

**Sacramento Association of REALTORS®  
Resale Housing Information by ZIP Code**

**2006 January**

*Note: "Last Year" column includes Condo's*

Zip Code		Current Month	Last Month	Last Year	Year-to-Date
<b>95605</b> <b>West</b> <b>Sacramento</b>	Total Sales	6	16	6	6
	Median Sales Price	\$284,575	\$324,500	\$255,000	\$284,575
	Listing Inventory	18	11	3	N/A
	Median Listing Price	\$389,950	\$679,990	\$290,000	N/A
<b>95608</b> <b>Carmichael</b>	Total Sales	32	40	46	32
	Median Sales Price	\$406,500	\$420,000	\$358,810	\$406,500
	Listing Inventory	54	44	36	N/A
	Median Listing Price	\$477,000	\$497,000	\$423,950	N/A
<b>95610</b> <b>Citrus</b> <b>Heights</b>	Total Sales	25	36	33	25
	Median Sales Price	\$356,000	\$355,000	\$325,000	\$356,000
	Listing Inventory	42	31	25	N/A
	Median Listing Price	\$399,450	\$378,000	\$369,000	N/A
<b>95615</b> <b>Courtland</b>	Total Sales	0	0	1	0
	Median Sales Price	\$0	\$0	\$320,000	\$0
	Listing Inventory	1	0	1	N/A
	Median Listing Price	\$429,000	\$0	\$875,000	N/A
<b>95621</b> <b>Citrus</b> <b>Heights</b>	Total Sales	28	37	49	28
	Median Sales Price	\$331,500	\$330,000	\$290,000	\$331,500
	Listing Inventory	66	27	29	N/A
	Median Listing Price	\$347,000	\$349,000	\$330,000	N/A
<b>95624</b> <b>Elk</b> <b>Grove</b>	Total Sales	54	75	68	54
	Median Sales Price	\$469,000	\$478,000	\$410,000	\$469,000
	Listing Inventory	159	95	65	N/A
	Median Listing Price	\$480,000	\$475,000	\$460,000	N/A
<b>95626</b> <b>Elverta</b>	Total Sales	4	8	7	4
	Median Sales Price	\$344,000	\$305,000	\$300,000	\$344,000
	Listing Inventory	9	8	7	N/A
	Median Listing Price	\$385,000	\$321,500	\$599,000	N/A
<b>95628</b> <b>Fair</b> <b>Oaks</b>	Total Sales	20	33	38	20
	Median Sales Price	\$472,450	\$426,500	\$350,000	\$472,450
	Listing Inventory	73	42	30	N/A
	Median Listing Price	\$518,000	\$464,000	\$517,450	N/A
<b>95630</b> <b>Folsom</b>	Total Sales	51	64	60	51
	Median Sales Price	\$505,000	\$551,500	\$473,500	\$505,000
	Listing Inventory	124	79	44	N/A
	Median Listing Price	\$549,975	\$549,995	\$497,475	N/A
<b>95632</b> <b>Galt</b>	Total Sales	18	29	25	18
	Median Sales Price	\$376,000	\$384,500	\$343,000	\$376,000
	Listing Inventory	55	24	24	N/A
	Median Listing Price	\$419,900	\$420,000	\$367,500	N/A

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<b>95638</b> <b>Herald</b>	Total Sales	2	0	2	2
	Median Sales Price	\$577,000	\$0	\$512,500	\$577,000
	Listing Inventory	2	2	1	N/A
	Median Listing Price	\$665,000	\$662,475	\$705,000	N/A
<b>95639</b> <b>Hood</b>	Total Sales	1	0	0	1
	Median Sales Price	\$257,500	\$0	\$0	\$257,500
	Listing Inventory	0	0	0	N/A
	Median Listing Price	\$0	\$0	0	N/A
<b>95641</b> <b>Isleton</b>	Total Sales	0	1	0	0
	Median Sales Price	\$0	\$375,000	\$0	\$0
	Listing Inventory	1	2	2	N/A
	Median Listing Price	\$420,000	\$417,500	562500	N/A
<b>95652</b> <b>McClellan</b> <b>AFB</b>	Total Sales	0	0	0	0
	Median Sales Price	\$0	\$0	\$0	\$0
	Listing Inventory	0	0	0	N/A
	Median Listing Price	\$0	\$0	0	N/A
<b>95655</b> <b>Mather</b> <b>AFB</b>	Total Sales	8	6	12	8
	Median Sales Price	\$362,200	\$426,750	\$404,425	\$362,200
	Listing Inventory	12	8	5	N/A
	Median Listing Price	\$449,475	\$474,450	\$515,000	N/A
<b>95660</b> <b>North</b> <b>Highlands</b>	Total Sales	20	29	28	20
	Median Sales Price	\$264,500	\$290,000	\$255,500	\$264,500
	Listing Inventory	55	41	26	N/A
	Median Listing Price	\$295,000	\$289,000	\$282,750	N/A
<b>95662</b> <b>Orangevale</b>	Total Sales	27	33	31	27
	Median Sales Price	\$365,000	\$410,000	\$353,000	\$365,000
	Listing Inventory	53	38	26	N/A
	Median Listing Price	\$390,000	\$385,000	\$359,900	N/A
<b>95670</b> <b>Rancho</b> <b>Cordova</b> <b>Gold River</b>	Total Sales	20	50	35	20
	Median Sales Price	\$366,500	\$350,000	\$301,000	\$366,500
	Listing Inventory	75	55	34	N/A
	Median Listing Price	\$410,000	\$389,000	\$332,450	N/A
<b>95671</b> <b>Represa</b>	Total Sales	0	0	0	0
	Median Sales Price	\$0	\$0	\$0	\$0
	Listing Inventory	0	0	0	N/A
	Median Listing Price	\$0	\$0	\$0	N/A
<b>95673</b> <b>Rio</b> <b>Linda</b>	Total Sales	16	15	7	16
	Median Sales Price	\$312,500	\$335,500	\$255,000	\$312,500
	Listing Inventory	27	17	15	N/A
	Median Listing Price	\$339,900	\$370,000	\$344,900	N/A

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<b>95680</b> <b>Ryde</b>	Total Sales	0	0	0	0
	Median Sales Price	\$0	\$0	\$0	\$0
	Listing Inventory	0	0	0	N/A
	Median Listing Price	\$0	\$0	\$0	N/A
<b>95683</b> <b>Rancho Murieta</b>	Total Sales	9	7	16	9
	Median Sales Price	\$530,000	\$559,000	\$481,000	\$530,000
	Listing Inventory	16	7	10	N/A
	Median Listing Price	\$593,802	\$679,000	\$564,450	N/A
<b>95690</b> <b>Walnut Grove</b>	Total Sales	1	0	0	1
	Median Sales Price	\$836,000	\$0	\$0	\$836,000
	Listing Inventory	1	0	0	N/A
	Median Listing Price	\$900,000	\$0	\$0	N/A
<b>95691</b> <b>West Sacramento</b>	Total Sales	21	28	22	21
	Median Sales Price	\$450,000	\$399,506	\$370,000	\$450,000
	Listing Inventory	56	30	12	N/A
	Median Listing Price	\$526,900	\$452,450	\$434,000	N/A
<b>95693</b> <b>Wilton</b>	Total Sales	2	5	3	2
	Median Sales Price	\$1,075,000	\$770,000	\$725,000	\$1,075,000
	Listing Inventory	11	8	3	N/A
	Median Listing Price	\$885,000	\$782,000	\$839,000	N/A
<b>95742</b> <b>Rancho Cordova</b>	Total Sales	2	1	0	2
	Median Sales Price	\$513,320	\$339,900	\$0	\$513,320
	Listing Inventory	5	3	0	N/A
	Median Listing Price	\$435,000	\$495,500	\$0	N/A
<b>95758</b> <b>Elk Grove</b>	Total Sales	57	41	16	57
	Median Sales Price	\$396,700	\$500,000	\$442,000	\$396,700
	Listing Inventory	87	41	27	N/A
	Median Listing Price	\$523,958	\$552,901	\$490,000	N/A
<b>95814</b> <b>Sacramento Downtown Midtown</b>	Total Sales	14	2	1	14
	Median Sales Price	\$262,000	\$402,500	\$279,000	\$262,000
	Listing Inventory	3	3	2	N/A
	Median Listing Price	\$314,999	\$665,000	\$269,450	N/A
<b>95815</b> <b>Sacto Arden Arcade Creek</b>	Total Sales	0	24	16	0
	Median Sales Price	\$0	\$272,500	\$223,750	\$0
	Listing Inventory	32	29	30	N/A
	Median Listing Price	\$272,500	\$289,000	\$259,750	N/A
<b>95816</b> <b>Sacramento Downtown Midtown</b>	Total Sales	0	9	12	0
	Median Sales Price	\$0	\$435,000	\$450,000	\$0
	Listing Inventory	15	14	7	N/A
	Median Listing Price	\$489,000	\$512,500	\$389,000	N/A

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<b>95817</b> <b>East Sacramento</b>	Total Sales	16	18	13	16
	Median Sales Price	\$287,500	\$302,500	\$254,900	\$287,500
	Listing Inventory	30	39	12	N/A
	Median Listing Price	\$249,495	\$274,950	\$269,450	N/A
<b>95818</b> <b>Sacramento Land Park Curtis Park</b>	Total Sales	11	18	13	11
	Median Sales Price	\$472,500	\$424,500	\$388,000	\$472,500
	Listing Inventory	30	15	11	N/A
	Median Listing Price	\$490,000	\$480,000	\$399,000	N/A
<b>95819</b> <b>East Sacramento</b>	Total Sales	15	22	13	15
	Median Sales Price	\$455,000	\$444,500	\$412,000	\$455,000
	Listing Inventory	28	16	17	N/A
	Median Listing Price	\$494,450	\$442,500	\$430,000	N/A
<b>95820</b> <b>Elder Creek Fruitridge</b>	Total Sales	23	35	28	23
	Median Sales Price	\$260,000	\$267,000	\$225,000	\$260,000
	Listing Inventory	73	58	35	N/A
	Median Listing Price	\$292,000	\$283,950	\$265,000	N/A
<b>95821</b> <b>Sacto Arden Arcade Creek</b>	Total Sales	9	22	24	9
	Median Sales Price	\$300,000	\$343,950	\$323,500	\$300,000
	Listing Inventory	48	18	23	N/A
	Median Listing Price	\$397,450	\$394,375	\$384,500	N/A
<b>95822</b> <b>South Land Park Greenhaven</b>	Total Sales	27	744	34	27
	Median Sales Price	\$296,000	\$317,000	\$271,000	\$296,000
	Listing Inventory	67	37	30	N/A
	Median Listing Price	\$319,000	\$315,000	\$304,250	N/A
<b>95823</b> <b>Sacramento Franklin Freeport</b>	Total Sales	39	66	59	39
	Median Sales Price	\$335,000	\$328,950	\$295,000	\$335,000
	Listing Inventory	106	83	46	N/A
	Median Listing Price	\$342,000	\$330,000	\$304,000	N/A
<b>95824</b> <b>Sacramento Elder Creek Fruitridge</b>	Total Sales	11	23	32	11
	Median Sales Price	\$279,500	\$283,500	\$233,925	\$279,500
	Listing Inventory	31	27	23	N/A
	Median Listing Price	\$295,000	\$299,000	\$268,000	N/A
<b>95825</b> <b>Sacto Arden Arcade Creek</b>	Total Sales	4	5	24	4
	Median Sales Price	\$291,250	\$379,000	\$246,000	\$291,250
	Listing Inventory	11	4	28	N/A
	Median Listing Price	\$321,900	\$334,925	\$247,250	N/A
<b>95826</b> <b>Rosemont College Greens Mayhew</b>	Total Sales	20	20	43	20
	Median Sales Price	\$357,700	\$357,700	\$305,000	\$357,700
	Listing Inventory	31	24	26	N/A
	Median Listing Price	\$369,900	\$349,975	\$327,250	N/A

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<b>95827</b> <b>Rosemont</b> <b>College Greens</b> <b>Mayhew</b>	Total Sales	15	13	11	15
	Median Sales Price	\$309,000	\$374,500	\$298,000	\$309,000
	Listing Inventory	42	21	7	N/A
	Median Listing Price	\$349,975	\$329,000	\$344,950	N/A
<b>95828</b> <b>Sacramento</b> <b>Florin</b>	Total Sales	39	60	68	39
	Median Sales Price	\$360,000	\$340,000	\$307,500	\$360,000
	Listing Inventory	147	51	44	N/A
	Median Listing Price	\$349,900	\$360,000	\$311,500	N/A
<b>95829</b> <b>Sacramento</b> <b>Florin</b>	Total Sales	25	28	32	25
	Median Sales Price	\$405,000	\$399,350	\$344,950	\$405,000
	Listing Inventory	58	39	27	N/A
	Median Listing Price	\$449,944	\$429,000	\$453,000	N/A
<b>95830</b> <b>Sacramento</b> <b>Florin</b>	Total Sales	0	0	1	0
	Median Sales Price	\$0	\$0	\$155,000	\$0
	Listing Inventory	0	1	0	N/A
	Median Listing Price	\$0	\$260,000	\$0	N/A
<b>95831</b> <b>Sacto</b> <b>S Land Park</b> <b>Greenhaven</b>	Total Sales	11	18	17	11
	Median Sales Price	\$405,000	\$397,500	\$385,500	\$405,000
	Listing Inventory	36	14	13	N/A
	Median Listing Price	\$475,500	\$508,450	\$465,000	N/A
<b>95832</b> <b>Sacto</b> <b>Franklin</b> <b>Freeport</b>	Total Sales	2	10	12	2
	Median Sales Price	\$407,500	\$296,500	\$267,500	\$407,500
	Listing Inventory	31	22	11	N/A
	Median Listing Price	\$407,999	\$382,500	\$288,999	N/A
<b>95833</b> <b>Natomas</b> <b>Del Paso</b> <b>Heights</b>	Total Sales	22	22	31	22
	Median Sales Price	\$343,550	\$374,430	\$330,000	\$343,550
	Listing Inventory	47	39	33	N/A
	Median Listing Price	\$399,500	\$365,000	\$339,000	N/A
<b>95834</b> <b>Natomas</b> <b>Del Paso</b> <b>Heights</b>	Total Sales	9	21	13	9
	Median Sales Price	\$480,000	\$445,000	\$388,900	\$480,000
	Listing Inventory	40	30	19	N/A
	Median Listing Price	\$434,900	\$401,700	\$435,000	N/A
<b>95835</b> <b>Natomas</b> <b>Del Paso</b> <b>Heights</b>	Total Sales	23	39	43	23
	Median Sales Price	\$473,000	\$490,000	\$449,900	\$473,000
	Listing Inventory	108	62	39	N/A
	Median Listing Price	\$478,725	\$489,000	\$499,950	N/A
<b>95836</b> <b>Natomas</b> <b>Del Paso</b> <b>Heights</b>	Total Sales	0	0	0	0
	Median Sales Price	\$0	\$0	\$0	\$0
	Listing Inventory	1	1	0	N/A
	Median Listing Price	\$229,997	\$645,000	\$0	N/A

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<b>95837</b>	Total Sales	0	0	1	0
	<b>Sacto</b> Median Sales Price	\$0	\$0	\$379,000	\$0
	<b>Airport</b> Listing Inventory	0	1	1	N/A
	Median Listing Price	\$0	\$416,000	\$699,000	N/A
<b>95838</b>	Total Sales	27	36	39	27
	<b>Natomas</b> Median Sales Price	\$270,000	\$302,500	\$267,000	\$270,000
	<b>Del Paso</b> Listing Inventory	67	40	30	N/A
	<b>Heights</b> Median Listing Price	\$319,000	\$322,425	\$279,475	N/A
<b>95841</b>	Total Sales	8	12	12	8
	<b>Sacto Arden</b> Median Sales Price	\$336,250	\$337,000	\$300,000	\$336,250
	<b>Arcade Creek</b> Listing Inventory	21	21	13	N/A
	Median Listing Price	\$375,900	\$359,000	\$250,000	N/A
<b>95842</b>	Total Sales	16	31	49	16
	<b>Foothill</b> Median Sales Price	\$314,500	\$322,540	\$290,000	\$314,500
	<b>Farms</b> Listing Inventory	44	25	36	N/A
	<b>Antelope</b> Median Listing Price	\$319,500	\$325,000	\$289,500	N/A
<b>95843</b>	Total Sales	44	55	75	44
	<b>Sacto</b> Median Sales Price	\$372,500	\$374,900	\$355,000	\$372,500
	<b>Antelope</b> Listing Inventory	113	49	19	N/A
	Median Listing Price	\$385,000	\$399,000	\$395,900	N/A
<b>95864</b>	Total Sales	23	19	23	23
	<b>Sacto Arden</b> Median Sales Price	\$460,000	\$559,500	\$339,950	\$460,000
	<b>Arcade Creek</b> Listing Inventory	32	21	19	N/A
	Median Listing Price	\$429,500	\$494,000	\$364,900	N/A

***Please Note: This information is pulled from MetroList and based on 1House Lots ONLY.***

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