

# Santa Clara County Market Minute Update



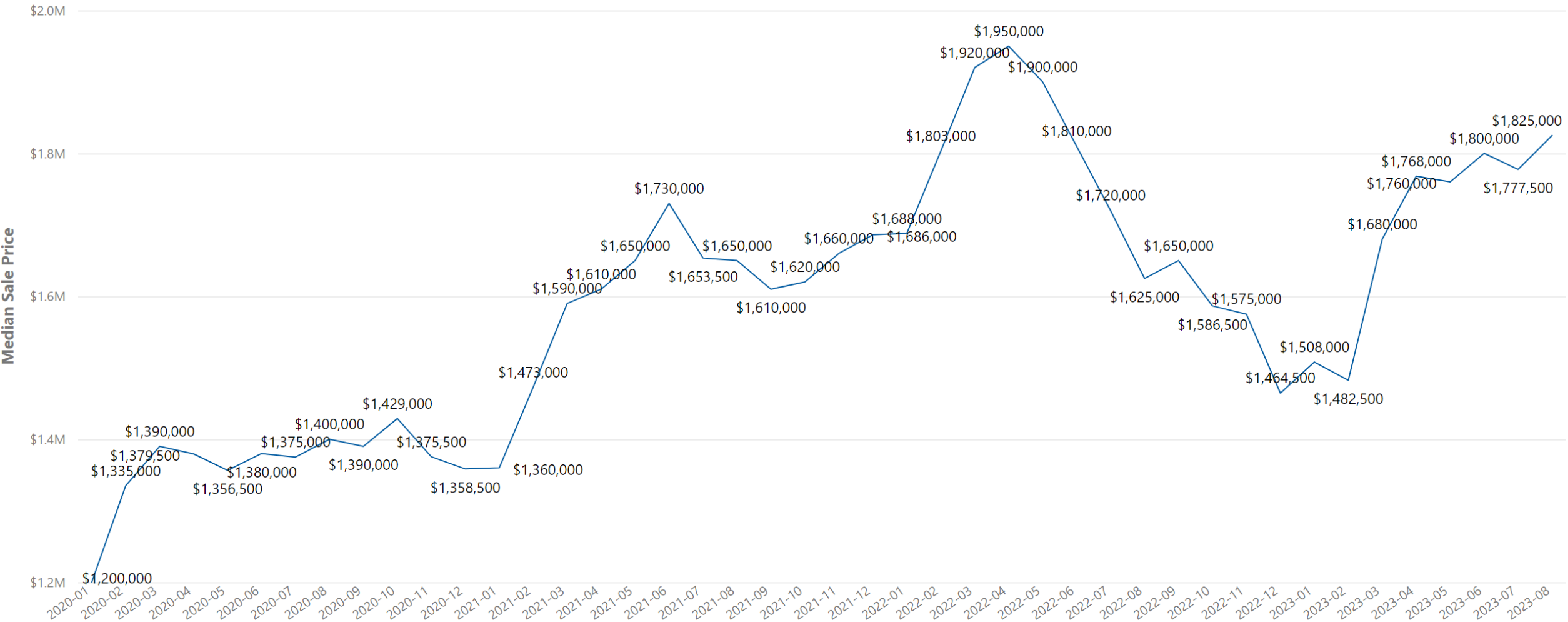
Statistics

**September 2023**

POWER ON  
POWER OFF  
EMAIL  
INTERNET  
WORLD  
NO  
SEARCH

# Santa Clara County - Median Sale Price

CountyName ● Santa Clara



# Santa Clara County - Increased Median Price

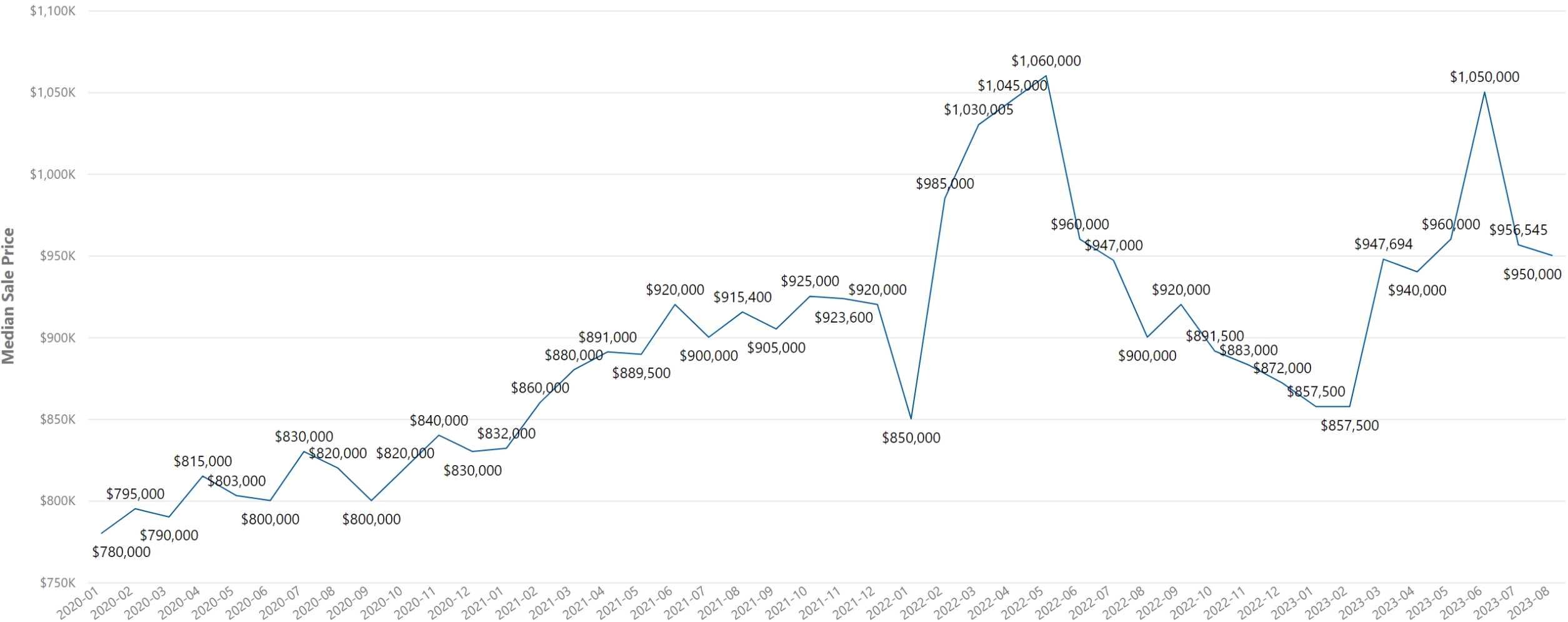
City	Median Sale Price	Median Sale Price Last Year	% Median Sale Price Change
San Martin	\$2,100,000	\$1,332,500	58%
Los Altos Hills	\$5,750,000	\$4,190,000	37%
Los Altos	\$4,350,000	\$3,800,000	14%
Cupertino	\$3,050,000	\$2,700,000	13%
Palo Alto	\$3,825,000	\$3,400,000	13%
Saratoga	\$4,275,000	\$3,800,000	13%
Morgan Hill	\$1,460,000	\$1,300,000	12%
San Jose	\$1,572,120	\$1,400,000	12%
Monte Sereno	\$3,450,000	\$3,075,000	12%
Santa Clara	\$1,900,000	\$1,700,000	12%
Campbell	\$1,925,000	\$1,735,000	11%
Milpitas	\$1,642,889	\$1,512,500	9%
Sunnyvale	\$2,140,000	\$2,032,500	5%
Los Gatos	\$2,471,000	\$2,350,000	5%

## Santa Clara County - Decreased Median Price

City	Median Sale Price	Median Sale Price Last Year	% Median Sale Price Change
Alviso	\$710,000	\$1,340,000	-47%
Mountain View	\$2,625,000	\$2,825,000	-7%
Gilroy	\$1,087,000	\$1,159,000	-6%

# Santa Clara County - Median Sale Price

CountyName ● Santa Clara



# Santa Clara County - Increased Median Price

City	Median Sale Price	Median Sale Price Last Year	% Median Sale Price Change
Los Altos	\$1,501,000	\$1,260,000	19%
Gilroy	\$500,000	\$435,000	15%
San Jose	\$850,000	\$763,500	11%
Mountain View	\$1,390,000	\$1,270,000	9%
Santa Clara	\$875,000	\$832,500	5%
Morgan Hill	\$925,000	\$896,000	3%
Los Gatos	\$1,230,000	\$1,200,000	2%
Palo Alto	\$1,600,000	\$1,575,000	2%
Campbell	\$913,000	\$905,000	1%

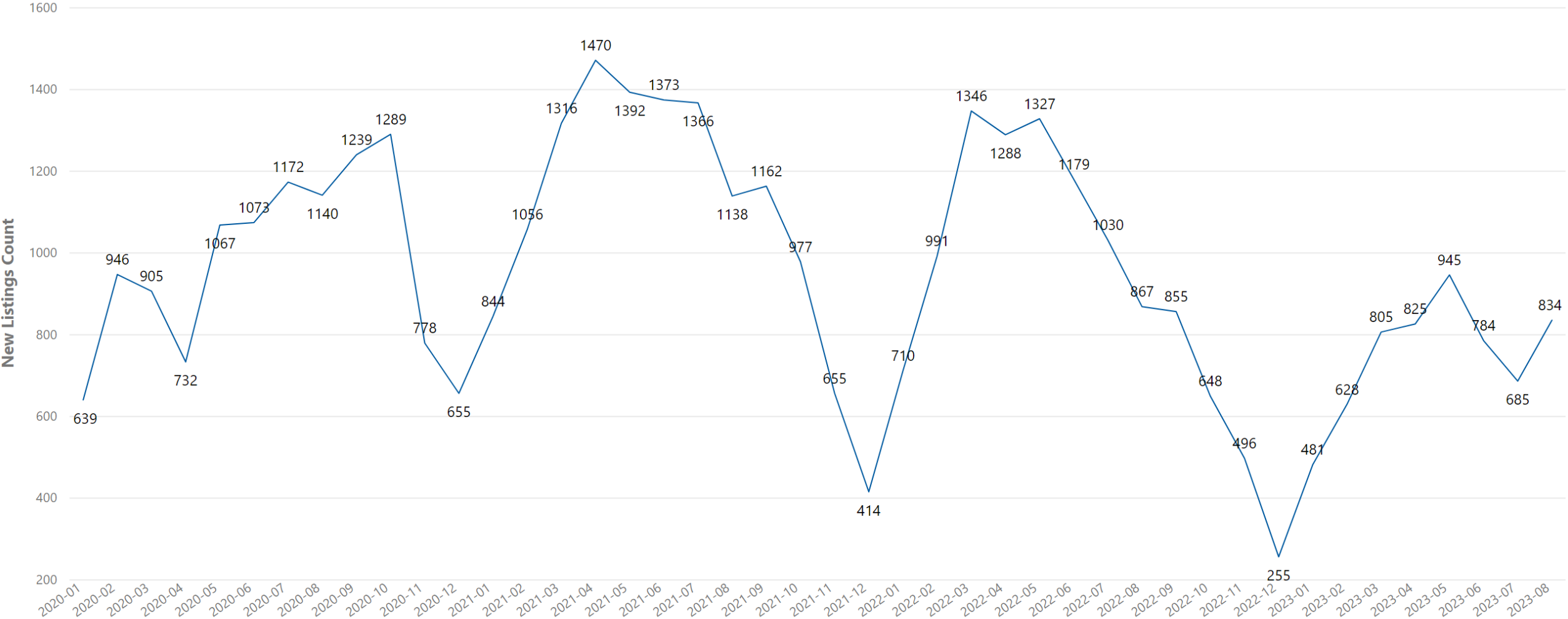
## Santa Clara County - Decreased Median Price

City	Median Sale Price	Median Sale Price Last Year	% Median Sale Price Change
Saratoga	\$1,280,000	\$1,425,000	-10%
Milpitas	\$1,089,000	\$1,145,000	-5%
Cupertino	\$1,265,000	\$1,305,875	-3%
Sunnyvale	\$1,382,808	\$1,400,000	-1%



# Santa Clara County - New Listings

CountyName ● Santa Clara





# Santa Clara County - Increased New Listings

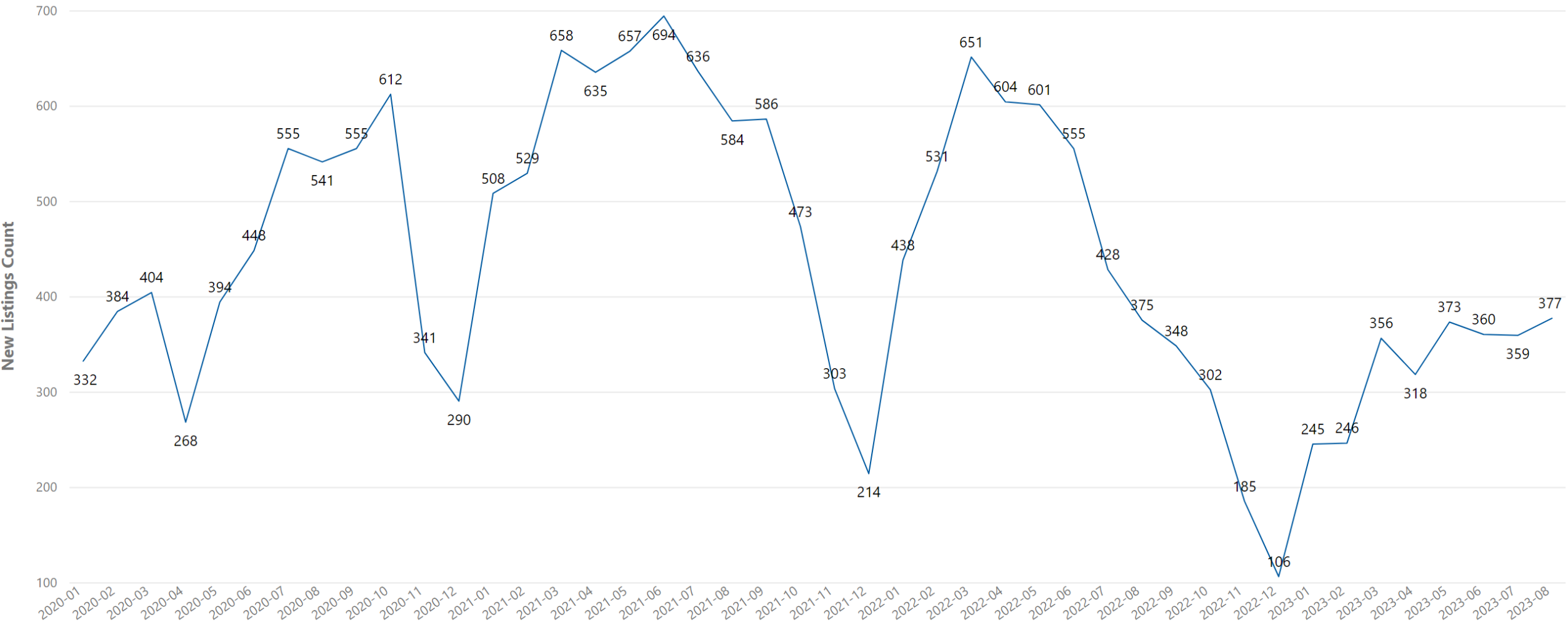
City	New Listings This Year	New Listings Last Year	% New Listings Change
San Martin	3	1	200%
Los Altos Hills	9	5	80%
Monte Sereno	6	4	50%
Mountain View	29	20	45%
Los Gatos	47	33	42%
Milpitas	23	23	0%
Santa Clara	46	46	0%

# Santa Clara County - Decreased New Listings

City	New Listings This Year	New Listings Last Year	% New Listings Change
Los Altos	20	27	-26%
Morgan Hill	37	45	-18%
Campbell	25	30	-17%
Palo Alto	36	42	-14%
Saratoga	16	18	-11%
Cupertino	26	29	-10%
San Jose	428	458	-7%
Gilroy	38	40	-5%
Sunnyvale	45	46	-2%

# Santa Clara County - New Listings

CountyName ● Santa Clara



## Santa Clara County - Increased New Listings

City	New Listings This Year	New Listings Last Year	% New Listings Change
Los Gatos	20	7	186%
Gilroy	8	4	100%
Milpitas	27	19	42%
Morgan Hill	7	5	40%
Mountain View	32	23	39%
Santa Clara	30	25	20%
Los Altos	9	9	0%

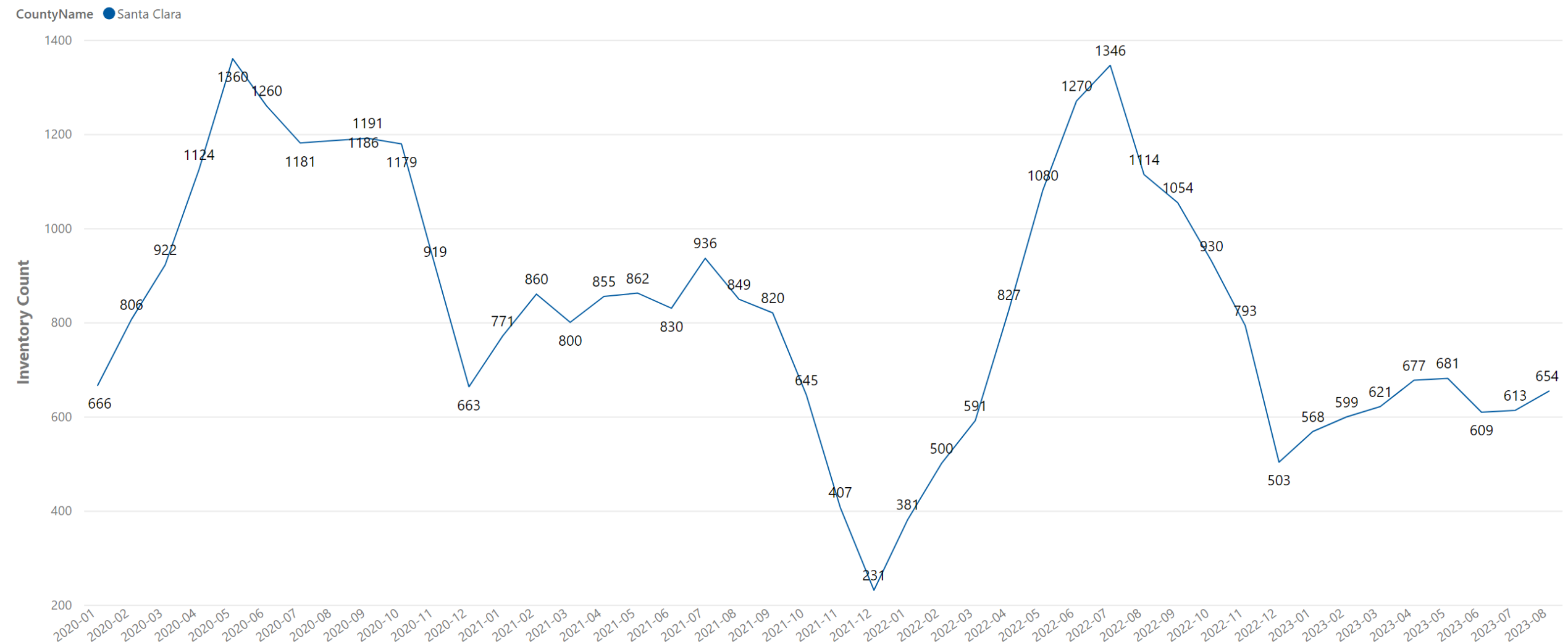
## Santa Clara County - Decreased New Listings

City	New Listings This Year	New Listings Last Year	% New Listings Change
Saratoga	1	5	-80%
Cupertino	8	15	-47%
Palo Alto	10	14	-29%
Sunnyvale	26	33	-21%
Campbell	10	12	-17%
San Jose	189	204	-7%

# Santa Clara County – New Listings Week Ending 09/02/2023

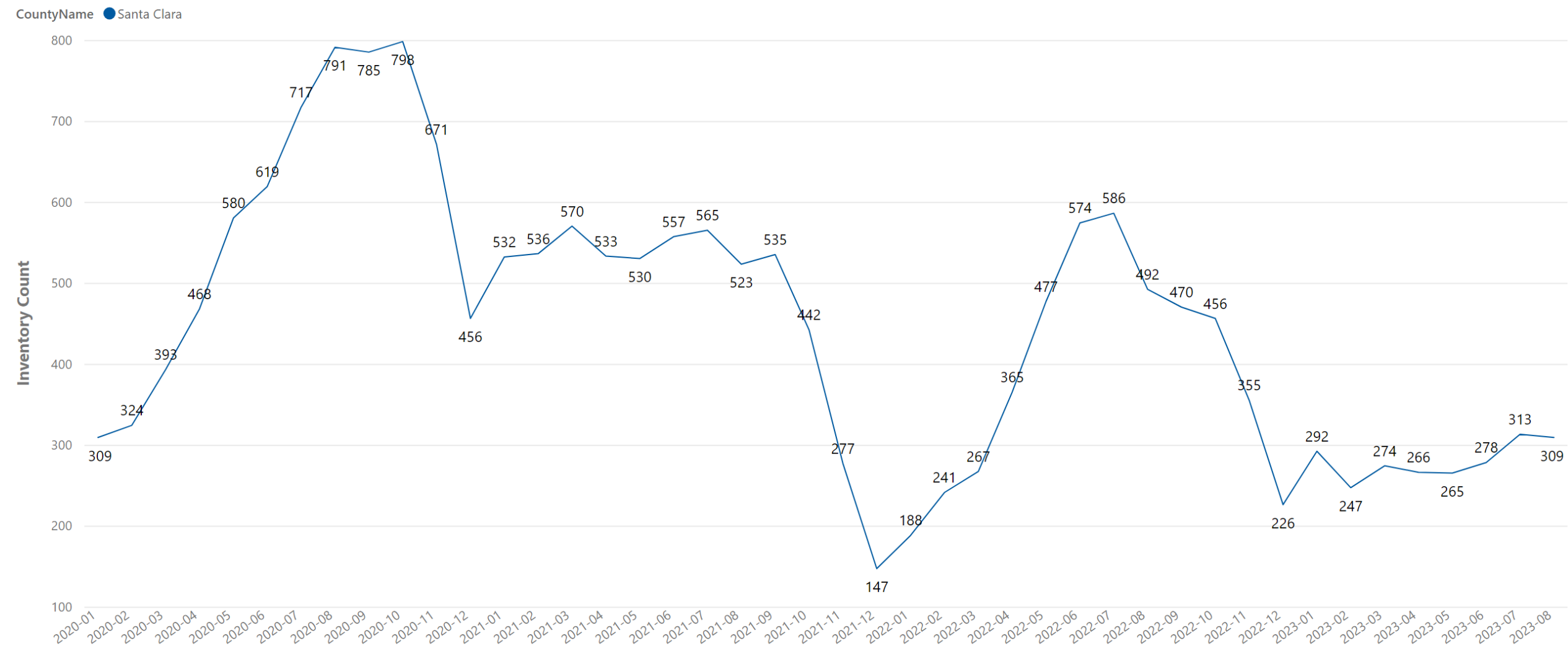


# Santa Clara County - Inventory



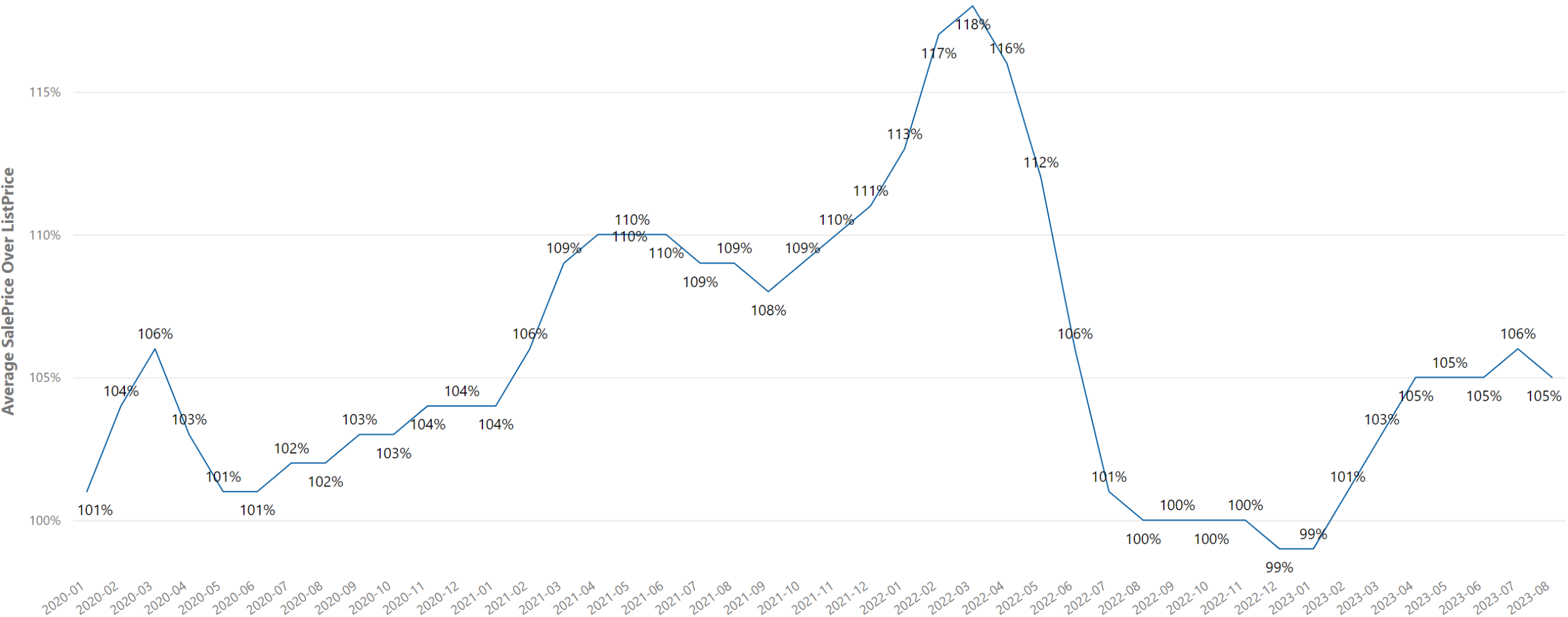


# Santa Clara County - Inventory



# Santa Clara County - Average Sale Price Over List Price

CountyName ● Santa Clara



# Santa Clara County - Increased Sale To List Price

City	Sale Over List Price	Sale Over List Price Last Year	% Sale Over List Price Change
Los Altos Hills	106%	94%	13%
Monte Sereno	111%	100%	11%
Santa Clara	112%	101%	11%
Cupertino	112%	102%	10%
Sunnyvale	107%	99%	8%
Mountain View	107%	101%	6%
Saratoga	101%	96%	5%
Milpitas	105%	100%	5%
San Jose	105%	100%	5%
Campbell	106%	102%	4%
Los Gatos	102%	99%	3%
Gilroy	101%	99%	2%
Palo Alto	103%	101%	2%
Los Altos	101%	100%	1%
Morgan Hill	99%	99%	0%

Data as of 9/6/2023

Aculist@2023

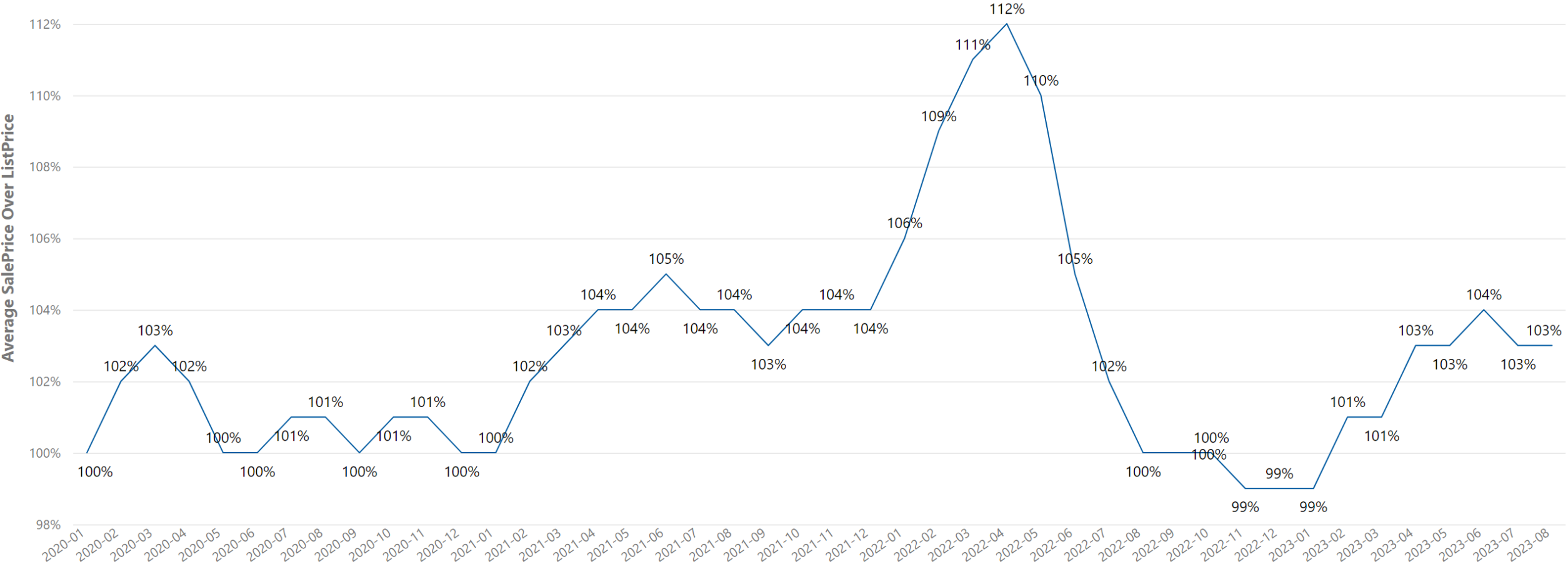
Residential Single Family: August 2022/2023

## Santa Clara County - Decreased Sale To List Price

City	Sale Over List Price	Sale Over List Price Last Year	% Sale Over List Price Change
Alviso	101%	103%	-2%
San Martin	101%	103%	-2%

# Santa Clara County - Average Sale Price Over List Price

CountyName ● Santa Clara



# Santa Clara County - Increased Sale To List Price

City	Sale Over List Price	Sale Over List Price Last Year	% Sale Over List Price Change
Stanford	100%		N/A
Los Altos	110%	96%	15%
Los Gatos	105%	98%	7%
Campbell	103%	98%	5%
Gilroy	104%	99%	5%
Milpitas	104%	100%	4%
San Jose	104%	100%	4%
Sunnyvale	103%	100%	3%
Saratoga	98%	96%	2%
Santa Clara	103%	101%	2%
Mountain View	102%	101%	1%

Data as of 9/6/2023

Aculist@2023

Residential Common Interest: August 2022/2023

## Santa Clara County - Decreased Sale To List Price

City	Sale Over List Price	Sale Over List Price Last Year	% Sale Over List Price Change
Cupertino	101%	104%	-3%
Palo Alto	98%	100%	-2%
Morgan Hill	100%	101%	-1%

Data as of 9/6/2023

Aculist@2023

Residential Common Interest: August 2022/2023



# Thank You

