

Salinas 93908

ZIP code · CA · California > Monterey County > Salinas

BALANCED MARKET

\$1M

MEDIAN SALE PRICE

-7.5%

1-YR CHANGE

133

SALES (12 MO)

\$1.1M

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 49 / 100



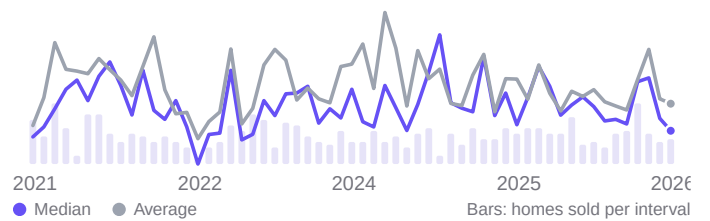
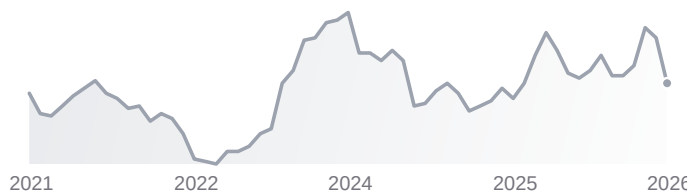
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

49 / 100

Sale prices

Median \$900K · Average \$1.1M

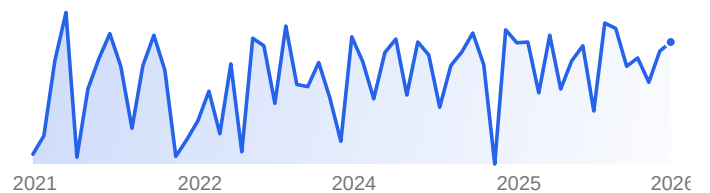
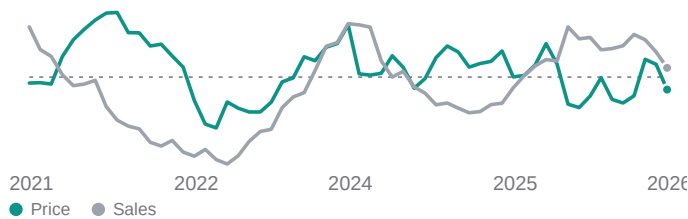


Growth (year over year)

Price -7.5% · Sales +5.6%

Price per square foot

\$548/ft²

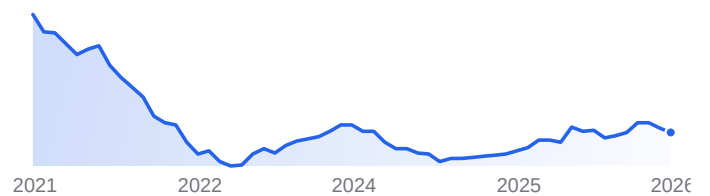


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

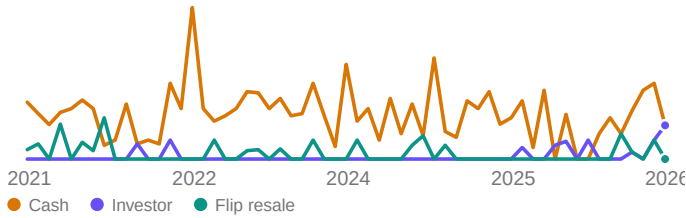
3.1%



BUYERS & OUTCOMES

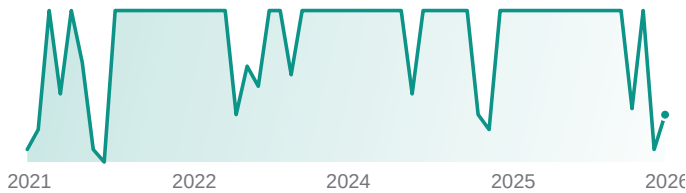
Buyer mix

Cash 22% · Investor 22% · Flip resale 0%



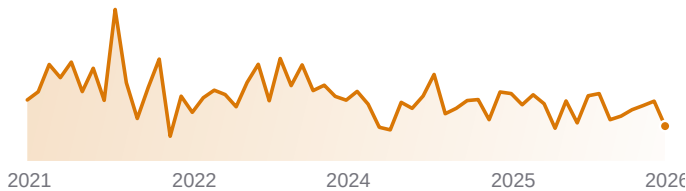
Sellers who sold at a gain

88%

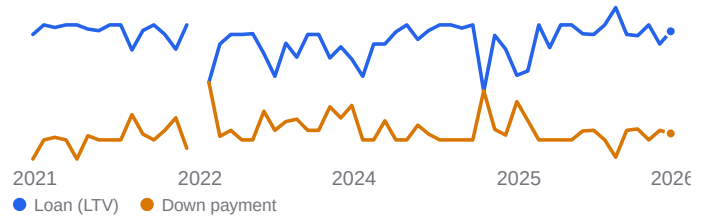


Median annualized return at resale

+2.7%

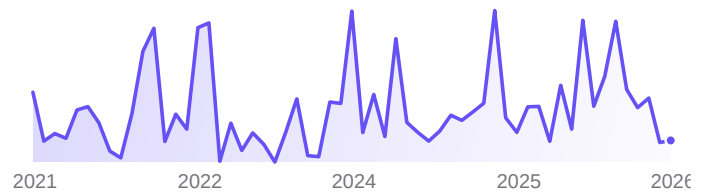


Financing (share of purchase price) Loan (LTV) 77% · Down payment 23%



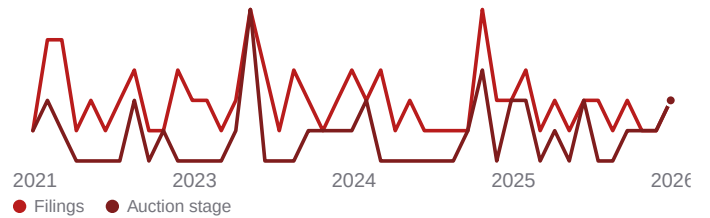
Typical hold before selling

5.4 yrs



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	4,339
Median value (AVM)	\$1.1M
Median size	2,204 ft²
Median bedrooms	3
Median year built	1981
Single family	91%
Condos	7.8%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	57%
Underwater (LTV 125% or more)	1.9%
Owner occupied	75%
Company owned	59%
Median loan-to-value	45%

Typical ownership tenure

18.3 yrs

COMMUNITY

Population	23,609
Density	102 / mi²
Median household income	\$137K
Average household income	\$159K
Crime index (US avg 100)	80
Air pollution index (US avg 100)	82
Earthquake index (US avg 100)	334
Homes occupied	95%
Bachelor's or higher	31%
Poverty rate	7.0%
Unemployment	2.0%
Average temp	57°F
Annual precip	19 in
Sunshine	79%

Market metrics are derived from recorded arms-length deeds through July 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.