

Moss Landing 95039

ZIP code · CA · California > Monterey County > Moss Landing

BUYER'S MARKET

\$973K

MEDIAN SALE PRICE

8

SALES (12 MO)

\$1.1M

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 39 / 100



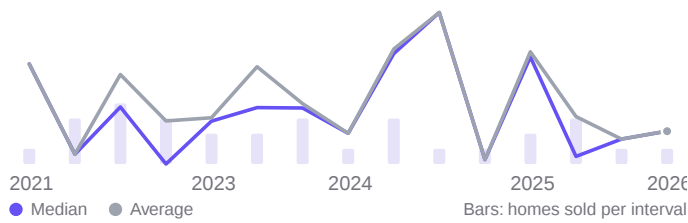
MARKET TRENDS (5 YEARS)

Sale prices

Median \$1M · Average \$1M

Growth (year over year)

Price +110.0% · Sales +16.7%

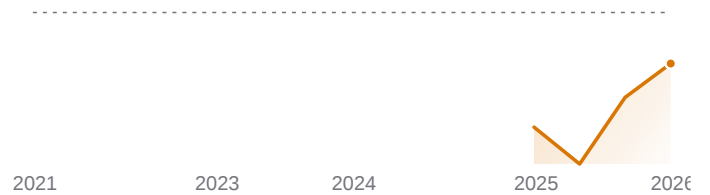
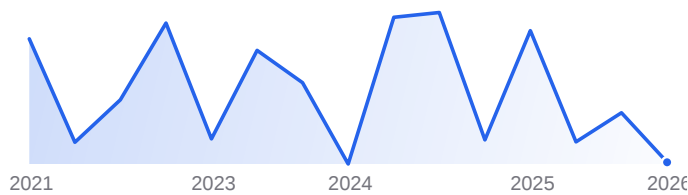


Price per square foot

\$405/ft²

Sale premium vs estimated value

-0.5%



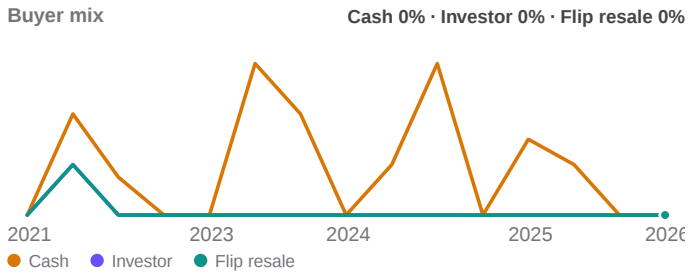
Annual turnover (share of homes sold)

2.1%



BUYERS & OUTCOMES

Buyer mix



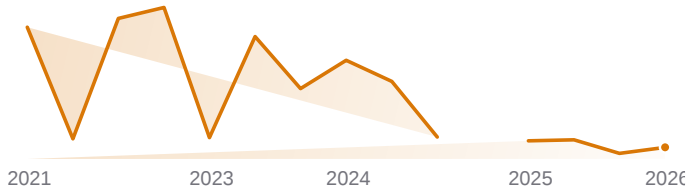
Sellers who sold at a gain

100%

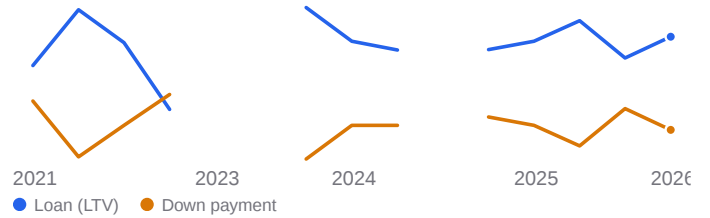


Median annualized return at resale

+1.8%

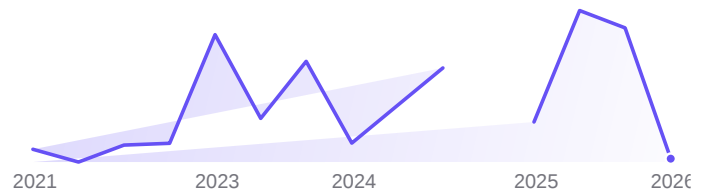


Financing (share of purchase price) Loan (LTV) 78% · Down payment 22%



Typical hold before selling

1.6 yrs



HOUSING STOCK

Homes	374
Median value (AVM)	\$1.1M
Median size	1,496 ft ²
Median bedrooms	3
Median year built	1975
Single family	35%
Condos	28%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	78%
Underwater (LTV 125% or more)	1.3%
Owner occupied	52%
Company owned	46%
Median loan-to-value	20%

Typical ownership tenure

126.6 yrs

COMMUNITY

Population	2,562
Density	150 / mi²
Median household income	\$63K
Average household income	\$90K
Crime index (US avg 100)	75
Air pollution index (US avg 100)	84
Earthquake index (US avg 100)	416
Homes occupied	96%
Bachelor's or higher	12%
Poverty rate	15.5%
Unemployment	2.1%
Average temp	56°F
Annual precip	19 in
Sunshine	79%

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