

**Santa Ynez Valley Real Estate
Market Activity Report
for the Period of
February 1, 2018 to February 28, 2018**

NEW LISTINGS					
TYPE	ADDRESS	TOWN	BED/BATH	LOT SIZE	LIST PRICE
Condo/Townhouse	631 Roskilde	Solvang	2/2	n/a	\$465,000
Condo/Townhouse	2039 Village	Solvang	3/3	n/a	\$469,000
Residential	560 Rancho Alisal	Solvang	2/2	1.00	\$435,000
Residential	345 Calor	Buellton	3/2	0.00	\$509,000
Residential	428 Kendale	Buellton	3/2	0.23	\$580,000
Residential	895 Vintage	Los Alamos	3/2	0.25	\$619,000
Residential	154 Manzanita	Solvang	3/2	0.17	\$629,000
Residential	189 Manzanita	Solvang	4/2	0.31	\$649,000
Residential	3576 Paloma	Santa Ynez	3/2	0.21	\$669,000
Residential	3175 Riley	Solvang	4/3	0.83	\$675,000
Residential	80 Sandalwood	Solvang	3/3	0.80	\$699,000
Residential	552 Tamarind	Buellton	4/3	0.19	\$740,000
Residential	675 Pine	Solvang	4/2	0.59	\$749,000
Residential	1329 Cheyenne	Santa Ynez	3/2	0.25	\$779,000
Residential	2340 Janin	Solvang	3/3	1.00	\$795,000
Residential	1331 Tiana	Santa Ynez	4/3	1.00	\$849,000
Residential	1262 Coast Oak	Solvang	5/3	0.25	\$865,000
Residential	343 Freya	Solvang	3/2	0.38	\$869,995
Residential	930 Skagen	Solvang	3/3	0.45	\$929,000
Residential	2567 Baseline	Solvang	3/2	0.41	\$1,050,000
Residential	2492 Janin	Solvang	4/3	1.00	\$1,095,000
Residential	765 Alamo Pintado	Solvang	4/3	0.58	\$1,139,000
Residential	2807 Gaviota	Los Olivos	4/3	1.63	\$1,150,000
Residential	636 Hindfell	Solvang	5/3	0.65	\$1,175,000
Residential	616 Valley Oak	Solvang	4/4	0.49	\$1,245,000
Residential	886 Greenfield	Solvang	3/3	4.27	\$1,260,000
Residential	1859 Ringsted	Solvang	5/3	0.90	\$1,275,000
Residential	4062 Paseo Poco	Santa Ynez	4/3	5.05	\$1,425,000
Residential	1263 Quail Ridge	Solvang	3/3	4.79	\$1,495,000
Residential	705 Mesa	Solvang	4/4	3.70	\$1,695,000
Residential	1502 Sky	Santa Ynez	3/3	5.14	\$1,750,000
Residential	2505 School	Solvang	2/2	9.57	\$2,195,000
Residential	1977 Edison	Santa Ynez	4/4	9.85	\$2,395,000
Residential	1145 Arroyo Mesa	Solvang	3/4	62.00	\$2,395,000
Residential	3460 Live Oak	Santa Ynez	3/3	19.42	\$2,395,000
Residential	3320 Canada Este	Santa Ynez	3/3	20.00	\$2,695,000
Residential	1665 Refugio	Santa Ynez	3/4	5.14	\$2,795,000
Residential	3220 Figueroa Mountain	Los Olivos	4/5	18.94	\$3,995,000
Residential	1484 Calzada	Santa Ynez	3/8	10.00	\$5,800,000
Residential	959 Hwy 246	Solvang	3/3	43.67	\$8,600,000
Residential	6660 Happy Canyon	Santa Ynez	6/8	116.00	\$8,995,000
Residential	6903 Foxen Canyon	Los Olivos	5/7	400.00	\$16,500,000
CM Ind/Bus Op-Sale	2028 Village	Solvang	n/a	0.86	\$7,200,000

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ACTIVE UNDER CONTRACT						
TYPE	ADDRESS	TOWN	BED/BATH	LOT SIZE	LIST PRICE	
Residential	560 Rancho Alisal	Solvang	2/2	1.00	\$398,000	
Residential	566 Irelan	Buellton	3/2	0.17	\$539,000	
Residential	129 Sharon	Buellton	3/2	0.15	\$599,000	
Residential	3440 Manzana	Santa Ynez	3/3	0.25	\$599,000	
Residential	3611 Cerrito	Santa Ynez	3/2	0.24	\$637,000	
Residential	189 Manzanita	Solvang	4/2	0.31	\$649,000	
Residential	2481 Jonata	Los Olivos	3/2	0.16	\$699,000	
Residential	431 Dogwood	Buellton	6/4	0.17	\$729,000	
Residential	1978 Honey Locust	Solvang	3/2	0.17	\$740,000	
Residential	675 Pine	Solvang	4/2	0.59	\$749,000	
Residential	1329 Cheyenne	Santa Ynez	3/2	0.25	\$779,000	
Residential	811 Rancho Alisal	Solvang	4/5	1.02	\$795,000	
Residential	179 Rancho Alisal	Solvang	4/3	0.50	\$879,000	
Residential	3084 Country	Santa Ynez	2/2	1.00	\$895,000	
Residential	2508 Janin	Solvang	4/3	1.00	\$1,095,000	
Residential	2807 Gaviota	Los Olivos	4/3	1.63	\$1,150,000	
Residential	2470 Janin	Solvang	4/3	1.00	\$1,239,000	
Residential	2861 Ridge	Santa Ynez	3/4	11.09	\$2,595,000	
Lots and Land	850 Sienna	Santa Ynez	n/a	1.00	\$360,000	
Lots and Land	2219 Hill Haven	Solvang	n/a	5.08	\$400,000	
Land (Comm/Ind)	123 Hwy 101	Gaviota	n/a	14.37	\$375,000	
PENDING						
TYPE	ADDRESS	TOWN	BED/BATH	LOT SIZE	LIST PRICE	
Residential	524 Irelan	Buellton	3/3	0.17	\$519,900	
Residential	3121 Bowl	Solvang	3/3	1.10	\$549,000	
Residential	560 Irelan	Buellton	3/3	0.17	\$549,900	
Residential	3440 Manzana	Santa Ynez	3/3	0.25	\$599,000	
Residential	264 3rd	Solvang	3/3	0.27	\$649,000	
Residential	545 Meadow View	Buellton	3/2	0.21	\$649,000	
Residential	851 Rancho Alisal	Solvang	3/3	2.00	\$675,000	
Residential	3305 Sagunto	Santa Ynez	3/2	0.41	\$690,000	
Residential	1231 Refugio	Santa Ynez	4/3	0.88	\$825,000	
Residential	1312 Deer Trail	Santa Ynez	3/2	0.68	\$869,000	
Residential	343 Freya	Solvang	3/2	0.38	\$869,995	
Residential	3084 Country	Santa Ynez	2/2	1.00	\$895,000	
Residential	1237 Hans Park	Solvang	4/4	0.29	\$909,000	
Residential	2387 Janin	Solvang	4/2	1.00	\$959,000	
Residential	2543 Elk Grove	Solvang	3/3	1.81	\$1,100,000	
Residential	4140 Oak View	Santa Ynez	4/2	21.80	\$1,495,000	
Residential	1502 Sky	Santa Ynez	3/3	5.14	\$1,750,000	
Residential	2269 Sunrise	Solvang	3/4	1.00	\$1,750,000	
Residential	2900 Hwy 135	Los Alamos	3/4	99.78	\$4,745,000	
PRICE CHANGE					ORIGINAL	NEW
TYPE	ADDRESS	TOWN	BED/BATH	LOT SIZE	LIST PRICE	LIST PRICE
Condo/Townhouse	736 Hillside	Solvang	3/2	n/a	\$575,000	\$550,000
Condo/Townhouse	604 Hillside	Solvang	3/2	n/a	\$795,000	\$749,000
Condo/Townhouse	612 Hillside	Solvang	4/3	n/a	\$849,000	\$789,000
Residential	1791 Calzada	Santa Ynez	4/3	1.43	\$1,079,000	\$975,000
Residential	130 St Joseph St	Los Alamos	3/3	0.11	\$540,000	\$395,000
Residential	560 Rancho Alisal	Solvang	2/2	1.00	\$435,000	\$398,000
Residential	524 Irelan	Buellton	3/3	0.17	\$525,000	\$519,900
Residential	1551 Oak	Solvang	3/2	0.15	\$585,000	\$549,500

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PRICE CHANGE (cont.)					ORIGINAL	NEW
TYPE	ADDRESS	TOWN	BED/BATH	LOT SIZE	LIST PRICE	LIST PRICE
Residential	560 Irelan	Buellton	3/3	0.17	\$574,900	\$549,900
Residential	375 Glennora	Buellton	3/2	0.23	\$575,000	\$559,000
Residential	211 Menlo	Buellton	3/3	0.19	\$589,900	\$559,900
Residential	895 Vintage	Los Alamos	3/2	0.25	\$619,000	\$599,000
Residential	1678 Laurel	Solvang	3/3	0.21	\$665,000	\$639,000
Residential	1978 Honey Locust	Solvang	3/2	0.17	\$740,000	\$740,000
Residential	1762 Viborg	Solvang	3/3	0.70	\$925,000	\$797,000
Residential	1899 Old Mission	Solvang	4/3	0.59	\$859,000	\$839,000
Residential	3296 Glengary	Santa Ynez	3/2	1.07	\$959,000	\$840,000
Residential	2939 Quail Valley	Solvang	5/3	1.00	\$949,000	\$875,000
Residential	3084 Country	Santa Ynez	2/2	1.00	\$875,000	\$895,000
Residential	2221 Hill Haven	Solvang	3/3	1.01	\$1,350,000	\$1,295,000
Residential	1148 Oak Glen	Santa Ynez	4/4	0.90	\$1,895,000	\$1,695,000
Residential	1552-1558 Refugio	Santa Ynez	6/5	5.00	\$2,468,000	\$2,234,000
Residential	1929 Alamo Pintado	Solvang	3/3	10.01	\$2,475,000	\$2,325,000
Residential	3710 Woodstock	Santa Ynez	5/5	19.76	\$3,250,000	\$2,595,000
FINAL SALES						
TYPE	ADDRESS	TOWN	BED/BATH	LOT SIZE	LIST PRICE	SOLD PRICE
Residential	34 Shadow Mountain	Buellton	3/2	0.11	\$505,000	\$497,000
Residential	3121 Bowl	Solvang	3/3	1.10	\$549,000	\$507,500
Residential	231 Victory	Buellton	3/2	0.14	\$585,777	\$579,500
Residential	545 Meadow View	Buellton	3/2	0.21	\$649,000	\$640,000
Residential	264 3rd	Solvang	3/3	0.27	\$649,000	\$646,000
Residential	851 Rancho Alisal	Solvang	3/3	2.00	\$675,000	\$675,000
Residential	1895 Ringsted	Solvang	3/3	0.42	\$825,000	\$800,000
Residential	1312 Deer Trail	Santa Ynez	3/2	0.68	\$869,000	\$869,000
Residential	1872 Cottonwood	Solvang	4/4	0.28	\$925,000	\$895,000
Residential	2540 Baseline	Solvang	4/3	1.26	\$995,000	\$1,010,000
Residential	2100 Adobe Canyon	Ballard	3/2	5.00	\$1,329,000	\$1,275,000
Residential	2269 Sunrise	Solvang	3/4	1.00	\$1,750,000	\$1,500,000
Residential	3140 Box Canyon	Santa Ynez	4/4	11.91	\$1,795,000	\$1,700,000
Residential	2900 Hwy 135	Los Alamos	3/4	99.78	\$4,745,000	\$4,745,000
CM Ind/Bus Op-Sale	1539 Mission	Solvang	n/a	0.15	\$1,295,000	\$1,350,000
Lots and Land	1187 Lincoln	Santa Ynez	n/a	0.46	\$250,000	\$202,000

**Data supplied through the Santa Ynez Valley Multiple Listing Service. Properties sold throughout the Valley by various Realtors. Information contained herein deemed reliable, but not guaranteed and is subject to change. Properties that entered into escrow may fall out of escrow and become available.*