

Monterey County Market Minute Update

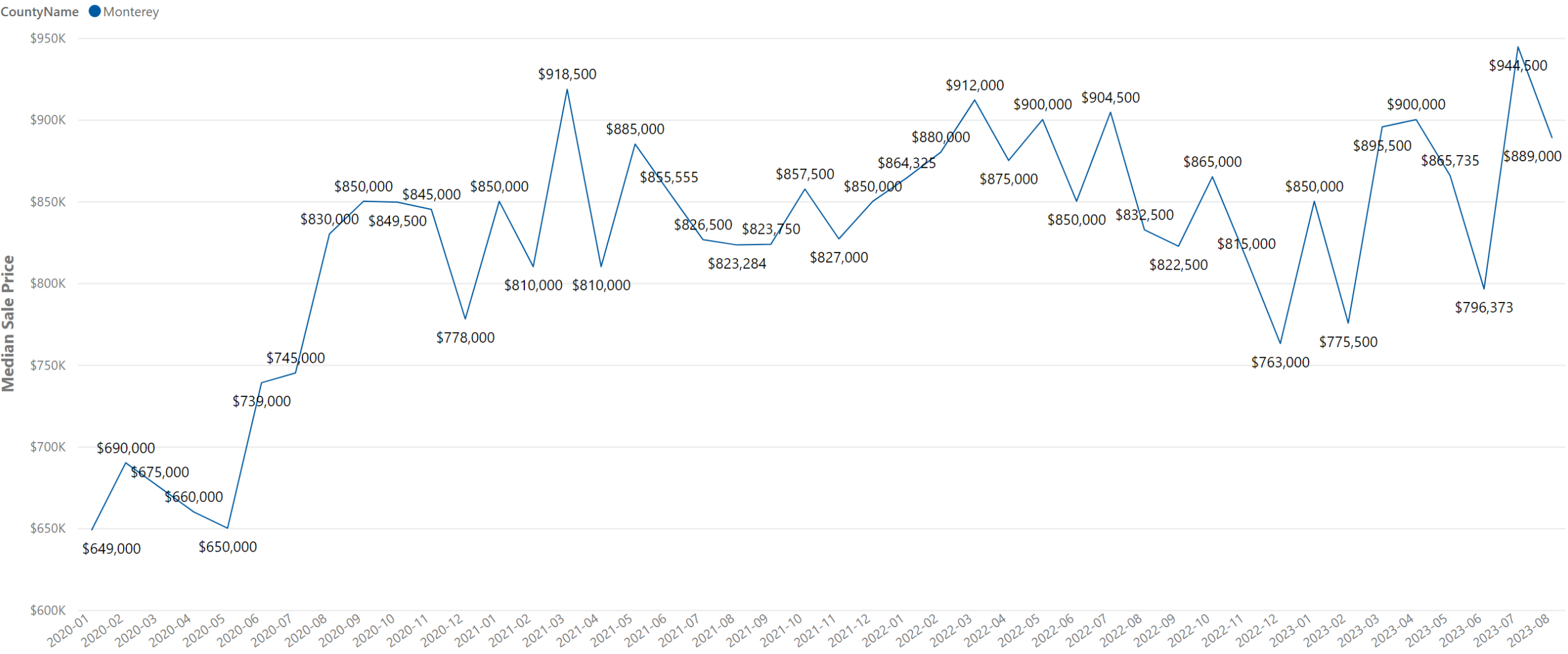


Statistics

September 2023

POWER ON
POWER OFF
EMAIL
INTERNET
WORLD
NO
SEARCH

Monterey County - Median Sale Price



Monterey County - Increased Median Price

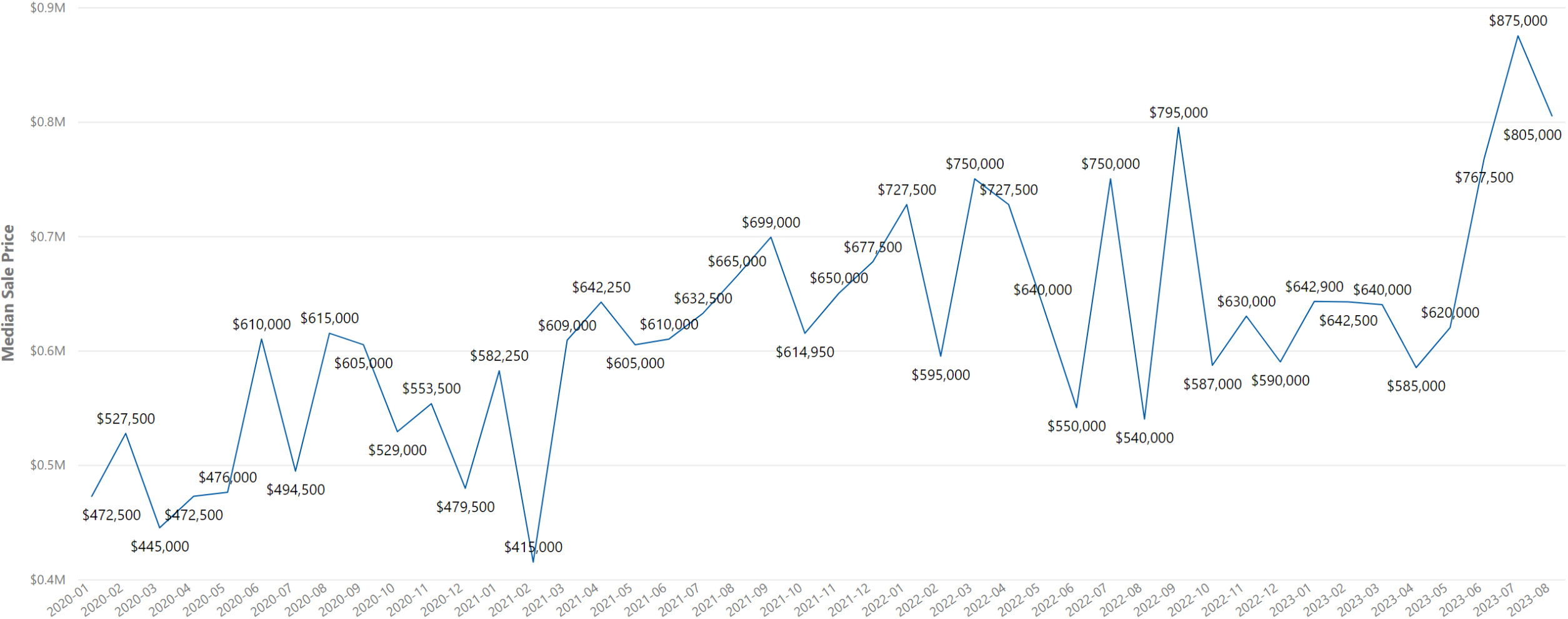
City	Median Sale Price	Median Sale Price Last Year	% Median Sale Price Change
CORRAL DE TIERRA	\$1,607,500		N/A
Del Rey Oaks	\$951,000		N/A
San Ardo	\$382,000		N/A
San Lucas	\$289,000		N/A
Carmel	\$2,685,000	\$2,150,000	25%
Carmel Valley	\$2,350,000	\$1,885,000	25%
Monterey	\$1,280,000	\$1,055,000	21%
King City	\$565,000	\$505,000	12%
Royal Oaks	\$960,000	\$865,000	11%
Spreckels	\$960,000	\$885,000	8%
Seaside	\$794,500	\$750,000	6%
East Garrison	\$1,025,000	\$972,000	5%
Salinas	\$743,400	\$715,000	4%

Monterey County - Decreased Median Price

City	Median Sale Price	Median Sale Price Last Year	% Median Sale Price Change
Pebble Beach	\$1,895,000	\$4,000,000	-53%
Soledad	\$605,000	\$700,000	-14%
Gonzales	\$588,000	\$640,000	-8%
Pacific Grove	\$1,240,000	\$1,337,500	-7%
Marina	\$798,000	\$825,000	-3%
Greenfield	\$517,500	\$518,500	0%

Monterey County - Median Sale Price

CountyName ● Monterey



Monterey County - Increased Median Price

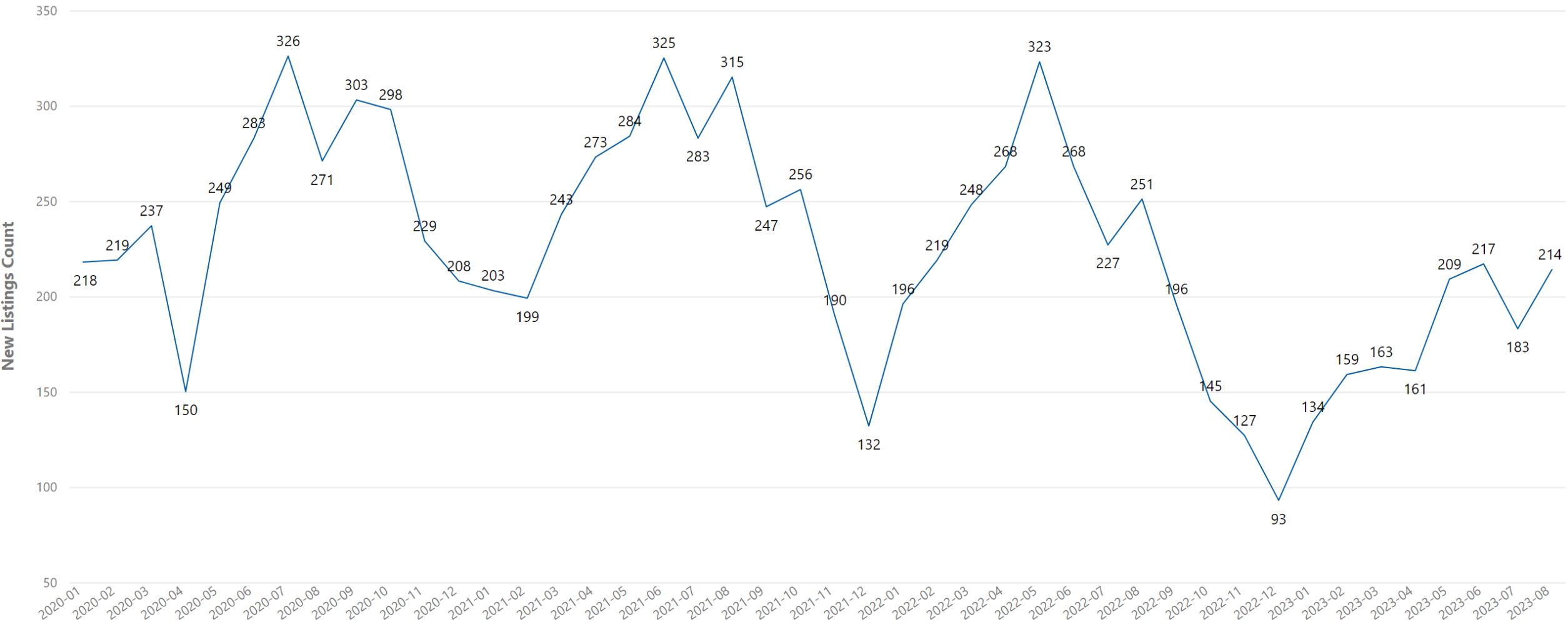
City	Median Sale Price	Median Sale Price Last Year	% Median Sale Price Change
Del Rey Oaks	\$675,000		N/A
Pacific Grove	\$2,680,000	\$1,022,500	162%
King City	\$405,000	\$220,000	84%
Carmel	\$1,170,000	\$749,000	56%
Marina	\$805,000	\$560,000	44%
Monterey	\$820,000	\$710,000	15%

Monterey County - Decreased Median Price

City	Median Sale Price	Median Sale Price Last Year	% Median Sale Price Change
Salinas	\$367,000	\$505,000	-27%

Monterey County - New Listings

CountyName ● Monterey



Monterey County - Increased New Listings

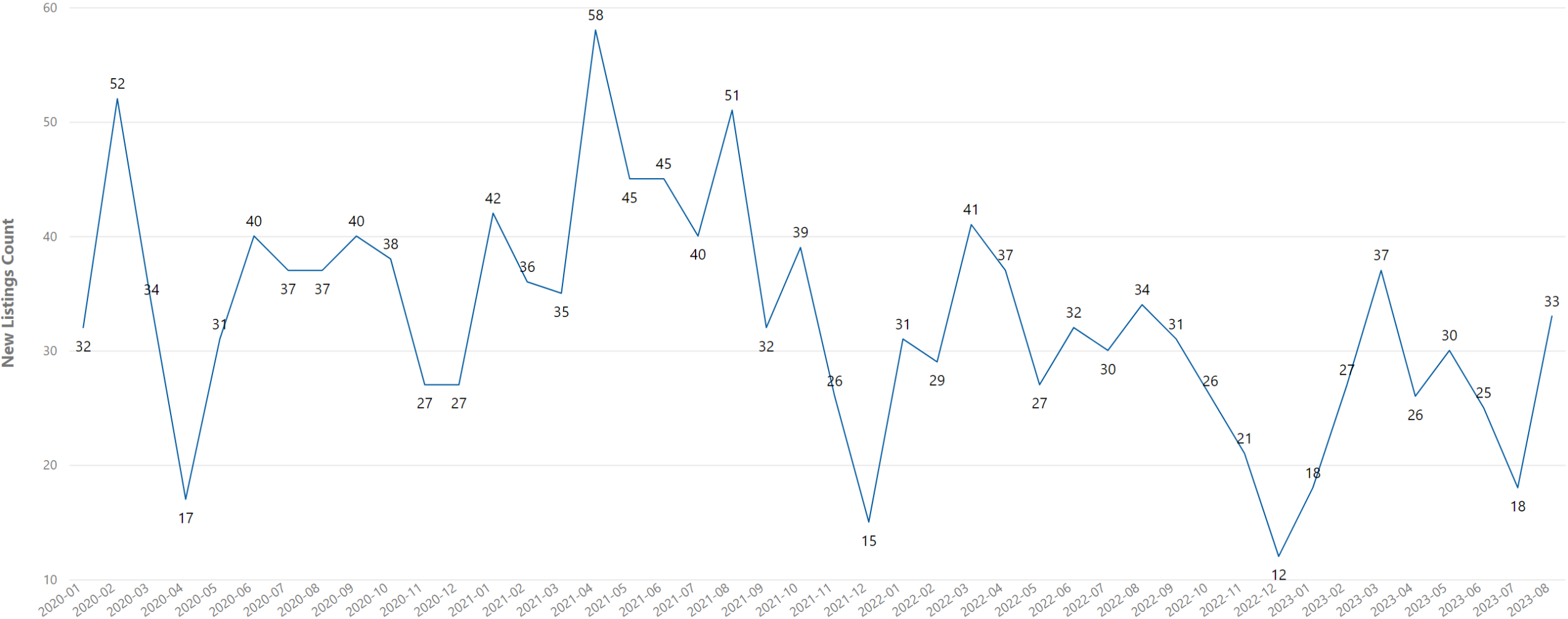
City	New Listings This Year	New Listings Last Year	% New Listings Change
Big Sur	2	0	N/A
Monterey	22	15	47%
Carmel	34	25	36%
Carmel Valley	13	10	30%
Pebble Beach	12	10	20%
Chualar	2	1	100%
Castroville	1	1	0%
Prunedale	1	1	0%

Monterey County - Decreased New Listings

City	New Listings This Year	New Listings Last Year	% New Listings Change
Del Rey Oaks	1	4	-75%
Marina	7	22	-68%
Soledad	6	13	-54%
Greenfield	5	10	-50%
Seaside	11	17	-35%
East Garrison	3	4	-25%
Gonzales	3	4	-25%
Salinas	70	82	-15%
King City	7	8	-13%
Pacific Grove	12	13	-8%

Monterey County - New Listings

CountyName ● Monterey



Monterey County - Increased New Listings

City	New Listings This Year	New Listings Last Year	% New Listings Change
Del Rey Oaks	1	0	N/A
Carmel Valley	2	0	N/A
Soledad	2	0	N/A
Pacific Grove	5	1	400%
King City	2	1	100%
Marina	2	1	100%

Monterey County - Decreased New Listings

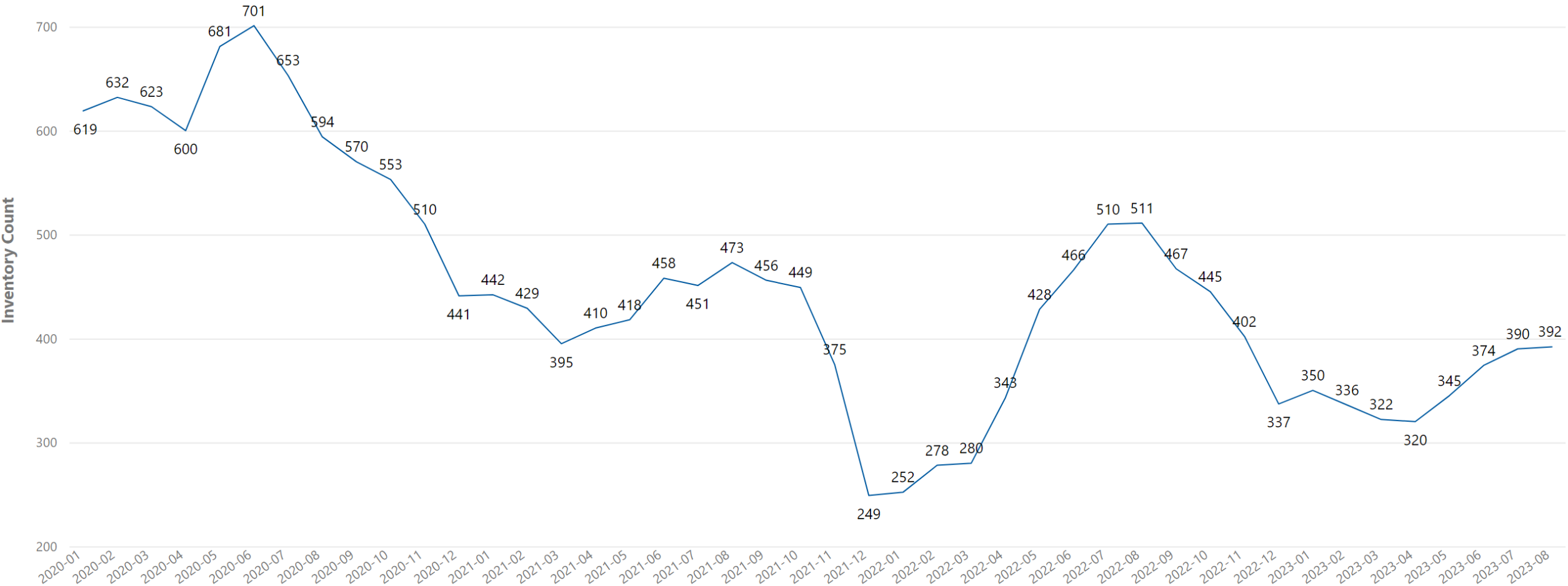
City	New Listings This Year	New Listings Last Year	% New Listings Change
Salinas	8	12	-33%
Carmel	5	7	-29%
Monterey	6	8	-25%

Monterey County – New Listings Week Ending 09/02/2023



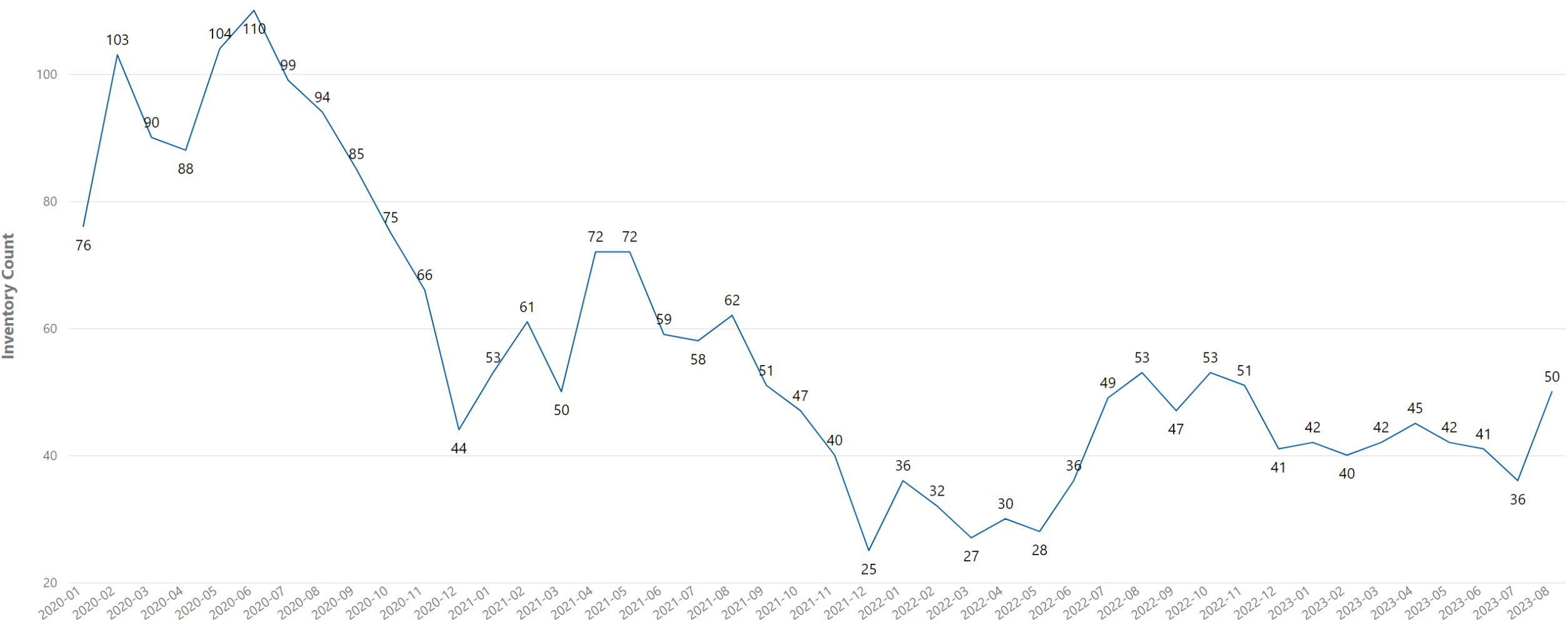
Monterey County - Inventory

CountyName ● Monterey



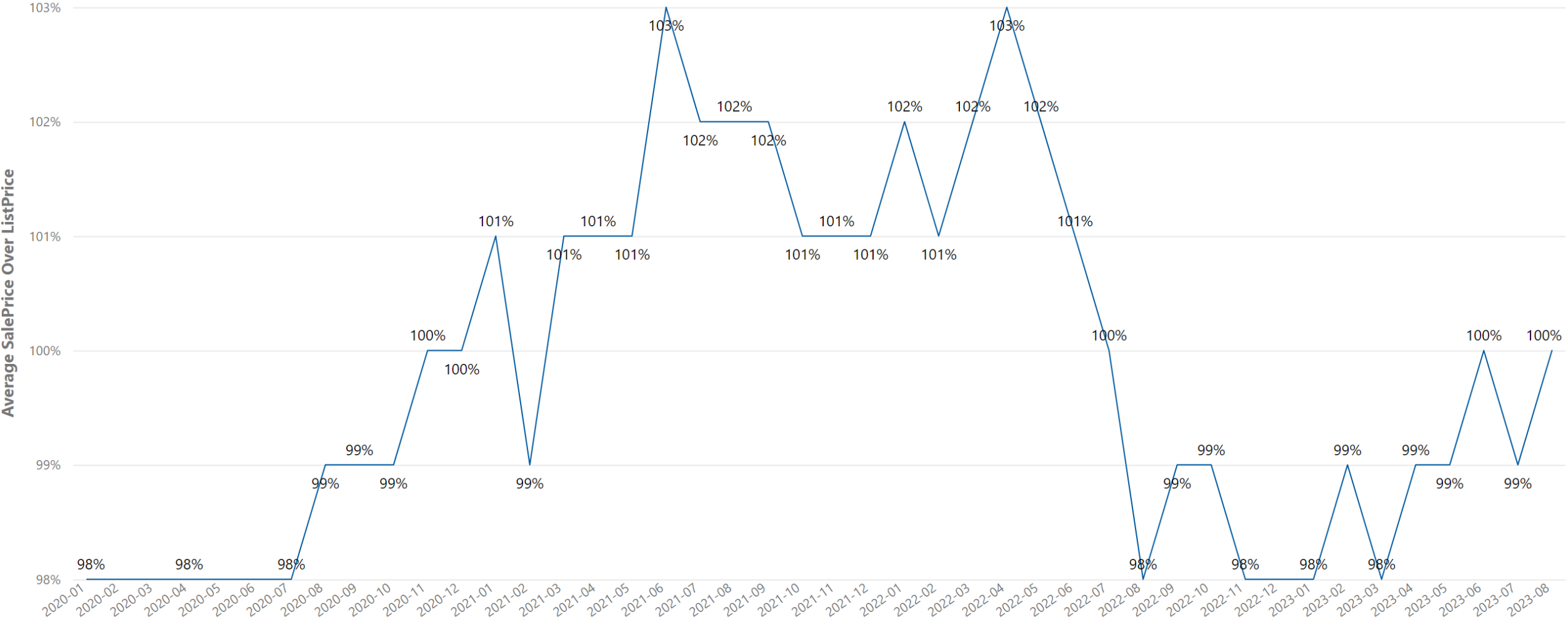
Monterey County - Inventory

CountyName ● Monterey



Monterey County - Average Sale Price Over List Price

CountyName ● Monterey



Monterey County - Increased Sale To List Price

City	Sale Over List Price	Sale Over List Price Last Year	% Sale Over List Price Change
CORRAL DE TIERRA	96%		N/A
Del Rey Oaks	107%		N/A
San Ardo	96%		N/A
San Lucas	96%		N/A
Spreckels	107%	97%	10%
Gonzales	102%	97%	5%
Carmel	98%	94%	4%
Carmel Valley	97%	94%	3%
Pebble Beach	98%	95%	3%
Seaside	100%	98%	2%
Pacific Grove	101%	99%	2%
Soledad	101%	99%	2%
Greenfield	98%	97%	1%
Salinas	101%	100%	1%
Marina	99%	99%	0%

Data as of 9/6/2023

Aculist@2023

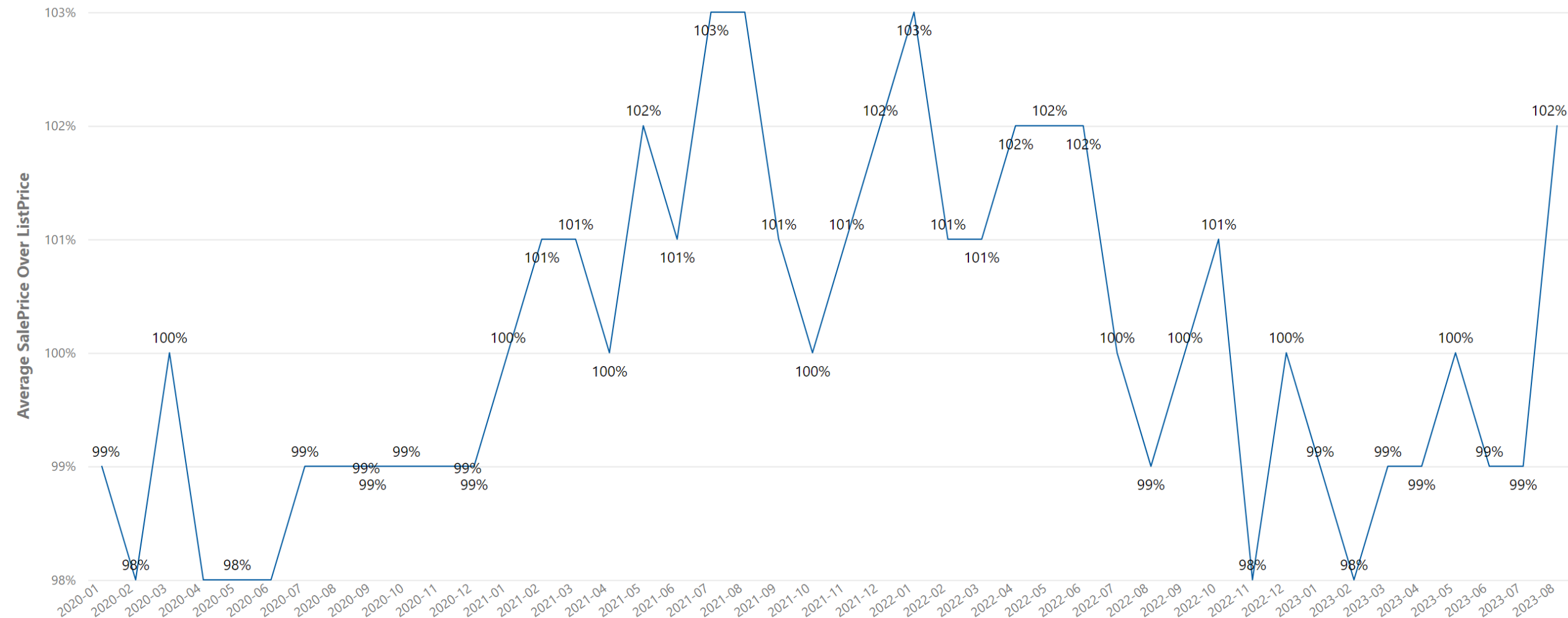
Residential Single Family: August 2022/2023

Monterey County - Decreased Sale To List Price

City	Sale Over List Price	Sale Over List Price Last Year	% Sale Over List Price Change
King City	99%	102%	-3%
Royal Oaks	97%	99%	-2%
Monterey	98%	99%	-1%
East Garrison	99%	100%	-1%

Monterey County - Average Sale Price Over List Price

CountyName ● Monterey



Monterey County - Increased Sale To List Price

City	Sale Over List Price	Sale Over List Price Last Year	% Sale Over List Price Change
Del Rey Oaks	100%		N/A
King City	99%	88%	13%
Monterey	110%	100%	10%
Marina	99%	96%	3%
Salinas	101%	98%	3%

Monterey County - Decreased Sale To List Price

City	Sale Over List Price	Sale Over List Price Last Year	% Sale Over List Price Change
Carmel	97%	102%	-5%
Pacific Grove	100%	102%	-2%

Thank You

