

Santa Barbara South Coast

2025 MLS Market Activity

	2025 Year-to-Date		December 2025				
	Closed Escrows	Median Sales Price	Sales Pending	Active Listings	Months of Inventory	Closed Escrows	Median Sales Price
Houses/PUDs	956	\$2,333,237	57	168	2.9	71	\$1,850,000
Carp/Summerland	79	\$1,890,000	7	23	3.3	10	\$1,655,000
Montecito	164	\$6,192,500	6	50	8.3	5	\$5,300,000
Santa Barbara	436	\$2,302,500	32	55	1.7	31	\$2,168,400
Hope Ranch	29	\$7,250,000	1	18	18.0	1	\$10,750,000
Goleta	248	\$1,702,500	11	22	2.0	24	\$1,590,975
Condos	316	\$1,041,500	19	48	2.5	20	\$955,000
Totals	1,272	\$1,905,000	76	216	2.8	91	\$1,667,000
240							