

Santa Cruz County Housing Statistics

June 2022: 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	50	23	19	\$1,939,287	\$1,500,000	\$858	103%	\$44,603,615	1,879	25,341	1.8
Ben Lomond	7	11	7	17	\$1,014,285	\$925,000	\$615	103%	\$7,100,000	1,770	24,954	1.7
Boulder Creek	14	24	13	19	\$775,769	\$739,000	\$558	102%	\$10,085,000	1,423	85,770	1.9
Brookdale	1	2	1	8	\$730,000	\$730,000	\$544	100%	\$730,000	1,342	6,142	1.5
Capitola	5	4	4	57	\$2,248,750	\$2,147,500	\$1,558	106%	\$8,995,000	1,442	3,207	1.3
Corralitos	1	5	0									
Davenport	1	1	0									
East Santa Cruz	1	0	0									
Felton	7	17	15	18	\$857,933	\$825,000	\$610	105%	\$12,868,999	1,366	21,035	1.4
Freedom	3	4	0									
La Selva Beach	2	3	1	5	\$1,250,000	\$1,250,000	\$728	100%	\$1,250,000	1,717	6,795	9
Los Gatos	11	17	9	35	\$1,592,055	\$1,701,000	\$642	99%	\$14,328,500	2,337	232,397	1.6
Mount Hermon	0	1	0									
Santa Cruz	58	84	38	12	\$1,885,717	\$1,602,500	\$906	107%	\$71,657,251	2,281	16,824	1.8
Scotts Valley	16	29	15	16	\$1,472,922	\$1,360,000	\$782	99%	\$22,093,843	2,087	62,268	2.1
Soquel	5	13	4	12	\$1,526,000	\$1,529,500	\$891	103%	\$6,104,000	1,718	29,212	3.5
Watsonville	20	39	13	14	\$894,769	\$900,000	\$536	104%	\$11,632,000	1,706	26,752	1.9
Summary	184	304	143	19	\$ 1,348,957	\$1,305,000	\$685	103%	\$211,448,208	1,756	45,058	2.5

June 2022: 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	8	13	10	16	\$1,000,141	\$990,000	\$834	101%	\$10,001,414	1,187	1,379	1.4
Capitola	8	15	5	14	\$729,200	\$745,000	\$837	100%	\$3,646,000	821	610	3.8
Freedom	0	1	1	22	\$640,000	\$640,000	\$617	98%	\$640,000	1,037	1,568	1
Santa Cruz	14	21	12	8	\$948,445	\$912,500	\$687	105%	\$11,381,346	1,331	1,450	2
Scotts Valley	3	4	2	8	\$826,000	\$826,000	\$656	104%	\$1,652,000	1,262	1,525	1.2
Soquel	1	1	0									
Watsonville	3	12	5	11	\$543,000	\$550,000	\$472	98%	\$2,715,000	1,242	1,035	2
Summary	37	67	35	13	\$781,131	\$785,500	\$672	101%	\$ 30,035,760	1,147	1,261	1.9

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