

# Santa Clara County Market Minute Update



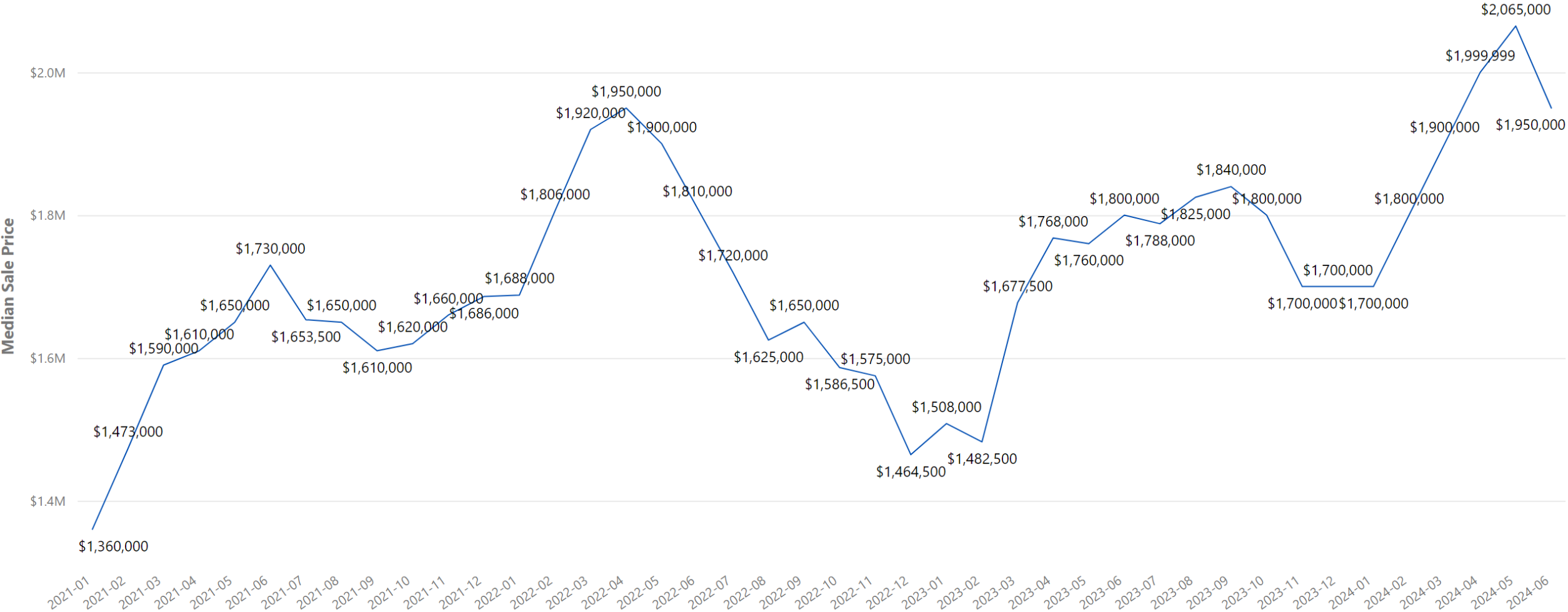
Statistics

July 2024

POWER ON  
POWER OFF  
EMAIL  
INTERNET  
WORLD  
NO  
SEARCH

# Santa Clara County - Median Sale Price

CountyName ● Santa Clara



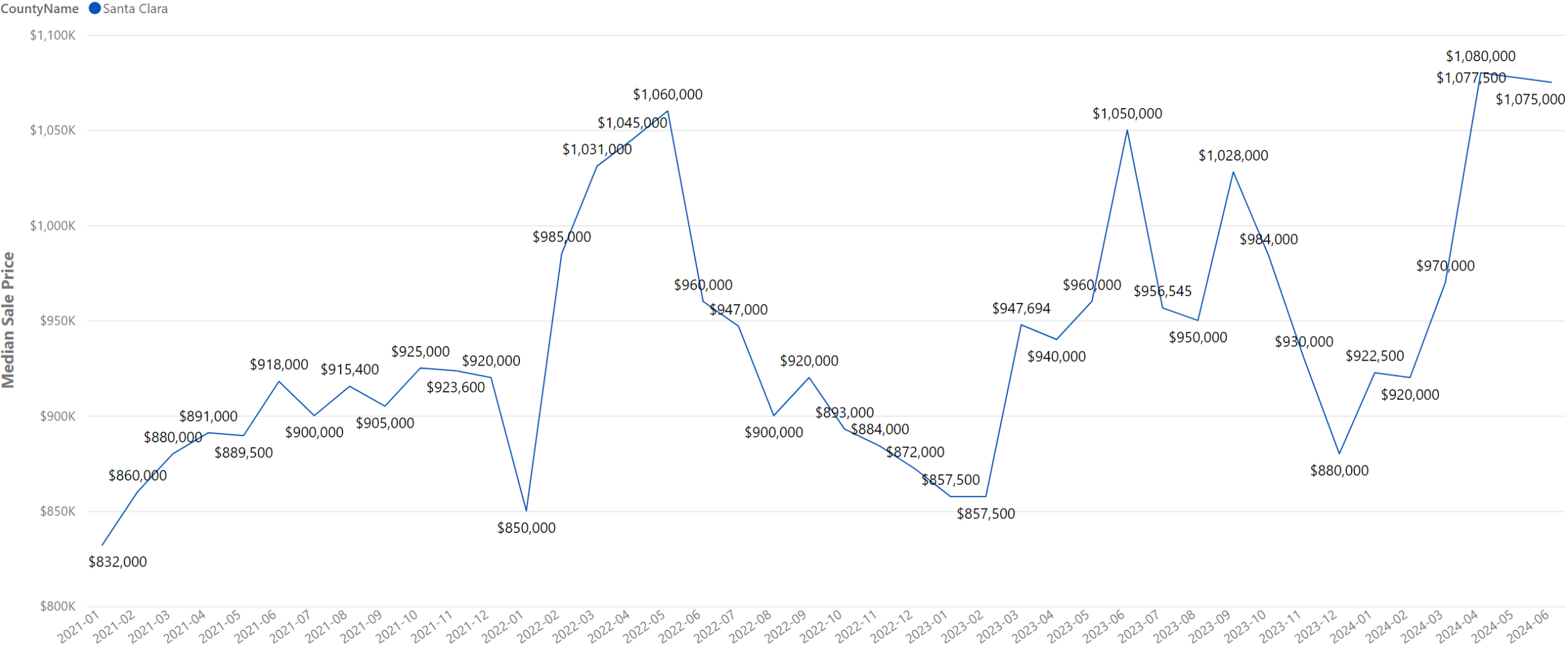
# Santa Clara County - Increased Median Price

City	Median Sale Price	Median Sale Price Last Year	% Med Price Change
Alviso	\$1,206,500	\$0	N/A
Monte Sereno	\$5,075,000	\$3,425,000	48%
Los Altos	\$4,680,000	\$3,850,000	22%
Palo Alto	\$3,900,000	\$3,400,000	15%
Gilroy	\$1,129,444	\$1,000,000	13%
Sunnyvale	\$2,650,000	\$2,350,000	13%
Santa Clara	\$1,895,000	\$1,700,000	11%
San Jose	\$1,700,000	\$1,580,000	8%
Los Gatos	\$3,301,500	\$3,099,444	7%
Milpitas	\$1,613,500	\$1,555,000	4%
Campbell	\$2,034,000	\$1,999,000	2%
Mountain View	\$2,525,000	\$2,500,000	1%
Saratoga	\$4,000,000	\$3,970,000	1%
Morgan Hill	\$1,530,000	\$1,520,000	1%

## Santa Clara County - Decreased Median Price

City	Median Sale Price	Median Sale Price Last Year	% Median Sale Price Change
San Martin	\$1,550,000	\$2,312,500	-33%
Cupertino	\$2,880,000	\$3,173,000	-9%
Los Altos Hills	\$6,625,000	\$6,944,500	-5%

# Santa Clara County - Median Sale Price



## Santa Clara County - Increased Median Price

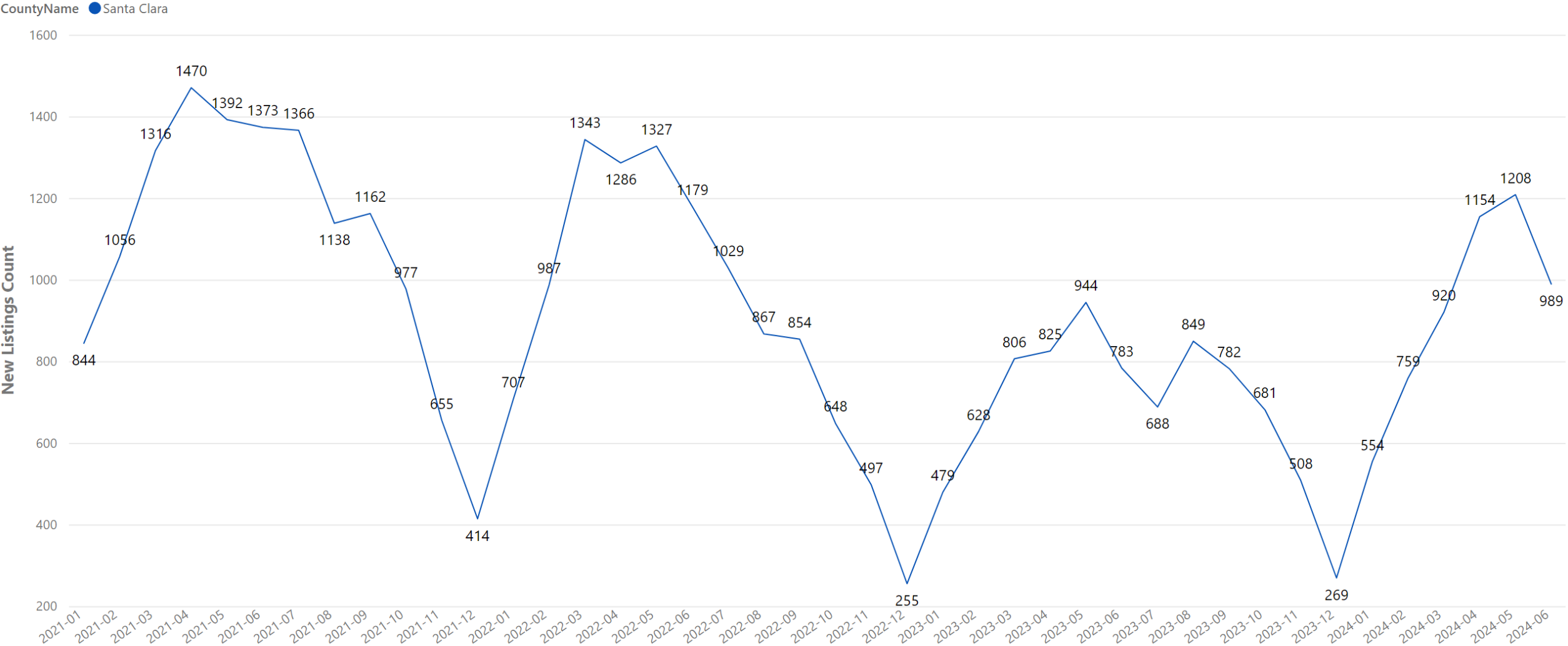
City	Median Sale Price	Median Sale Price Last Year	% Med Price Change
Sunnyvale	\$1,525,000	\$1,250,000	22%
Cupertino	\$1,530,000	\$1,266,444	21%
Los Altos	\$1,850,000	\$1,675,000	10%
Santa Clara	\$1,254,500	\$1,160,000	8%
Campbell	\$1,225,830	\$1,137,500	8%
Milpitas	\$1,235,500	\$1,175,000	5%
Saratoga	\$1,417,500	\$1,350,000	5%
Los Gatos	\$1,600,000	\$1,527,500	5%

## Santa Clara County - Decreased Median Price

City	Median Sale Price	Median Sale Price Last Year	% Median Sale Price Change
Palo Alto	\$1,325,000	\$1,575,000	-16%
Mountain View	\$1,235,000	\$1,400,000	-12%
Gilroy	\$744,000	\$790,000	-6%
Morgan Hill	\$875,000	\$907,500	-4%
San Jose	\$870,000	\$871,000	0%



# Santa Clara County - New Listings





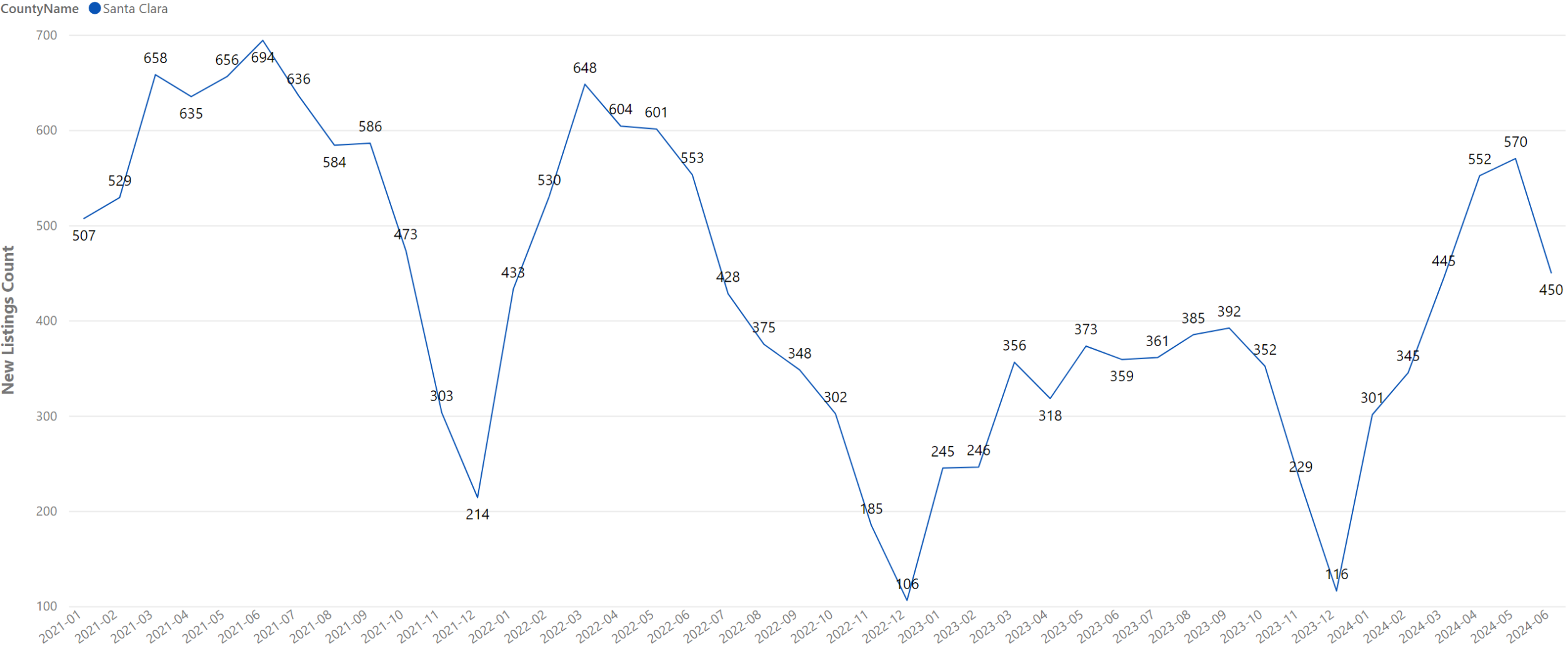
# Santa Clara County - Increased New Listings

City	New Listings This Year	New Listings Last Year	% New Listings Change
Alviso	1	0	N/A
San Martin	4	1	300%
Saratoga	34	17	100%
Morgan Hill	57	30	90%
Los Altos Hills	15	8	88%
Los Gatos	46	29	59%
Sunnyvale	65	45	44%
San Jose	494	392	26%
Mountain View	27	22	23%
Cupertino	23	19	21%
Gilroy	65	54	20%
Santa Clara	47	40	18%
Los Altos	25	24	4%
Campbell	26	25	4%
Monte Sereno	4	4	0%

# Santa Clara County - Decreased New Listings

City	New Listings This Year	New Listings Last Year	% New Listings Change
Palo Alto	26	43	-40%
Milpitas	29	30	-3%

# Santa Clara County - New Listings



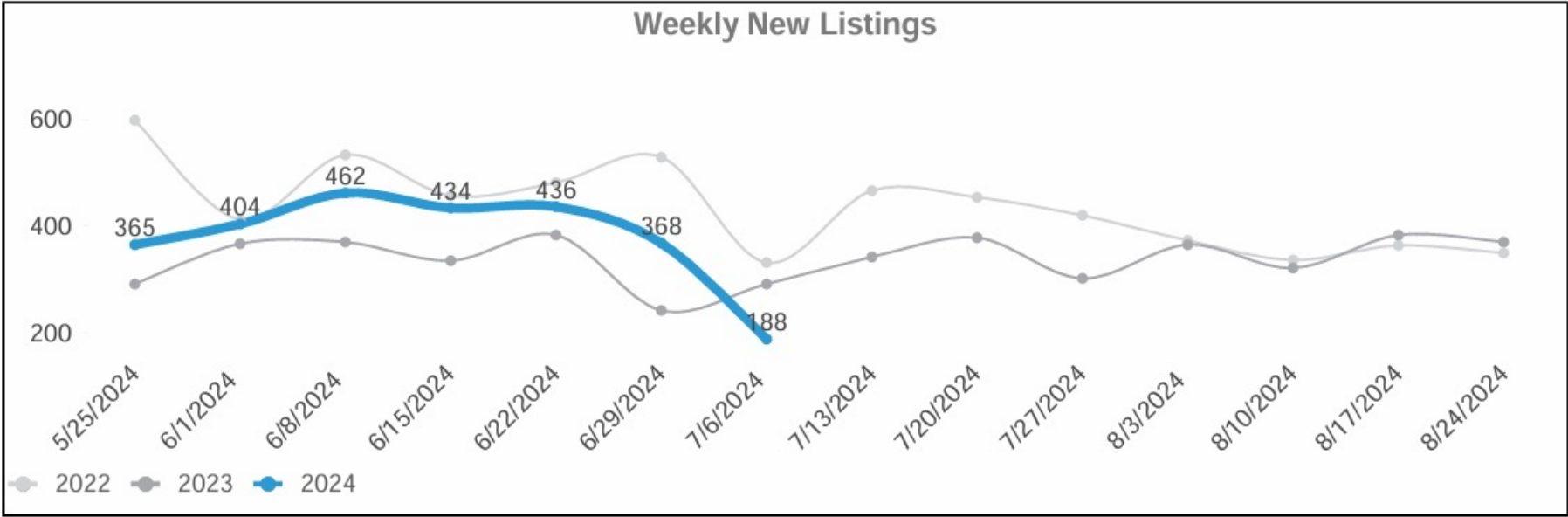
# Santa Clara County - Increased New Listings

City	New Listings This Year	New Listings Last Year	% New Listings Change
Cupertino	20	6	233%
Campbell	21	8	163%
Sunnyvale	47	24	96%
San Jose	235	183	28%
Santa Clara	29	23	26%
Milpitas	23	21	10%
Saratoga	4	4	0%
Los Altos	8	8	0%
Morgan Hill	13	13	0%

# Santa Clara County - Decreased New Listings

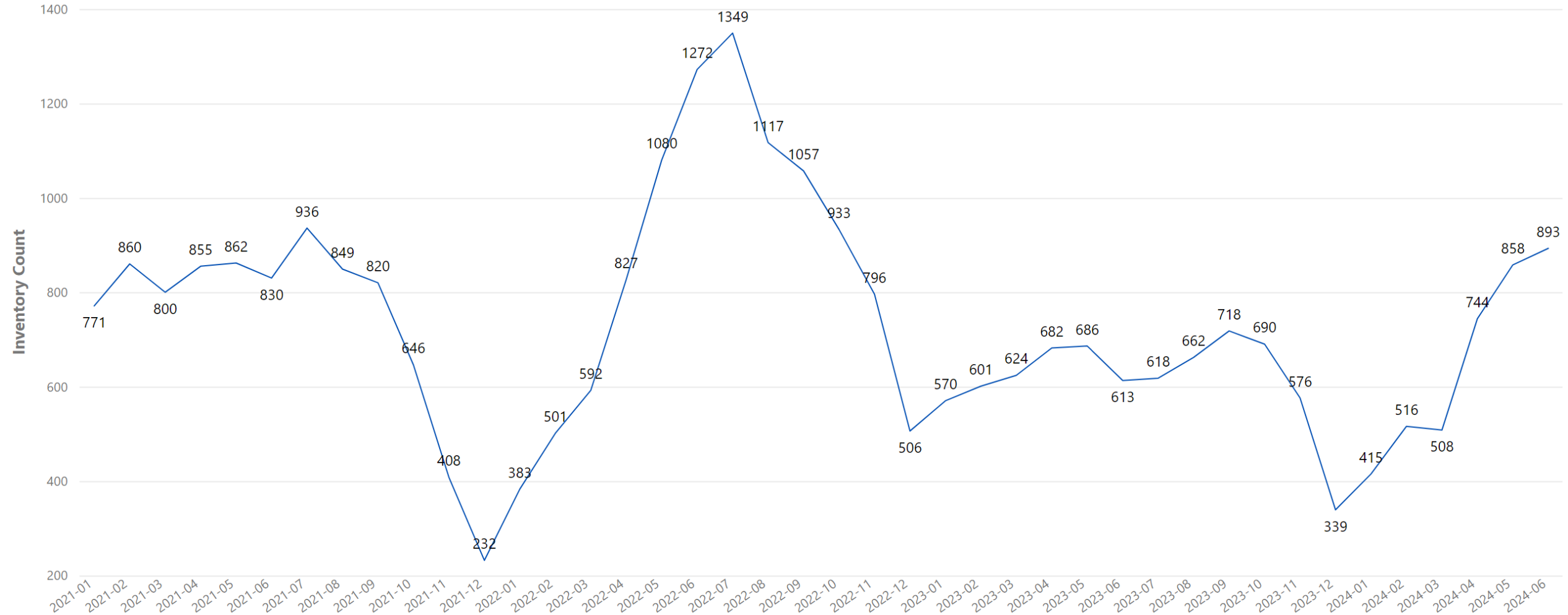
City	New Listings This Year	New Listings Last Year	% New Listings Change
Gilroy	1	6	-83%
Los Gatos	12	19	-37%
Palo Alto	10	15	-33%
Mountain View	26	28	-7%

# Santa Clara County – New Listings Week Ending 07/06/2024



# Santa Clara County - Inventory

CountyName ● Santa Clara



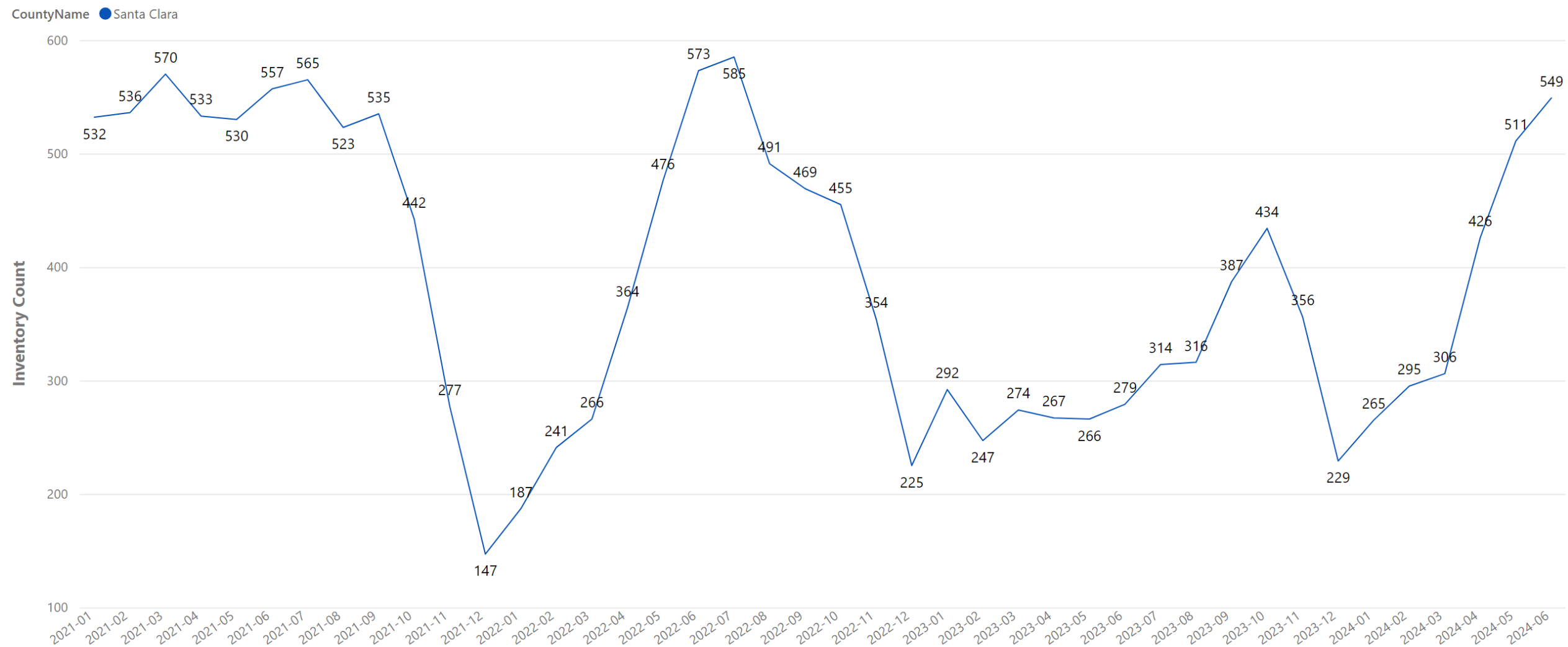
Data as of 7/8/2024

Aculist@2024

Residential Single Family: 2021-2024

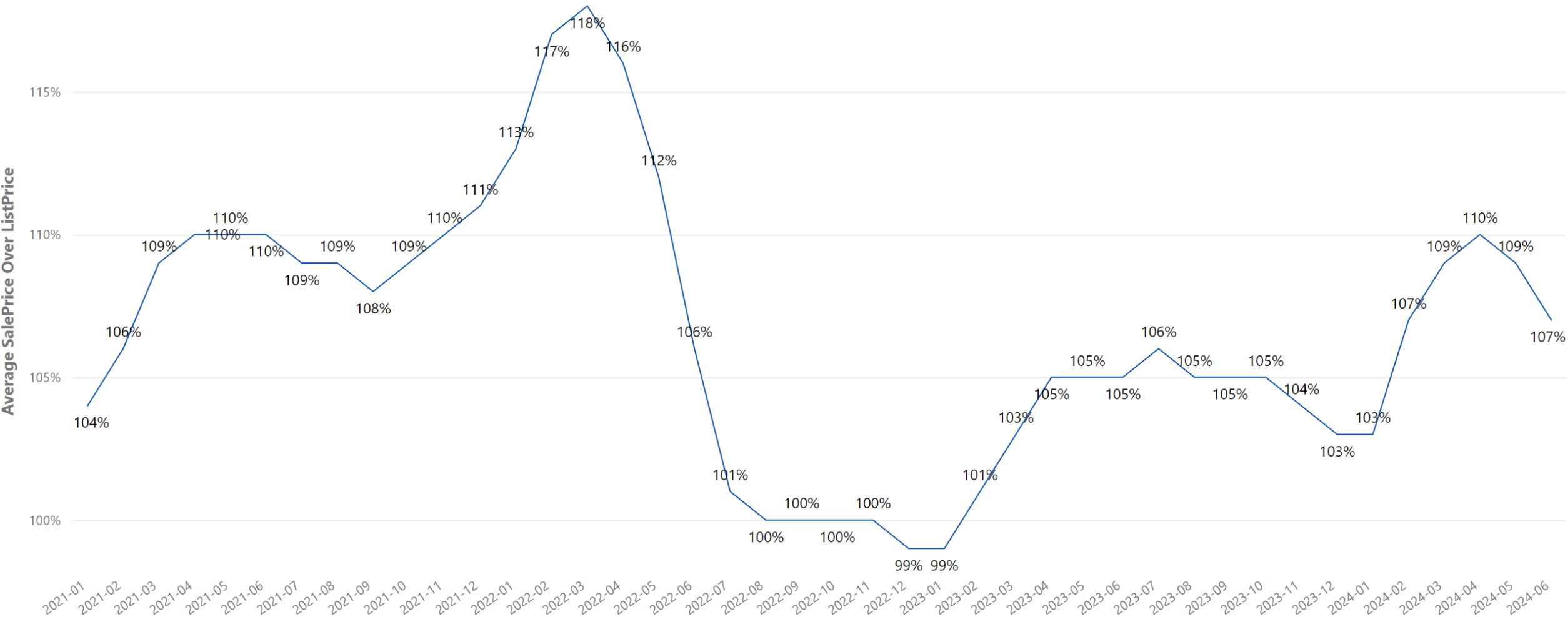


# Santa Clara County - Inventory



# Santa Clara County - Average Sale Price Over List Price

CountyName ● Santa Clara



# Santa Clara County - Increased Sale To List Price

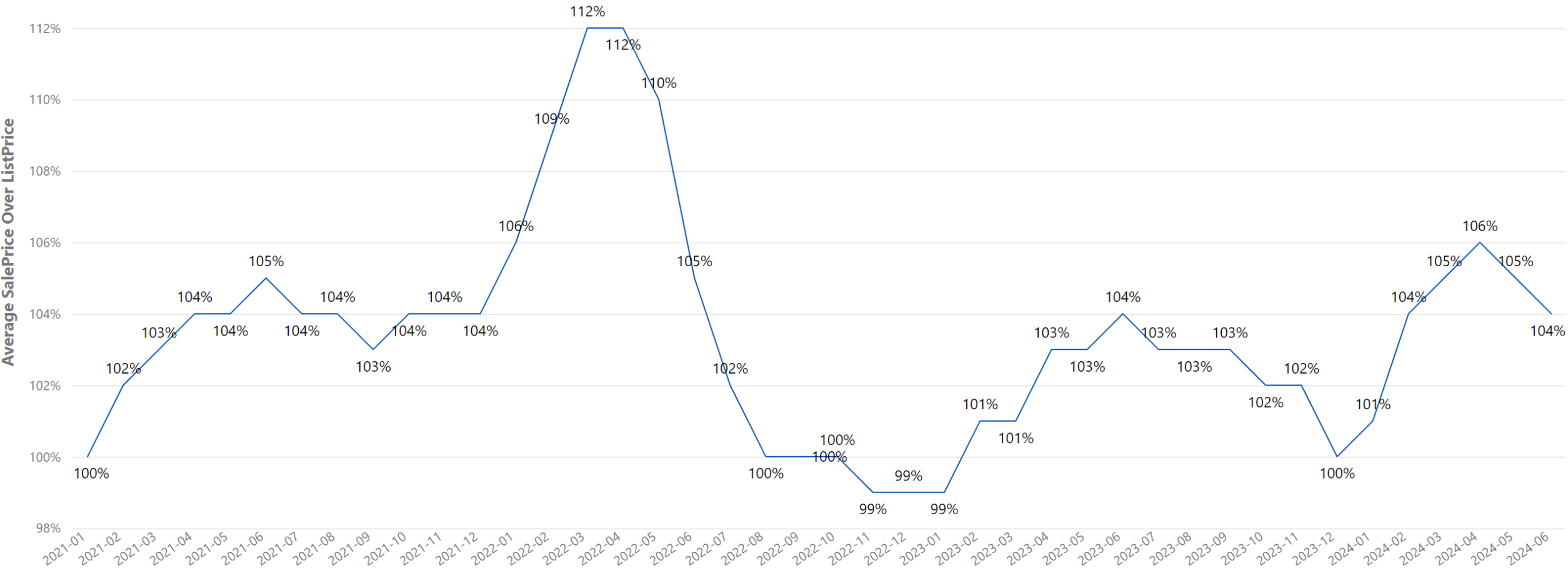
City	Sale Over List Price	Sale Over List Price Last year	% Sale Over List Price Change
Alviso	109%	0%	N/A
Cupertino	111%	104%	7%
Los Altos	110%	104%	6%
Los Gatos	104%	100%	4%
Palo Alto	105%	101%	4%
San Martin	99%	97%	2%
Milpitas	106%	104%	2%
Mountain View	108%	106%	2%
San Jose	108%	106%	2%
Sunnyvale	111%	109%	2%
Monte Sereno	99%	98%	1%
Saratoga	104%	103%	1%
Campbell	108%	107%	1%
Santa Clara	110%	109%	1%
Morgan Hill	103%	103%	0%

# Santa Clara County - Decreased Sale To List Price

City	Sale Over List Price	Sale Over List Price Last Year	% Sale Over List Price Change
Gilroy	101%	102%	-1%
Los Altos Hills	97%	98%	-1%

# 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
Campbell	108%	104%	4%
Sunnyvale	107%	104%	3%
Milpitas	107%	105%	2%
Morgan Hill	101%	100%	1%
Santa Clara	104%	103%	1%
Mountain View	105%	104%	1%
Los Gatos	102%	102%	0%
San Jose	104%	104%	0%

# 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	104%	107%	-3%
Gilroy	99%	102%	-3%
Palo Alto	99%	101%	-2%
Los Altos	100%	101%	-1%
Saratoga	102%	103%	-1%



# Thank You

