

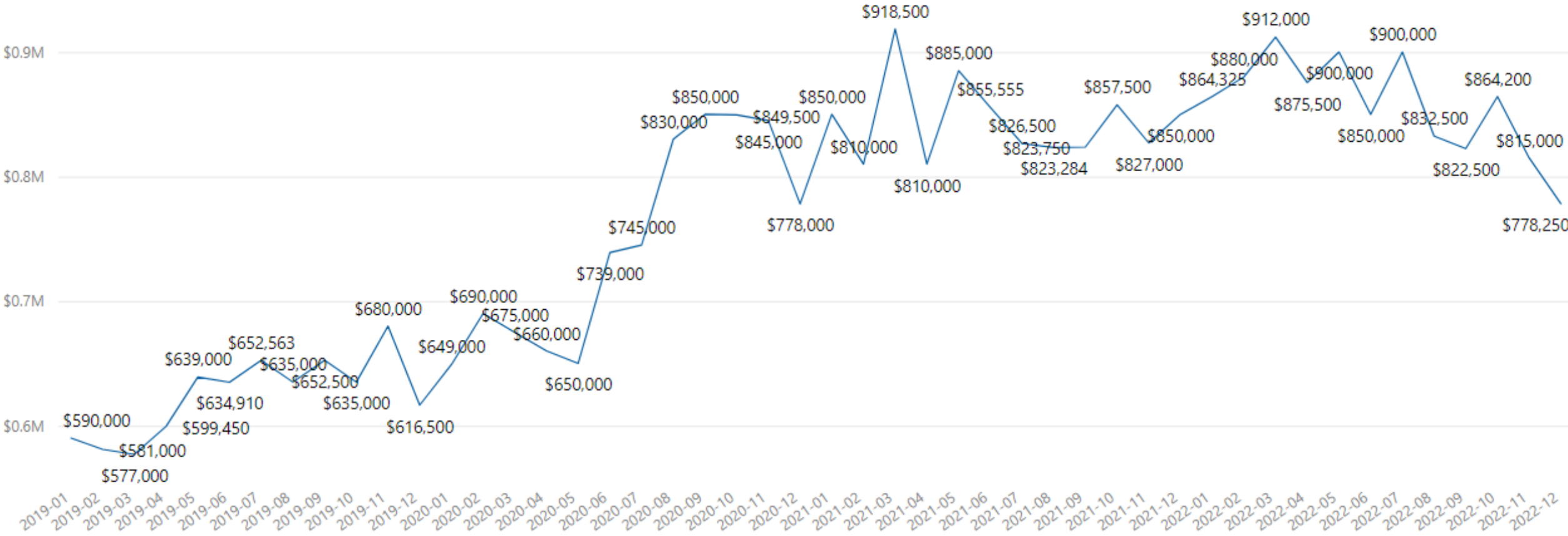
Monterey County Market Minute Update



Statistics

Monterey County – Median Sale Price

CountyName ● Monterey



Data as of 01/08/2023

*Data for SFH 2019-2022

Monterey County – Increased Median Price

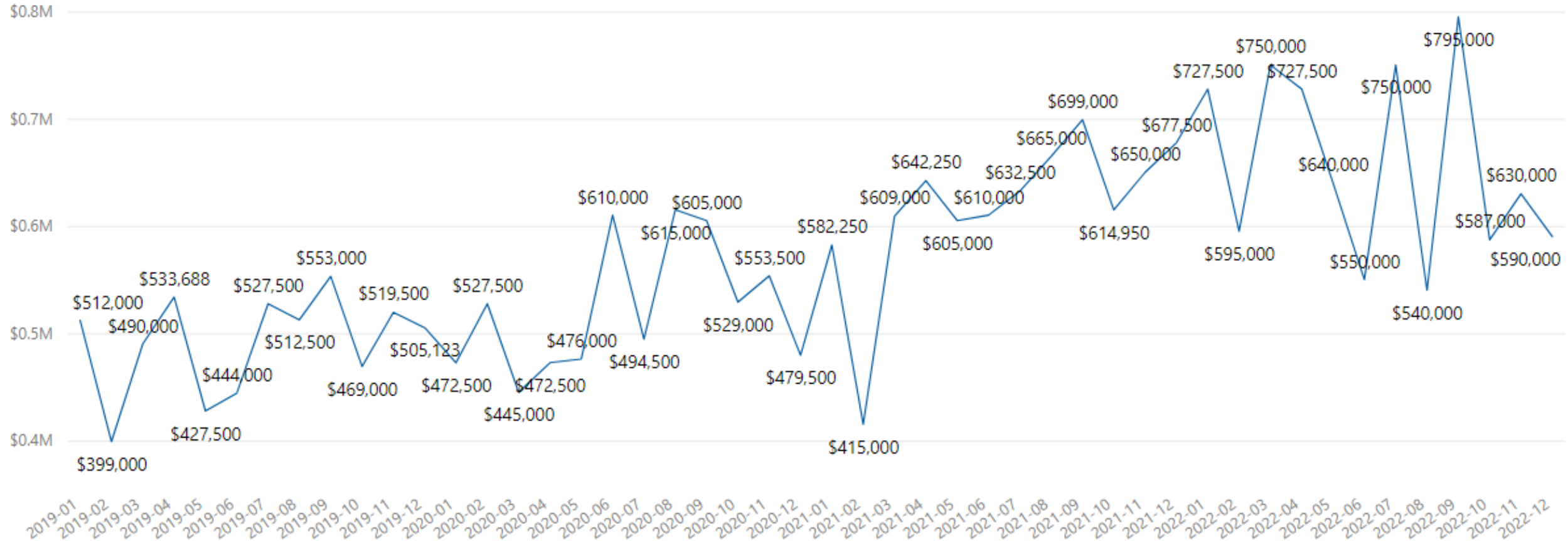
City	Median Sale Price	Median Sale Price Last Year	% Med Price Change
Royal Oaks	\$930,000	\$905,000	3%
King City	\$453,000	\$449,000	1%

Monterey County – Decreased Median Price

City	Median Sale Price	Median Sale Price Last Year	% Med Price Change
Castroville	\$600,000	\$825,000	-27%
Carmel Valley	\$1,287,500	\$1,650,000	-22%
Pebble Beach	\$2,777,500	\$3,455,000	-20%
Greenfield	\$420,000	\$518,000	-19%
Carmel	\$2,500,000	\$3,012,063	-17%
Monterey	\$1,437,501	\$1,662,500	-14%
Aromas	\$846,000	\$949,500	-11%
Pacific Grove	\$1,070,000	\$1,184,000	-10%
Marina	\$755,000	\$820,000	-8%
Salinas	\$669,500	\$700,000	-4%
Seaside	\$694,500	\$725,000	-4%
Soledad	\$570,000	\$582,500	-2%
Del Rey Oaks	\$835,000	\$850,000	-2%

Monterey County – Median Sale Price (C/T)

CountyName ● Monterey

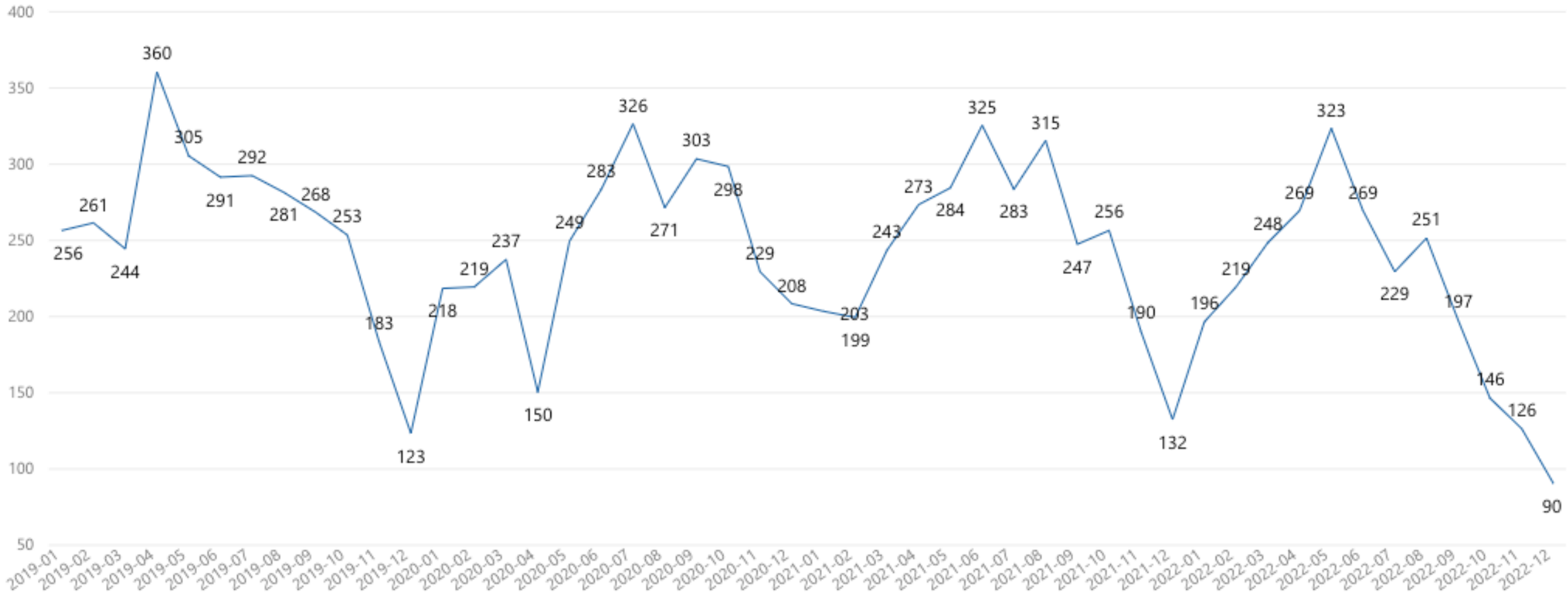


Monterey County – Median Price (C/T)

City	Median Sale Price	Median Sale Price Last Year	% Med Price Change
Carmel	\$970,500	\$860,000	13%
Monterey	\$694,500	\$592,500	17%
Salinas	\$362,500	\$302,500	20%

Monterey County – New Listings

CountyName ● Monterey



Data as of 01/09/2023

*Data for SFH 2019-2022

Monterey County - Increased New Listings

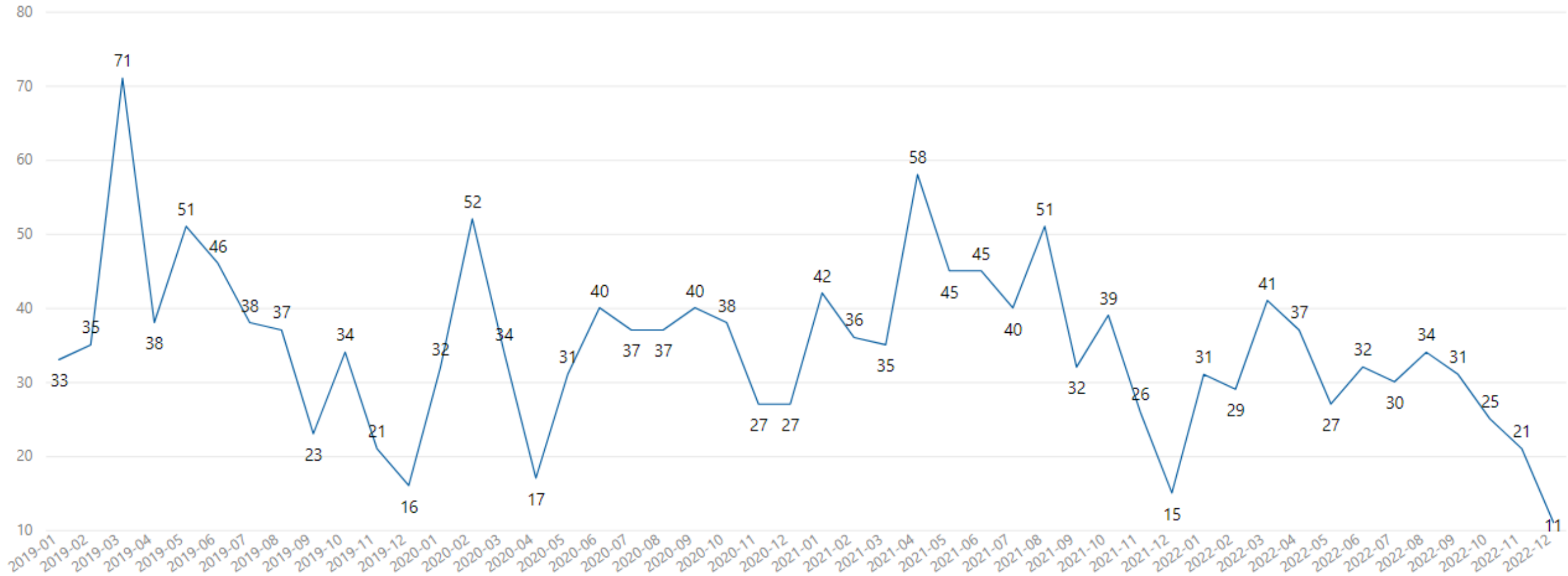
City	New Listings This Year	New Listings Last Year	% New Change
Carmel Valley	8	2	300%
East Garrison	3	1	200%
Soledad	6	2	200%
Big Sur	1	1	0%
Castroville	1	1	0%
Gonzales	1	1	0%
Greenfield	5	5	0%

Monterey County - Decreased New Listings

City	New Listings This Year	New Listings Last Year	% New Change ▲
Spreckels	0	1	-100%
Del Rey Oaks	0	2	-100%
Royal Oaks	0	3	-100%
Marina	3	9	-67%
Monterey	6	15	-60%
King City	3	6	-50%
Carmel	8	15	-47%
Salinas	26	45	-42%
Aromas	2	3	-33%
Pacific Grove	4	5	-20%
Pebble Beach	4	5	-20%
Seaside	8	10	-20%

Monterey County – New Listings (C/T)

CountyName ● Monterey



Data as of 01/08/2023

*Data for Condo/Townhome 2019-2022

Monterey County – New Listings (C/T)

City	New Listings This Year	New Listings Last Year	% New Change
Salinas	5	2	150%
King City	2	1	100%
Marina	1	1	0%
Monterey	3	4	-25%

Monterey County - New Listings Week Ending 1/7/2023

Total Active Listings

517

New Listings

31

Changed to Pending

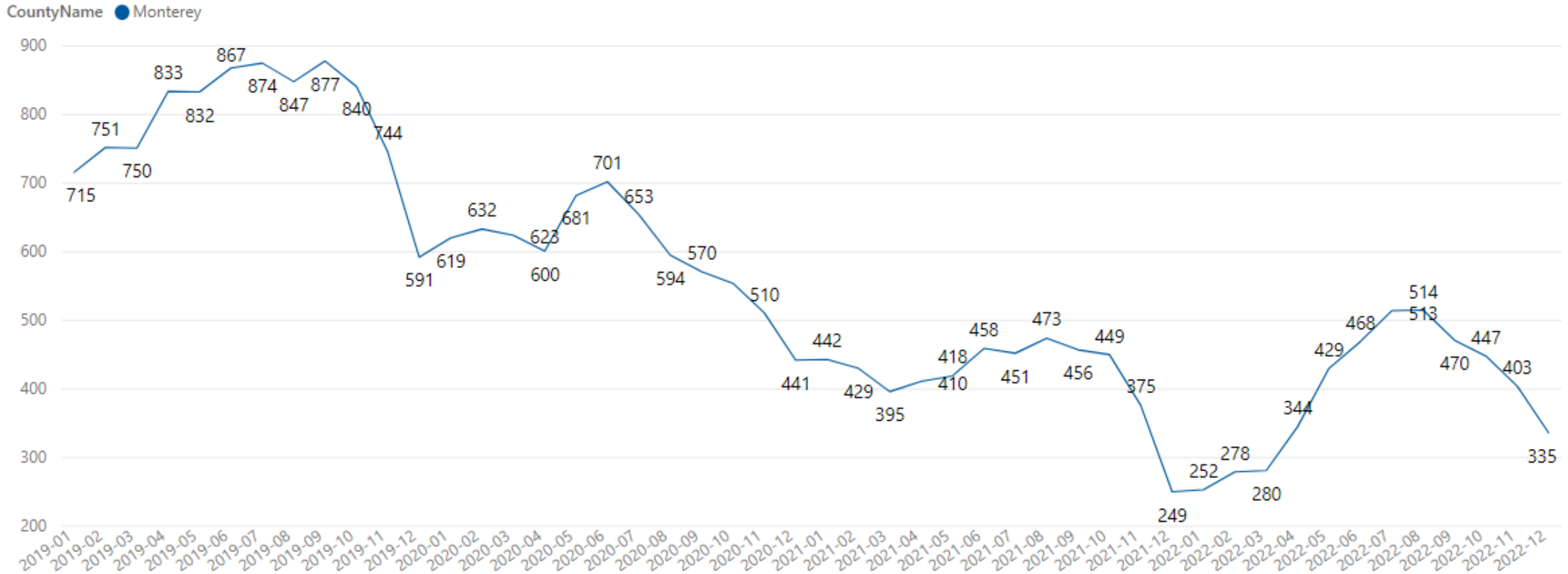
9

Changed to Sold

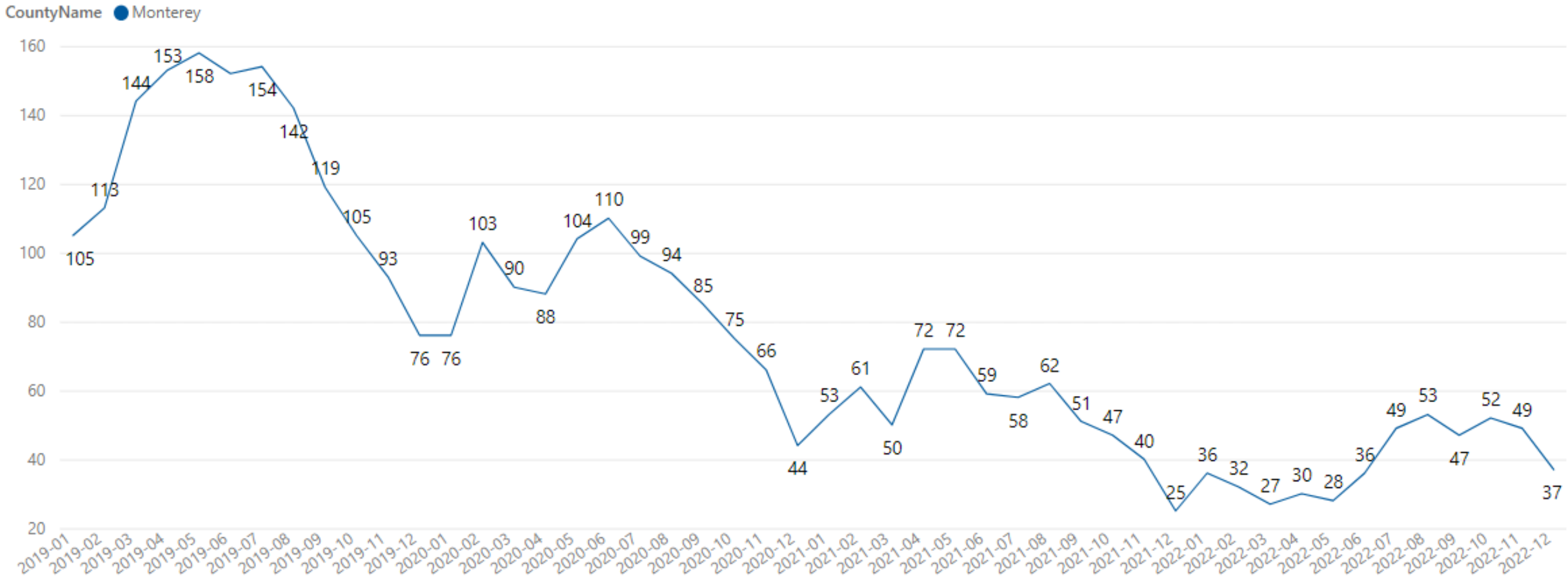
28



Monterey County – Inventory

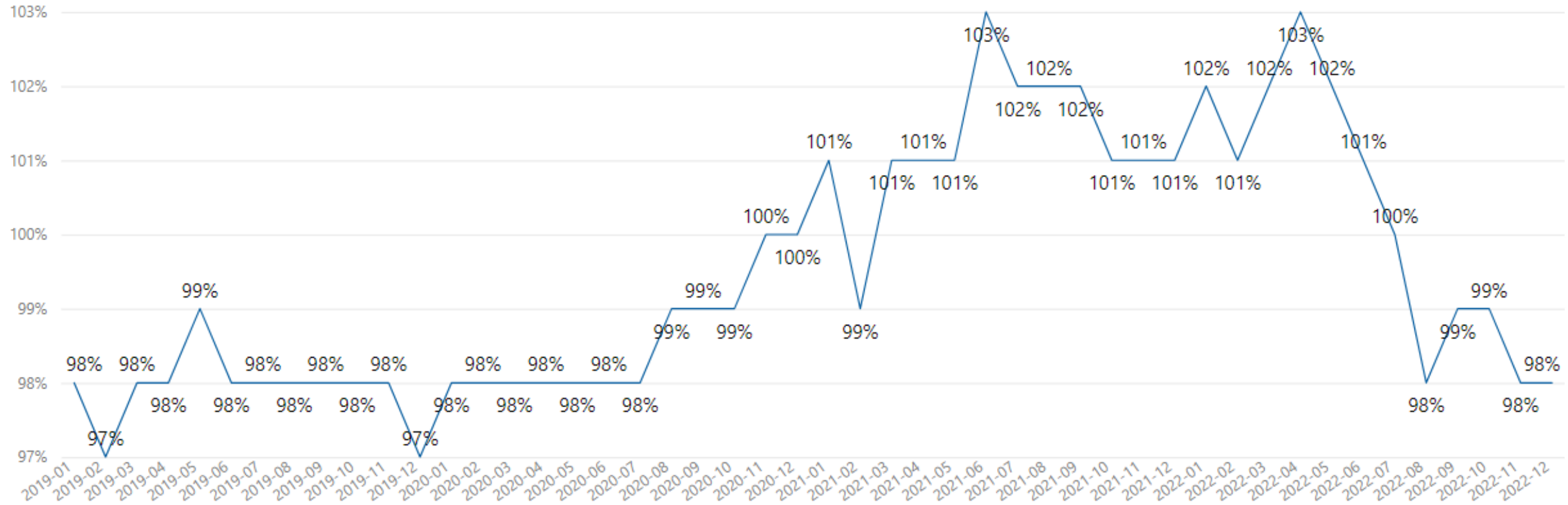


Monterey County – Inventory (C/T)



Monterey County – Sale to List Price

CountyName ● Monterey



Monterey County - Increased Sale to List Price

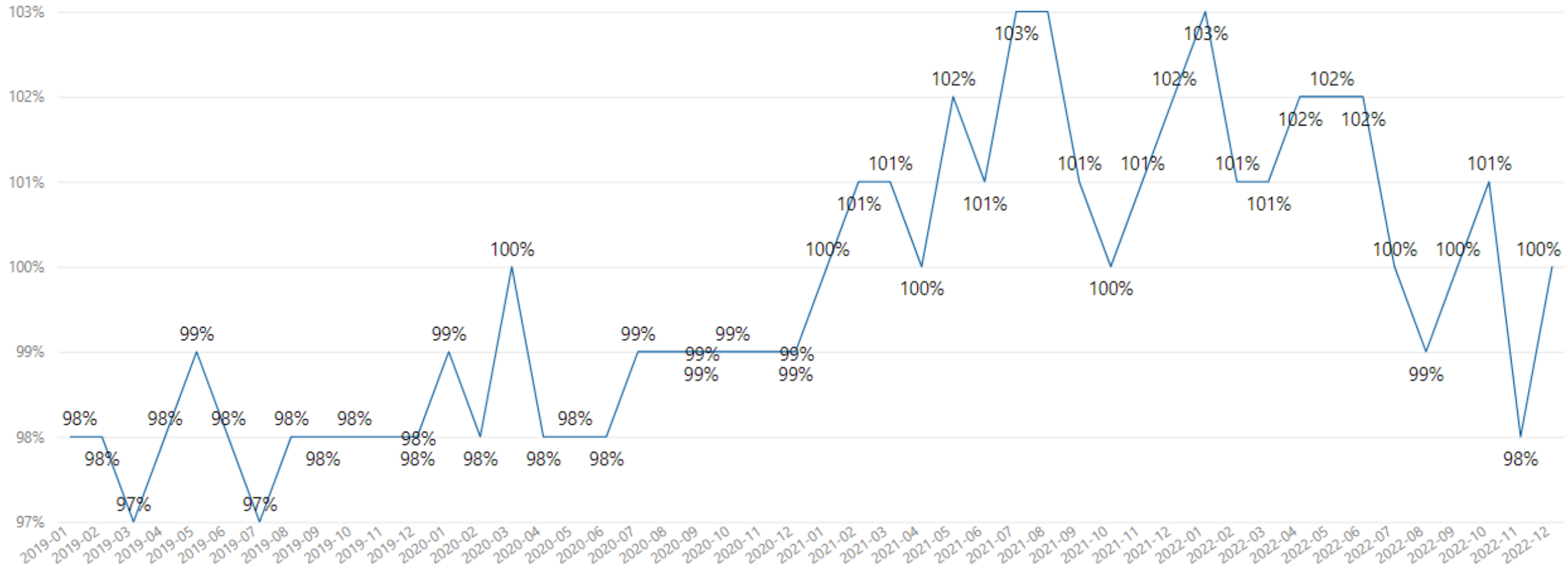
City	Sale Over List Price	Sale Over List Price Last Year	% SP/LP Change
Del Rey Oaks	100%	98%	2%
Aromas	94%	94%	0%
Royal Oaks	98%	98%	0%
Seaside	101%	101%	0%

Monterey County - Decreased Sale to List Price

City	Sale Over List Price	Sale Over List Price Last Year	% SP/LP Change
Castroville	89%	109%	-18%
Carmel	96%	100%	-4%
Monterey	96%	100%	-4%
Soledad	99%	103%	-4%
Greenfield	100%	104%	-4%
Carmel Valley	95%	98%	-3%
Pebble Beach	94%	96%	-2%
Marina	99%	101%	-2%
Salinas	99%	101%	-2%
King City	100%	102%	-2%
Pacific Grove	98%	99%	-1%

Monterey County – Sale to List Price (C/T)

CountyName ● Monterey



Data as of 01/08/2023

*Data for Condo/Townhome 2019-2022

Monterey County – Sale to List Price (C/T)

City	Sale Over List Price	Sale Over List Price Last Year	% SP/LP Change
Carmel	102%	99%	3%
Salinas	100%	100%	0%
Monterey	100%	107%	-7%