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San Mateo County

Single Family Residential

In Q4 of 2025, the median price for homes in San Mateo was \$1,927,500, up 0% from the prior quarter, when it was \$1,925,000. There was an increase in the sale to list price ratio, which was 105% in 2025Q4. The number of homes sold decreased by 2% and Days on Market (DOM) increased to 28 days.



\$1.93M
Median Sales Price



1,022
Closed Sales



28
Avg Days on Market



105%
Avg Sale Over List Price

The table below shows how many homes sold in different price ranges in the county of San Mateo over the past two years, by quarter. The chart displays the average price per square foot for the past year, both of which highlight sales trends and home value there.

Sales Activity and Price Trends for Single Family Residential

Price Range	2025Q4	2025Q3	2025Q2	2025Q1	2024Q4	2024Q3	2024Q2	2024Q1
0-749K	8	8	5	5	4	10	7	6
\$750K - \$1.25M	194	186	170	98	156	175	129	106
\$1.25M - \$1.75M	241	253	264	160	244	241	274	169
\$1.75M - \$2.25M	168	182	194	110	151	173	176	107
\$2.25M - \$2.75M	129	138	143	78	114	123	163	79
\$2.75M - \$3.25M	68	89	107	60	73	90	107	35
\$3.25M - \$3.75M	52	50	64	37	37	45	50	28
\$3.75M - \$4.25M	43	44	38	21	35	33	34	32
\$4.25M +	119	90	133	75	89	87	125	60
Total	1,022	1,040	1,118	644	903	977	1,065	622

Average Price per Sq. Ft. (Last 8 quarters) for Single Family Residential

