

# Santa Cruz County Housing Statistics

## February 2023: 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	18	24	9	70	\$1,826,209	\$1,760,000	\$978	99%	\$16,435,888	2,059	83,383	3
Ben Lomond	3	6	0									
Boulder Creek	8	17	5	55	\$609,400	\$490,000	\$656	102%	\$3,047,000	982	75,751	3.2
Brookdale	1	1	2	78	\$590,000	\$590,000	\$486	84%	\$1,180,000	1,627	17,490	0.8
Capitola	3	5	1	0	\$1,510,000	\$1,510,000	\$1,407	100%	\$1,510,000	1,073	2,483	1.5
Corralitos	1	1	2	92	\$1,155,500	\$1,155,500	\$642	99%	\$2,311,000	1,800	32,605	1
Davenport	1	1	0									
Felton	9	11	0									
Freedom	1	2	0									
La Selva Beach	0	4	1	24	\$1,189,000	\$1,189,000	\$899	92%	\$1,189,000	1,323	12,894	2.4
Los Gatos	2	12	2	97	\$837,500	\$837,500	\$422	96%	\$1,675,000	2,006	289,674	9
Mount Hermon	1	3	0									
Santa Cruz	36	49	20	38	\$1,597,322	\$1,525,000	\$940	100%	\$31,946,448	1,971	45,404	2.2
Scotts Valley	2	11	2	6	\$1,212,475	\$1,212,475	\$813	99%	\$2,424,950	1,524	3,158	2.4
Soquel	3	8	2	14	\$1,257,750	\$1,257,750	\$538	102%	\$2,515,500	2,297	57,216	3
Watsonville	10	27	12	46	\$880,083	\$750,000	\$506	98%	\$10,561,000	1,765	63,220	2.3
<b>Summary</b>	<b>99</b>	<b>182</b>	<b>58</b>	<b>47</b>	<b>\$ 1,151,385</b>	<b>\$1,189,000</b>	<b>\$656</b>	<b>97%</b>	<b>\$74,795,786</b>	<b>1,675</b>	<b>62,116</b>	<b>2.8</b>

## February 2023: 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	6	8	2	83	\$841,500	\$841,500	\$681	100%	\$1,683,000	1,230	1,525	1.5
Boulder Creek	1	1	0									
Capitola	3	4	1	48	\$725,000	\$725,000	\$815	100%	\$725,000	890		6
Freedom	1	1	0									
La Selva Beach	1	3	0									
Santa Cruz	7	19	10	71	\$830,450	\$876,500	\$674	100%	\$8,304,500	1,145	1,074	3.4
Scotts Valley	2	1	1	10	\$750,000	\$750,000	\$583	100%	\$750,000	1,286	1,220	1
Watsonville	3	5	0									
<b>Summary</b>	<b>24</b>	<b>42</b>	<b>14</b>	<b>53</b>	<b>\$786,738</b>	<b>\$795,750</b>	<b>\$678</b>	<b>100%</b>	<b>\$ 11,462,500</b>	<b>1,138</b>	<b>1,273</b>	<b>3.0</b>

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