

# FEBRUARY 2018 MARKET REPORT

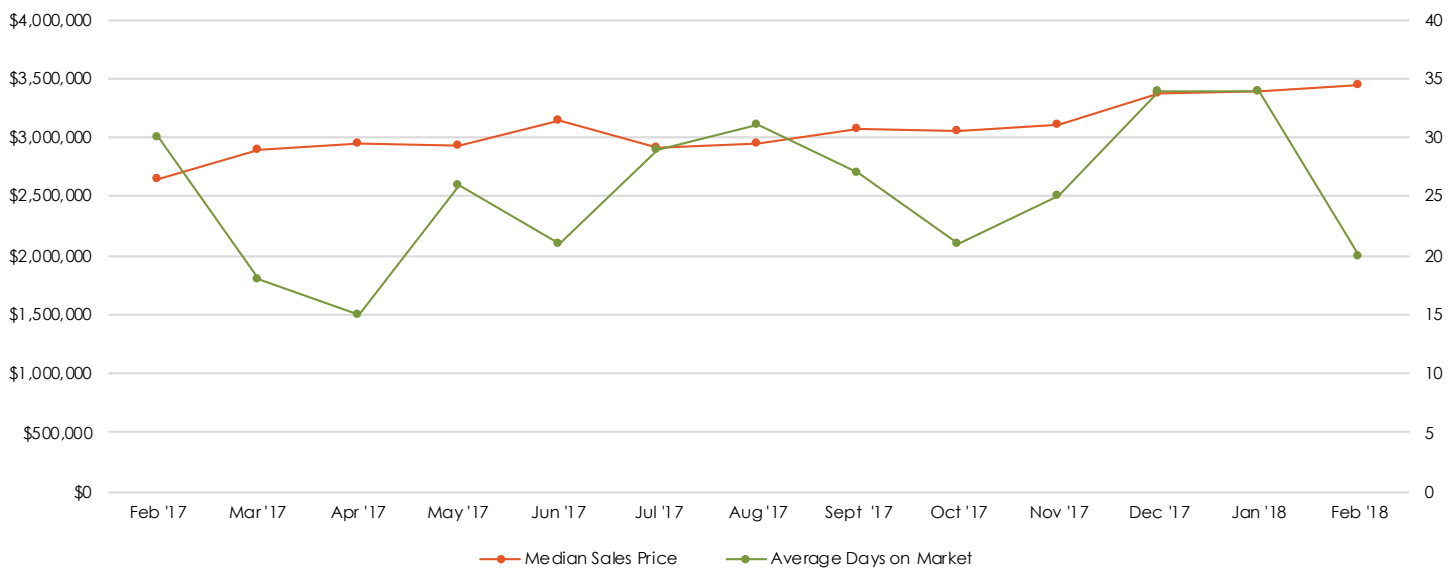
**PACIFIC  
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SILICON VALLEY > RESIDENCES

## YEAR-TO-YEAR ANALYSIS OF THE MARKET

	FEB-'18	FEB-'17	CHANGE
Median Sales Price	\$3,450,000	\$2,650,000	Up 30.2%
Average Days on Market	20	30	10 Days Faster
Number of Homes for Sale	218	223	Down 2.2%
Percent Under Contract	40.8%	31.8%	Up 9.0 Percentage Points
Average Sold Price/Original Price	108.2%	101.6%	Up 6.6%
Average Price per Square Foot	\$1,375	\$1,248	Up 10.2%

## MEDIAN SALES PRICE AND DAYS ON MARKET COMPARISON



Source: Terradatum, March 6, 2018

**Defining Silicon Valley:** Our real estate markets in Silicon Valley include the cities and towns of Atherton, Los Altos (excluding county area), Los Altos Hills, Menlo Park (excluding east of U.S. 101), Palo Alto, Portola Valley, and Woodside. Sales data in the table and chart above includes all single-family homes in these communities.