

December 2025 :: Santa Clara County :: Single Family Residence

Area/City	New Listings	Cur Inv	# of Closed Sales	Ave. DOM	Ave. Price	Med. Price	Med \$/Sqft	% LP Rec'd	Total \$ Vol.
Alviso	0	0	2	32	990,000	990,000	667	89%	1,980,000
Campbell	8	3	13	12	2,082,461	2,140,000	1,263	107%	27,072,000
Cupertino	11	9	15	26	3,321,733	3,200,000	1,847	102%	49,826,000
Gilroy	13	44	24	34	1,110,370	1,082,500	538	99%	26,648,900
Los Altos	3	6	11	16	4,603,318	4,450,000	2,189	111%	50,636,500
Los Altos Hills	0	7	9	27	6,500,777	5,400,000	1,312	97%	58,507,000
Los Gatos	9	31	14	52	3,149,285	3,112,500	1,238	103%	44,090,000
Milpitas	8	15	8	19	1,658,361	1,450,500	972	103%	13,266,888
Monte Sereno	0	3	3	18	5,101,666	4,355,000	1,683	101%	15,305,000
Morgan Hill	17	36	20	34	1,499,632	1,305,000	653	98%	29,992,658
Mountain View	8	2	15	13	3,214,881	3,075,000	1,596	105%	48,223,221
Palo Alto	9	15	20	72	5,158,745	4,125,500	2,022	104%	103,174,915
San Jose	117	161	259	27	1,742,203	1,580,000	948	103%	451,230,654
San Martin	3	5	6	47	1,648,148	1,644,444	691	98%	9,888,888
Santa Clara	20	14	24	21	2,005,693	1,876,000	1,162	106%	48,136,640
Saratoga	3	11	21	30	4,520,790	4,260,000	1,670	102%	94,936,600
Sunnyvale	16	12	28	29	2,299,475	2,200,500	1,432	108%	64,385,311
Summary	245	375	492	29	2,311,587	\$1,800,000	\$1,046	103%	1,137,301,175

December 2025 :: Santa Clara County :: Condo & Townhome

Area/City	New Listings	Cur Inv	# of Closed Sales	Ave. DOM	Ave. Price	Med. Price	Med \$/Sqft	% LP Rec'd	Total \$ Vol.
Campbell	2	4	4	65	817,581	737,662	725	96%	3,270,324
Cupertino	0	2	5	28	1,581,984	1,635,000	928	99%	7,909,920
Gilroy	1	2	3	10	560,000	600,000	394	98%	1,680,000
Los Altos	0	9	1	155	1,740,000	1,740,000	1,545	97%	1,740,000
Los Gatos	3	11	11	20	1,053,715	955,000	716	100%	11,590,866
Milpitas	6	25	12	49	1,046,750	1,125,000	728	101%	12,561,000
Morgan Hill	9	29	12	48	908,154	893,256	558	100%	10,897,851
Mountain View	4	18	21	30	1,292,717	1,489,000	971	100%	27,147,057
Palo Alto	3	11	11	10	1,595,954	1,420,000	1,036	103%	17,555,500
San Jose	84	239	119	42	821,736	795,000	644	100%	97,786,669
Santa Clara	6	27	12	58	1,066,574	1,060,000	851	100%	12,798,888
Saratoga	3	3	5	32	2,094,430	2,027,385	1,004	100%	10,472,150
Stanford	0	1	0						
Sunnyvale	13	29	19	31	1,351,349	1400000	871	102%	25,675,637
Summary	134	410	235	39	1,025,897	\$920,187	\$709	100%	241,085,862