

SANTA CLARA CITY Home Sales (5/2018 vs 5/2017)

15-Month Market Trend Homes for 5/2018 compared to 5/2017, Updated 6/9/18

SANTA CLARA CITY	2018	Change	Comment
Sale Price	\$1.687M	Increased 24%	Higher Sale Price
Avg Price/Sqft	\$994	Increased 19%	Higher Price per sqft,
Sold/List %	112%	Increased 2%	Higher Price over asking, 12% over asking
Number of Solds	55	Decreased 22%	
Days on Market	11	same	Average sold in 11 days
Months Inventory	0.9	Increased 29%	Very Low inventory

- ◆ Much higher sale price with 24% increase compared to last year. Price per sqft at \$994/sqft,
- ◆ Average Sold\$/List\$ = 112%, which is 2% higher than last year, showing more competitive pricing. Buyers willing to pay 12% over asking in Santa Clara City. Very low inventory at only 0.9 month available.



