

Santa Rosa 95401

ZIP code · CA · California > Sonoma County > Santa Rosa

BUYER'S MARKET

\$619K

MEDIAN SALE PRICE

-7.8%

1-YR CHANGE

273

SALES (12 MO)

\$610K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 32 / 100



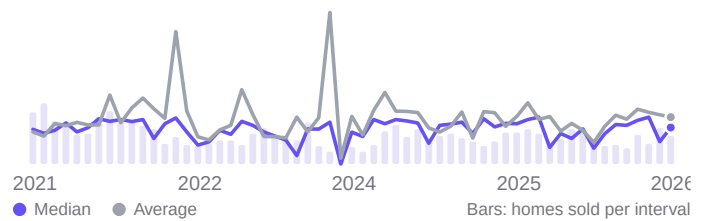
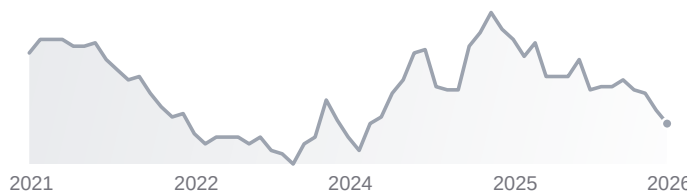
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

32 / 100

Sale prices

Median \$627K · Average \$690K

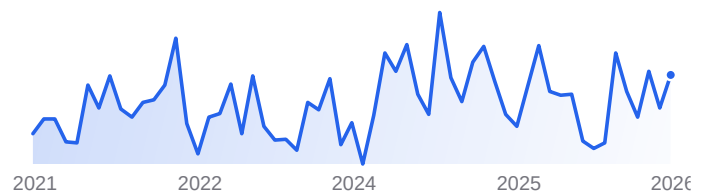
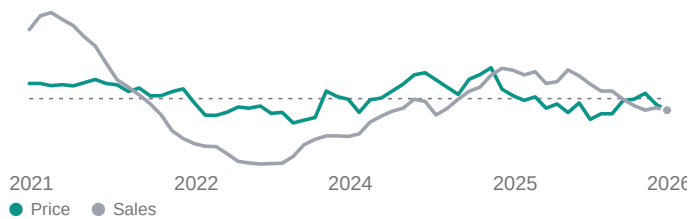


Growth (year over year)

Price -7.8% · Sales -7.8%

Price per square foot

\$475/ft²

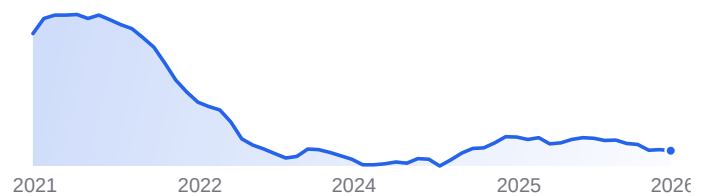


Sale premium vs estimated value

+0.1%

Annual turnover (share of homes sold)

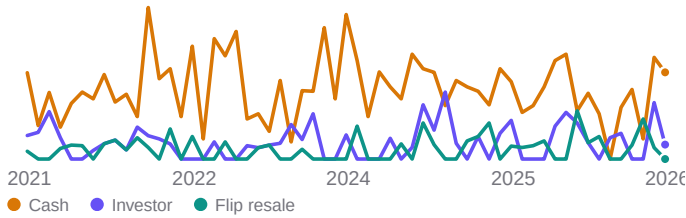
2.8%



BUYERS & OUTCOMES

Buyer mix

Cash 24% · Investor 4.0% · Flip resale 0%



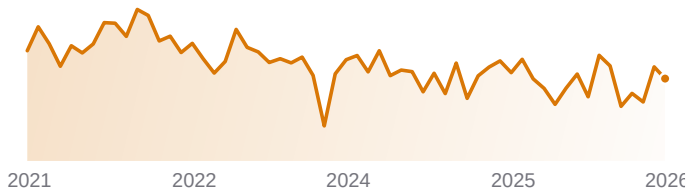
Sellers who sold at a gain

92%

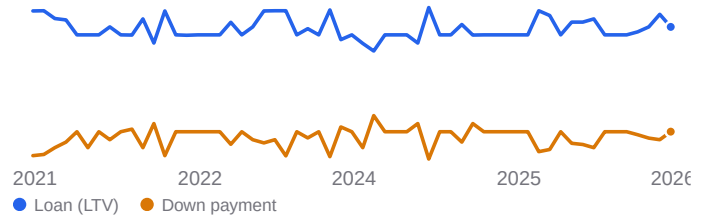


Median annualized return at resale

+4.1%

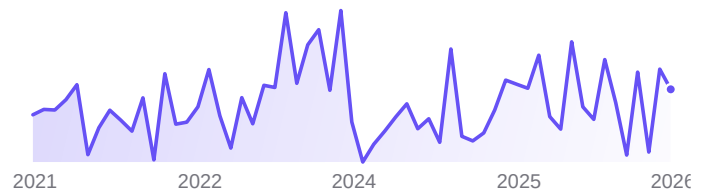


Financing (share of purchase price) Loan (LTV) 85% · Down payment 20%



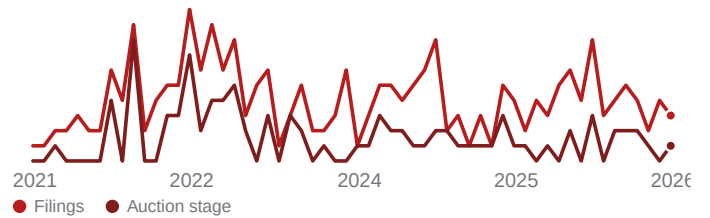
Typical hold before selling

12.8 yrs



Preforeclosure filings

Filings 3 · Auction stage 1



HOUSING STOCK

Homes	9,877
Median value (AVM)	\$610K
Median size	1,376 ft²
Median bedrooms	3
Median year built	1977
Single family	62%
Condos	2.5%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	51%
Underwater (LTV 125% or more)	2.3%
Owner occupied	77%
Company owned	30%
Median loan-to-value	48%

Typical ownership tenure

14.1 yrs

COMMUNITY

Population	37,940
Density	1,831 / mi²
Median household income	\$88K
Average household income	\$112K
Crime index (US avg 100)	81
Air pollution index (US avg 100)	83
Earthquake index (US avg 100)	474
Homes occupied	96%
Bachelor's or higher	18%
Poverty rate	14.3%
Unemployment	1.4%
Average temp	58°F
Annual precip	37 in
Sunshine	78%

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.