

**Santa Ynez Valley Real Estate
Market Activity Report
for the Period of
July 1, 2019 to July 31, 2019**

NEW LISTINGS					
TYPE	ADDRESS	TOWN	BED/BATH	LOT SIZE	LIST PRICE
Condo/Townhouse	235 Highway 246	Buellton	3/3	n/a	\$425,000
Condo/Townhouse	1643 Laurel	Solvang	2/3	n/a	\$435,000
Condo/Townhouse	543 Covelo	Buellton	2/3	n/a	\$442,000
PUD	644 Floral	Solvang	2/2	0.04	\$445,000
PUD	1686 Eucalyptus	Solvang	2/3	0.02	\$470,000
PUD	203 Vester Sted	Solvang	4/2	0.27	\$760,000
Residential	26 Freedom	Buellton	3/2	0.09	\$579,000
Residential	241 Victory	Buellton	3/2	0.12	\$589,000
Residential	323 Calor	Buellton	3/2	0.18	\$595,000
Residential	267 1st	Solvang	2/2	0.12	\$599,999
Residential	3520 Tivola	Santa Ynez	3/2	0.23	\$675,000
Residential	325 Odense	Buellton	3/3	0.24	\$679,000
Residential	2141 Creekside	Solvang	3/2	0.25	\$734,900
Residential	507 Willow	Buellton	4/2	0.18	\$750,000
Residential	151 3rd	Solvang	3/3	0.27	\$759,500
Residential	361 Alder	Buellton	5/3	0.16	\$769,000
Residential	431 Valley Dairy	Buellton	3/3	0.16	\$775,000
Residential	2204 Hill Haven	Solvang	3/2	1.73	\$795,000
Residential	1483 Kronborg	Solvang	3/2	0.77	\$829,000
Residential	430 Riverview	Buellton	5/4	0.16	\$849,900
Residential	3130 Lucky	Santa Ynez	4/2	1.05	\$939,000
Residential	1243 Hans Park	Solvang	4/4	0.30	\$949,000
Residential	724 Refugio	Santa Ynez	4/3	1.00	\$949,000
Residential	1232 Petersen	Solvang	3/3	0.26	\$975,000
Residential	698 Hillside	Solvang	3/4	0.15	\$995,000
Residential	1187 Mustang	Santa Ynez	4/3	1.74	\$995,000
Residential	807 Creekside	Solvang	4/3	0.49	\$1,165,000
Residential	2750 Quail Valley	Solvang	3/3	1.06	\$1,175,000
Residential	1799 Cougar Ridge	Buellton	4/3	20.00	\$1,349,000
Residential	2305 Sunrise Way	Solvang	3/3	1.10	\$1,380,000
Residential	1240 Dove Meadow	Solvang	5/2	3.69	\$1,525,000
Residential	959 Old Ranch	Solvang	4/4	1.13	\$1,695,000
Residential	1340 Ladan	Solvang	3/3	4.96	\$2,150,000
Residential	1240 Via Dinero	Solvang	4/4	5.02	\$2,590,000
Residential	4875 Foxen Canyon	Los Olivos	4/7	53.58	\$7,500,000
Multi-Family	1135 Edison	Santa Ynez	6/6	0.23	\$1,300,000
Mixed Use	385 Alisal	Solvang	2/1	0.16	\$739,000

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PRICE CHANGE					ORIGINAL	NEW
TYPE	ADDRESS	TOWN	BED/BATH	LOT SIZE	LIST PRICE	LIST PRICE
Condo/Townhouse	334 Wickenden	Los Alamos	3/3	n/a	\$440,000	\$399,000
Condo/Townhouse	1496 Aarhus Dr	Solvang	2/2	n/a	\$445,000	\$415,000
Condo/Townhouse	757 Hillside	Solvang	2/2	n/a	\$598,000	\$569,000
Condo/Townhouse	624 Hillside	Solvang	3/3	n/a	\$867,500	\$799,000
Residential	11 Chamiso	Los Alamos	3/2	0.14	\$534,000	\$514,000
Residential	440 St Joseph	Los Alamos	4/3	0.16	\$595,000	\$589,000
Residential	83 Six Flags	Buellton	3/2	0.15	\$605,000	\$579,000
Residential	275 3rd	Solvang	3/2	0.92	\$799,000	\$699,000
Residential	2727 San Marcos	Los Olivos	3/2	0.17	\$799,000	\$740,000
Residential	1483 Kronborg	Solvang	3/2	0.77	\$829,000	\$798,000
Residential	3130 Lucky	Santa Ynez	4/2	1.05	\$939,000	\$899,000
Residential	2903 Buckboard	Solvang	7/6	0.91	\$969,000	\$899,000
Residential	1232 Petersen	Solvang	3/3	0.26	\$975,000	\$939,000
Residential	3205 Highway 246	Santa Ynez	4/3	1.00	\$1,095,000	\$995,000
Residential	2546 Elk Grove	Solvang	3/2	1.92	\$1,150,000	\$985,000
Residential	963 Skagen	Solvang	5/3	0.93	\$1,175,000	\$1,095,000
Residential	2544 Elk Grove	Solvang	3/3	2.26	\$1,275,000	\$1,195,000
Residential	1021 Refugio	Santa Ynez	4/3	1.98	\$1,375,000	\$1,225,000
Residential	3946 Clover	Santa Ynez	3/3	19.30	\$1,379,900	\$1,339,900
Residential	2025 Still Meadow	Solvang	4/3	5.02	\$2,195,000	\$2,095,000
Residential	3791 Live Oak	Santa Ynez	3/3	18.76	\$2,250,000	\$2,400,000
Residential	1801 Stallion	Santa Ynez	3/3	10.48	\$2,395,000	\$2,250,000
Residential	2021 Random Oaks Rd.	Solvang	3/3	10.00	\$2,395,500	\$1,995,000
Residential	3484 Woodstock	Santa Ynez	3/3	19.46	\$2,585,000	\$2,485,000
Residential	2101 Dermanak	Solvang	4/5	4.74	\$2,895,000	\$2,245,000
Residential	3285 Buck Canyon	Santa Ynez	4/4	13.80	\$2,895,000	\$2,595,000
Residential	4001 Long Valley	Santa Ynez	3/2	18.56	\$2,979,000	\$1,695,000
Lots and Land	570 Rosenvej	Solvang	n/a	0.65	\$375,000	\$350,000
ACTIVE UNDER CONTRACT						
TYPE	ADDRESS	TOWN	BED/BATH	LOT SIZE	LIST PRICE	
Condo/Townhouse	275 Hwy 246	Buellton	3/3	n/a	\$161,162	
PUD	2073 Village	Solvang	2/3	0.03	\$374,000	
PUD	1686 Eucalyptus	Solvang	2/3	0.02	\$470,000	
Residential	435 Fairway	Solvang	3/3	0.69	\$399,000	
Residential	929 Vintage	Los Alamos	4/2	0.26	\$669,500	
Residential	2185 Creekside	Solvang	3/2	0.24	\$739,900	
Residential	507 Willow	Buellton	4/2	0.18	\$750,000	
Residential	361 Alder	Buellton	5/3	0.16	\$769,000	
Residential	420 Dogwood	Buellton	4/4	0.20	\$785,000	
Residential	475 Pheasant Canyon	Buellton	4/4	0.20	\$789,000	
Residential	644 Chalk Hill	Solvang	3/2	0.40	\$795,000	
Residential	2834 Grand	Los Olivos	2/1	0.16	\$839,000	
Residential	561 Oak Ridge	Solvang	3/3	0.33	\$855,000	
Residential	2687 Quail Valley	Solvang	3/3	1.00	\$865,000	
Residential	2399 Janin	Solvang	3/3	1.00	\$949,000	
Residential	2353 Henning	Los Olivos	3/2	1.02	\$950,000	

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ACTIVE UNDER CONTRACT (cont.)					
TYPE	ADDRESS	TOWN	BED/BATH	LOT SIZE	LIST PRICE
Residential	698 Hillside	Solvang	3/4	0.15	\$995,000
Residential	223 Valhalla	Solvang	3/3	0.49	\$1,060,000
Residential	2750 Quail Valley	Solvang	3/3	1.06	\$1,175,000
Residential	2890 Quail Valley	Solvang	3/3	1.86	\$1,195,000
Residential	1241 Deer Trail	Solvang	3/3	1.80	\$1,269,000
Residential	995 Fredensborg Canyon	Solvang	3/2	2.81	\$1,299,000
Residential	3725 Oak Trail	Santa Ynez	2/3	20.20	\$1,395,000
Residential	2096 Still Meadow	Solvang	4/3	2.49	\$1,399,000
Residential	1240 Dove Meadow	Solvang	5/2	3.69	\$1,525,000
Residential	2920 Bramadero	Los Olivos	4/3	5.50	\$1,549,000
Residential	2956 Steele	Los Olivos	4/4	0.46	\$1,595,000
Residential	2669 Oakcrest	Los Olivos	4/4	6.33	\$1,950,000
Residential	3791 Live Oak	Santa Ynez	3/3	18.76	\$2,400,000
Residential	2680 Oakcrest	Los Olivos	3/3	6.50	\$3,395,000
Lots and Land	2058 Adobe Canyon	Solvang	n/a	10.00	\$995,000
PENDING					
TYPE	ADDRESS	TOWN	BED/BATH	LOT SIZE	LIST PRICE
Condo/Townhouse	235 Highway 246	Buellton	3/3	n/a	\$425,000
Condo/Townhouse	538 Elkton	Buellton	4/3	n/a	\$605,000
Condo/Townhouse	642 Aqueduct	Solvang	3/2	n/a	\$685,000
Condo/Townhouse	620 Hillside	Solvang	3/2	n/a	\$893,000
PUD	2073 Village	Solvang	2/3	0.03	\$374,000
PUD	2109 Village Lane	Solvang	2/2	0.04	\$435,000
Residential	157 Sharon	Buellton	3/2	0.17	\$544,900
Residential	323 Calor	Buellton	3/2	0.18	\$595,000
Residential	251 Fairway	Solvang	2/2	0.62	\$596,000
Residential	520 Rancho Alisal	Solvang	3/3	0.78	\$649,000
Residential	1604 Elverhoy	Solvang	3/2	0.14	\$649,000
Residential	424 Calor	Buellton	3/2	0.18	\$649,000
Residential	371 Beech	Buellton	3/2	0.18	\$679,000
Residential	351 Valley Dairy	Buellton	4/2	0.16	\$695,000
Residential	1469 Aarhus	Solvang	4/2	0.17	\$698,000
Residential	1777 Cottonwood	Ballard	2/2	0.28	\$699,000
Residential	596 Ranch	Solvang	4/3	2.47	\$749,000
Residential	310 2nd	Solvang	2/2	0.00	\$750,000
Residential	361 Alder	Buellton	5/3	0.16	\$769,000
Residential	420 Dogwood	Buellton	4/4	0.20	\$785,000
Residential	331 Dogwood	Buellton	4/3	0.18	\$812,000
Residential	2110 Railway	Los Olivos	3/2	1.15	\$875,000
Residential	3151 Fairlea	Santa Ynez	2/2	1.10	\$880,000
Residential	2903 Buckboard	Solvang	7/6	0.91	\$899,000
Residential	3047 Fancy Hill	Santa Ynez	4/3	1.05	\$995,000
Residential	2890 Quail Valley	Solvang	3/3	1.86	\$1,195,000
Residential	1240 Highland	Santa Ynez	3/3	1.00	\$1,250,000
Residential	1241 Deer Trail	Solvang	3/3	1.80	\$1,269,000
Residential	783 Fredensborg Canyon	Solvang	3/3	1.09	\$1,295,000
Residential	2096 Still Meadow	Solvang	4/3	2.49	\$1,399,000
Residential	1015 Ladan	Solvang	5/8	6.04	\$2,500,000
Multi-Family	3618 Manzana	Santa Ynez	8/4	0.24	\$1,280,000
CM Ind/Bus Op-Sale	375 Alisal	Solvang	n/a	0.33	\$650,000

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FINAL SALES						
TYPE	ADDRESS	TOWN	BED/BATH	LOT SIZE	LIST PRICE	SOLD PRICE
Condo/Townhouse	235 Highway 246	Buellton	3/3	n/a	\$425,000	\$415,000
Condo/Townhouse	756 Hillside	Solvang	4/3	n/a	\$649,000	\$620,000
Condo/Townhouse	642 Aqueduct	Solvang	3/2	n/a	\$685,000	\$670,000
Condo/Townhouse	620 Hillside	Solvang	3/2	n/a	\$893,000	\$880,000
PUD	2109 Village Lane	Solvang	2/2	0.04	\$435,000	\$435,000
Residential	493 Scandia	Buellton	3/3	0.28	\$519,000	\$519,000
Residential	251 Fairway	Solvang	2/2	0.62	\$596,000	\$545,000
Residential	333 Third	Solvang	3/2	0.32	\$595,000	\$580,000
Residential	520 Rancho Alisal	Solvang	3/3	0.78	\$649,000	\$617,500
Residential	1604 Elverhoy	Solvang	3/2	0.14	\$649,000	\$649,000
Residential	371 Beech	Buellton	3/2	0.18	\$679,000	\$672,000
Residential	500 Rancho Alisal	Solvang	3/3	0.76	\$695,000	\$675,000
Residential	351 Valley Dairy	Buellton	4/2	0.16	\$695,000	\$690,000
Residential	1777 Cottonwood	Ballard	2/2	0.28	\$699,000	\$695,000
Residential	1469 Aarhus	Solvang	4/2	0.17	\$698,000	\$695,000
Residential	596 Ranch	Solvang	4/3	2.47	\$749,000	\$725,000
Residential	1339 Cheyenne	Santa Ynez	3/3	0.25	\$765,000	\$742,000
Residential	310 2nd	Solvang	2/2	0.00	\$750,000	\$750,000
Residential	466 Hawk Canyon	Buellton	4/4	0.16	\$780,000	\$770,000
Residential	2173 Creekside	Solvang	4/3	0.24	\$795,000	\$787,000
Residential	331 Dogwood	Buellton	4/3	0.18	\$812,000	\$800,000
Residential	2719 San Marcos	Los Olivos	3/2	0.17	\$819,000	\$805,000
Residential	3151 Fairlea	Santa Ynez	2/2	1.10	\$880,000	\$825,000
Residential	1525 Refugio	Santa Ynez	3/2	2.64	\$1,150,000	\$975,000
Residential	3640 Roblar	Santa Ynez	3/2	5.00	\$975,000	\$975,000
Residential	3047 Fancy Hill	Santa Ynez	4/3	1.05	\$995,000	\$975,000
Residential	2447 Lucca	Los Olivos	4/2	0.46	\$1,079,000	\$1,079,000
Residential	2552 Railway	Los Olivos	3/3	0.76	\$1,079,000	\$1,179,000
Residential	2890 Quail Valley	Solvang	3/3	1.86	\$1,195,000	\$1,195,000
Residential	1240 Highland	Santa Ynez	3/3	1.00	\$1,250,000	\$1,200,000
Residential	783 Fredensborg Canyon	Solvang	3/3	1.09	\$1,295,000	\$1,265,000
Residential	2096 Still Meadow	Solvang	4/3	2.49	\$1,399,000	\$1,350,000
Residential	750 Chalk Hill	Solvang	3/3	5.14	\$1,895,000	\$1,800,000
Residential	1015 Ladan	Solvang	5/8	6.04	\$2,500,000	\$2,300,000
Multi-Family	3618 Manzana	Santa Ynez	8/4	0.24	\$1,280,000	\$1,100,000
CM Ind/Bus Op-Sale	375 Alisal	Solvang	n/a	0.33	\$650,000	\$575,000

**Data supplied by the Santa Ynez Valley MLS. Data is deemed reliable, but not guaranteed. Buyers are responsible for verifying the accuracy of all information. The Broker/Agent providing the information may or may not have been the Listing and/or Selling Agent.*