

Sunnyvale 94085

ZIP code · CA · California > Santa Clara County > Sunnyvale

BALANCED MARKET

\$1.5M

MEDIAN SALE PRICE

-3.2%

1-YR CHANGE

203

SALES (12 MO)

\$1.4M

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 56 / 100

Buyer's market

Balanced

Seller's market

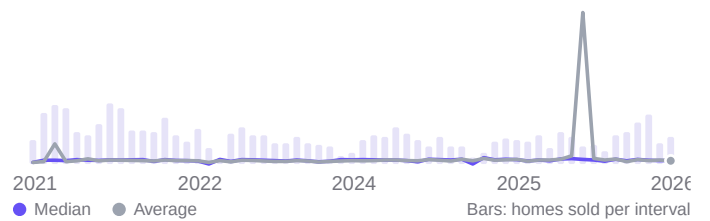
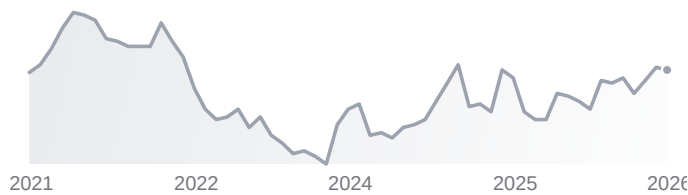
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

56 / 100

Sale prices

Median \$1.5M · Average \$1.5M

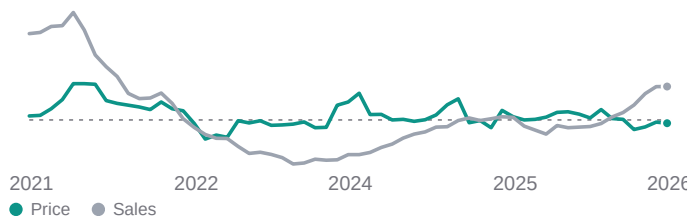


Growth (year over year)

Price -3.2% · Sales +32.7%

Price per square foot

\$1160/ft²

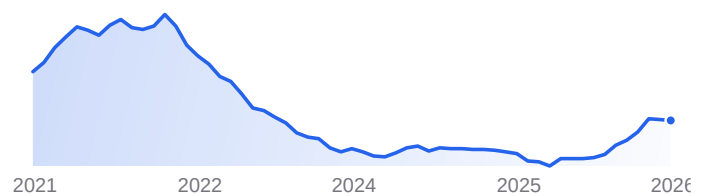


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

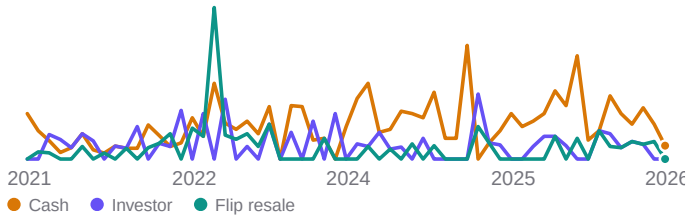
3.9%



BUYERS & OUTCOMES

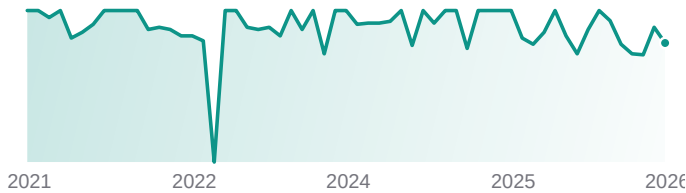
Buyer mix

Cash 5.9% · Investor 0% · Flip resale 0%



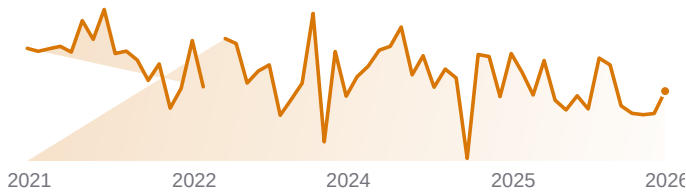
Sellers who sold at a gain

79%

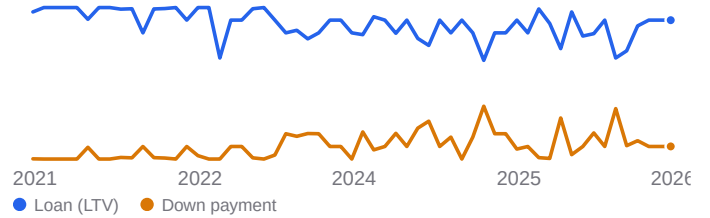


Median annualized return at resale

+3.9%

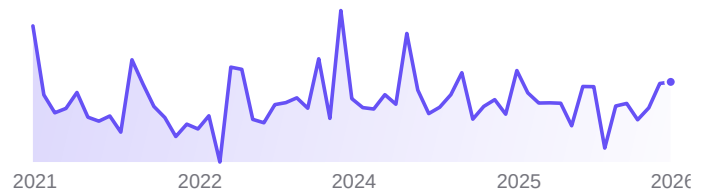


Financing (share of purchase price) Loan (LTV) 75% · Down payment 25%



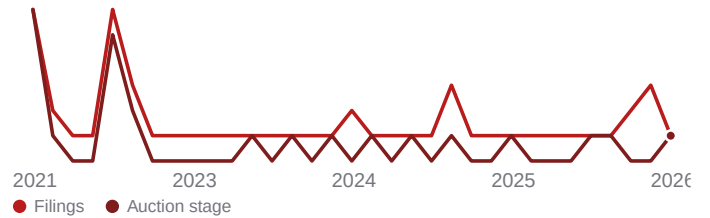
Typical hold before selling

9.6 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	5,248
Median value (AVM)	\$1.4M
Median size	1,384 ft²
Median bedrooms	3
Median year built	1972
Single family	47%
Condos	44%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	59%
Underwater (LTV 125% or more)	1.4%
Owner occupied	66%
Company owned	36%
Median loan-to-value	41%

Typical ownership tenure

14.1 yrs

COMMUNITY

Population	22,550
Density	6,744 / mi²
Median household income	\$148K
Average household income	\$186K
Crime index (US avg 100)	122
Air pollution index (US avg 100)	88
Earthquake index (US avg 100)	372
Homes occupied	93%
Bachelor's or higher	22%
Poverty rate	9.0%
Unemployment	1.8%
Average temp	59°F
Annual precip	15 in
Sunshine	73%

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.