1,291,000	\$900	102.0%	\$4,942,000	1,321	3,616	4.1
Corralitos	1	3	1	77	\$745,000	\$745,000	\$459	93.0%	\$745,000	1,622	18,905	3
Davenport	1	2	0									
Felton	12	25	16	25	\$641,141	\$647,385	\$558	100.0%	\$10,258,270	1,315	14,601	1.6
Freedom	0	2	0									
La Selva Beach	3	9	2	47	\$1,028,000	\$1,028,000	\$538	97.0%	\$2,056,000	2,046	13,090	3
Los Gatos	3	18	4	51	\$1,056,125	\$1,092,500	\$531	96.0%	\$4,224,500	2,032	128,513	3.6
Mount Hermon	1	4	2	13	\$467,500	\$467,500	\$359	102.0%	\$935,000	1,354	5,859	4
Santa Cruz	85	180	67	36	\$1,108,665	\$1,045,000	\$626	101.0%	\$74,280,600	1,772	39,526	2.8
Scotts Valley	12	25	9	27	\$1,056,722	\$1,040,000	\$584	101.0%	\$9,510,500	2,037	13,281	2.2
Soquel	12	25	6	10	\$1,499,166	\$1,547,500	\$509	102.0%	\$8,995,000	3,056	131,159	5.8
Watsonville	22	59	13	17	\$636,146	\$630,000	\$402	100.0%	\$8,269,900	1,576	24,240	3.6
Royal Oaks	10	21	4	100	\$762,500	\$787,000	\$328	96.0%	\$3,050,000	2,439	72,637	4.5
Summary	242	547	186	38	\$ 915,753	\$881,000	\$520	99.4%	\$184,053,020	1,841	41,591	3.4

August 2018: 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	20	39	3	10	\$736,333.00	\$799,000	\$576	100%	\$2,209,000	1,235	1,859	5.9
Boulder Creek	6	8	1	13	\$395,000.00	\$395,000	\$607	100%	\$395,000	651	697	6
Capitola	6	13	4	16	\$655,750.00	\$614,000	\$566	102%	\$2,623,000	1,159	1,265	2.4
Freedom	1	3	0									
La Selva Beach	1	3	0									
Santa Cruz	28	55	20	45	\$664,405.00	\$614,500	\$550	101%	\$13,288,118	1,136	1,849	3.2
Scotts Valley	13	9	6	23	\$630,166.00	\$569,000	\$458	100%	\$3,781,000	1,321	1,575	1.7
Soquel	1	2	0									
Watsonville	4	17	4	11	\$607,999.00	\$630,000	\$600	100%	\$2,431,999	1,085	882	3.2
Summary	80	149	38	20	\$614,942	\$614,250	\$571	101%	\$ 24,728,117	1,098	1,355	3.7

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