

PALO ALTO Home Sales (5/2018 vs 5/2017)

15-Month Market Trend Homes for 5/2018 compared to last year, Updated 6/9/18

PALO ALTO	2018	Change	Comment
Sale Price	\$3.396M	same	Same Sale Price
Avg Price/Sqft	\$1580	Increased 5%	Higher Price per sqft
Sold/List %	110%	Increased 5%	Higher Price over asking, 10% over asking
Number of Solds	39	Decreased 5%	
Days on Market	11	Decreased 48%	Average sold in 11 days
Months Inventory	0.8	Decreased 20%	Low inventory

- ◆ Slightly lower sale price with similiar compared to last year. Price per sqft at \$1580/sqft
- ◆ Average Sold\$/List\$ = 110%, which is 5% higher than last year, showing more competitive pricing. Buyers willing to pay 10 over asking in Palo Alto. Low inventory at 0.8 month available.



