



**GOLDEN LION**  
REAL ESTATE, INC.

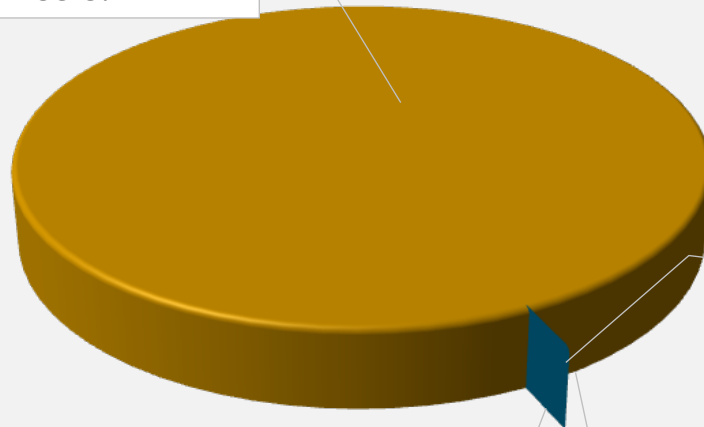
**OCTOBER 2022**

LATHROP REAL ESTATE SALES REPORT

## Sold Homes Summary

18

Fair Market Sales  
100.0%



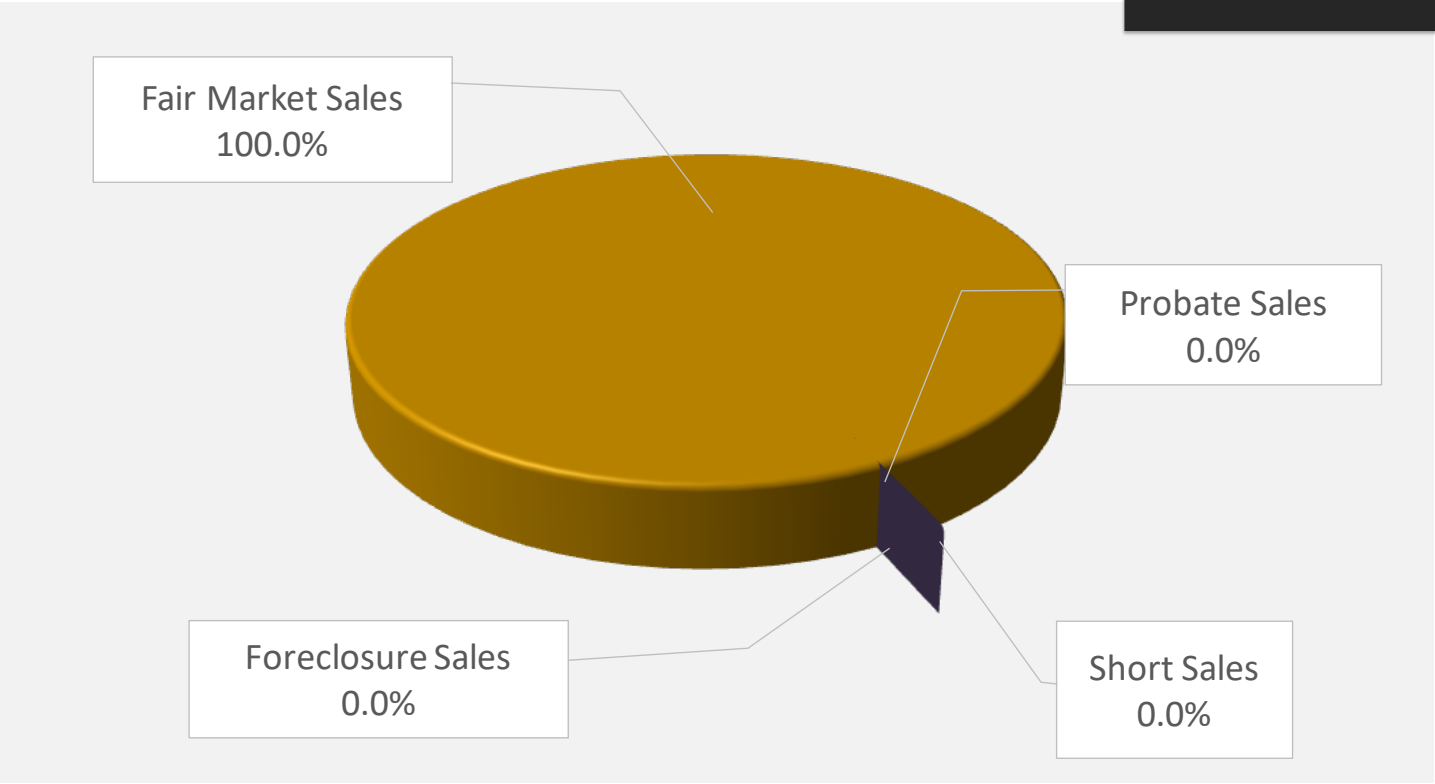
Probate Sales  
0.0%

Foreclosure Sales  
0.0%

Short Sales  
0.0%



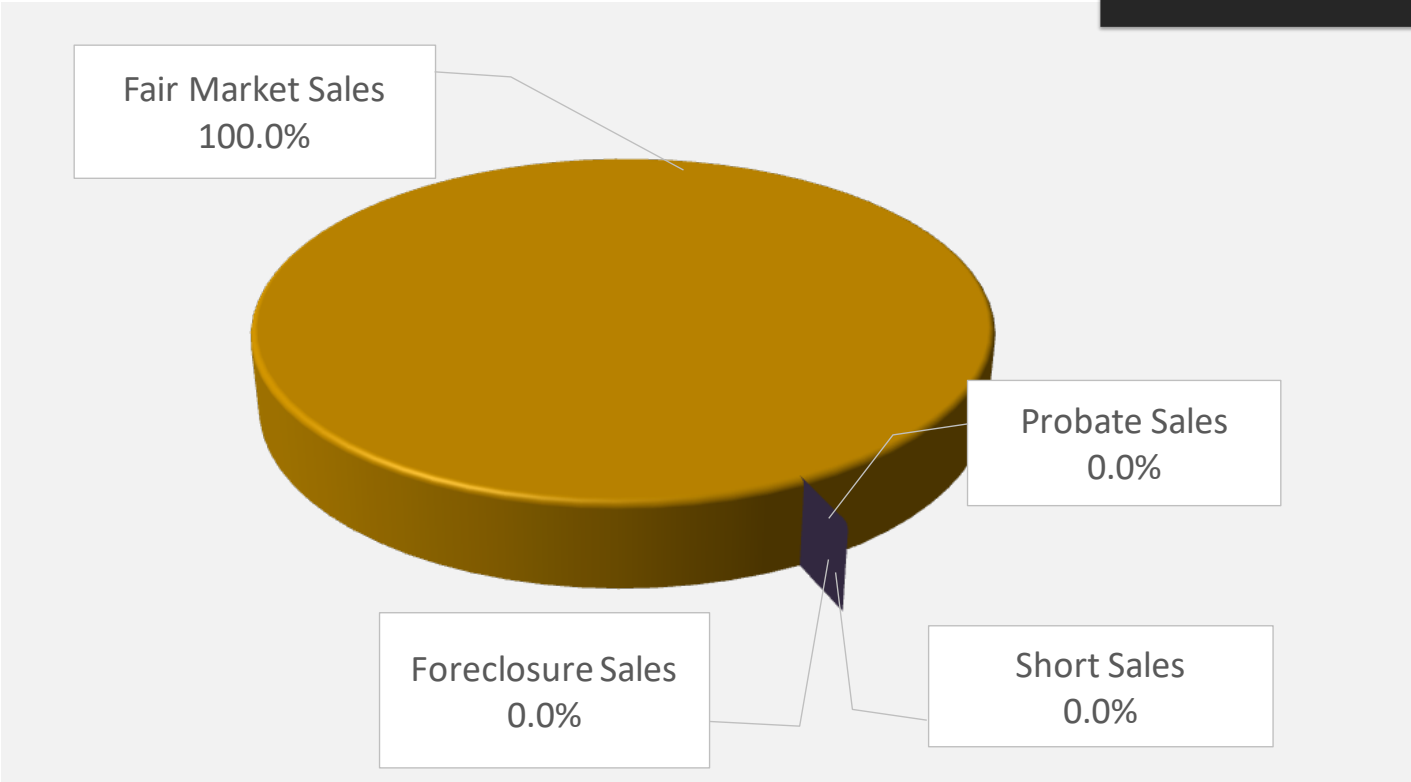
# Available Homes



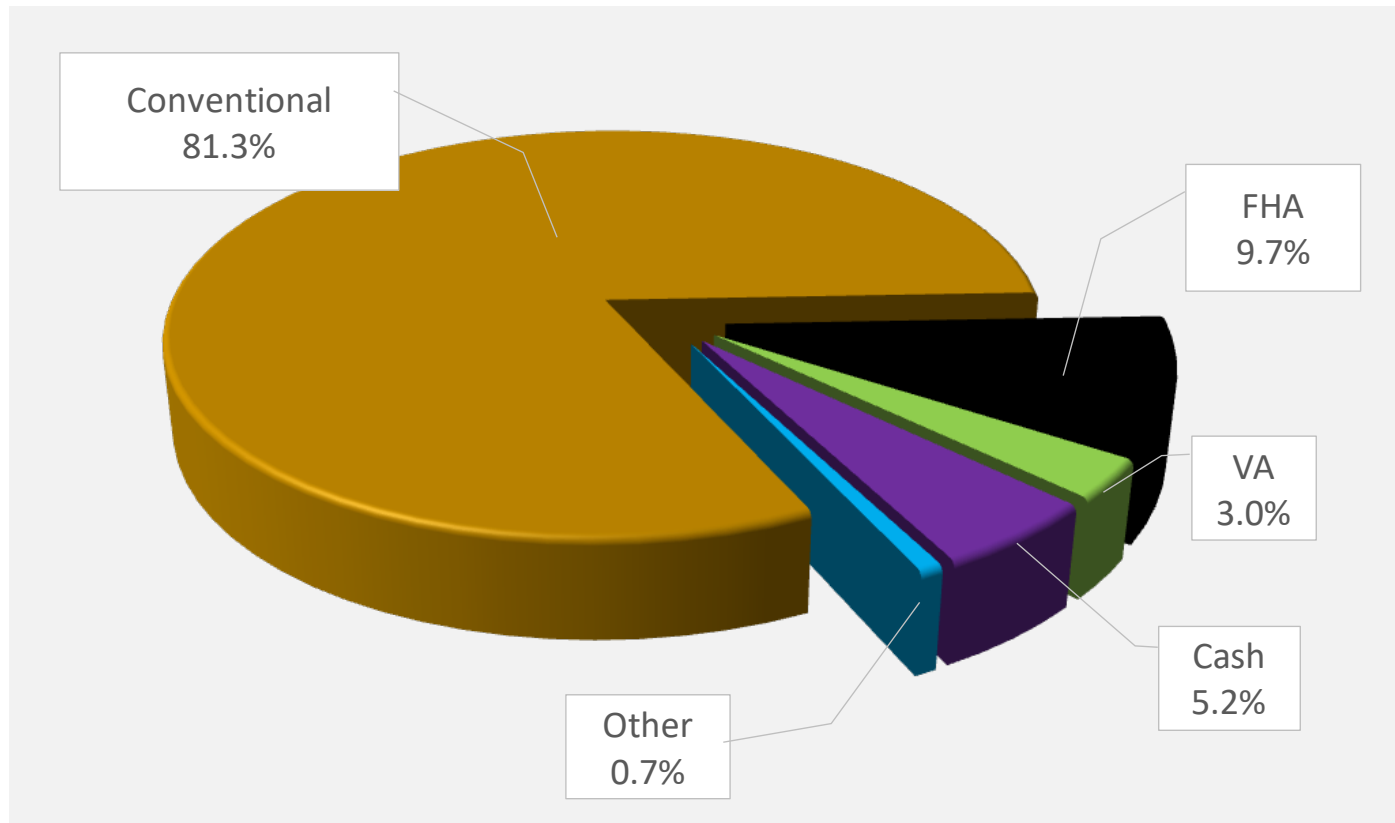


# Pending Homes

36

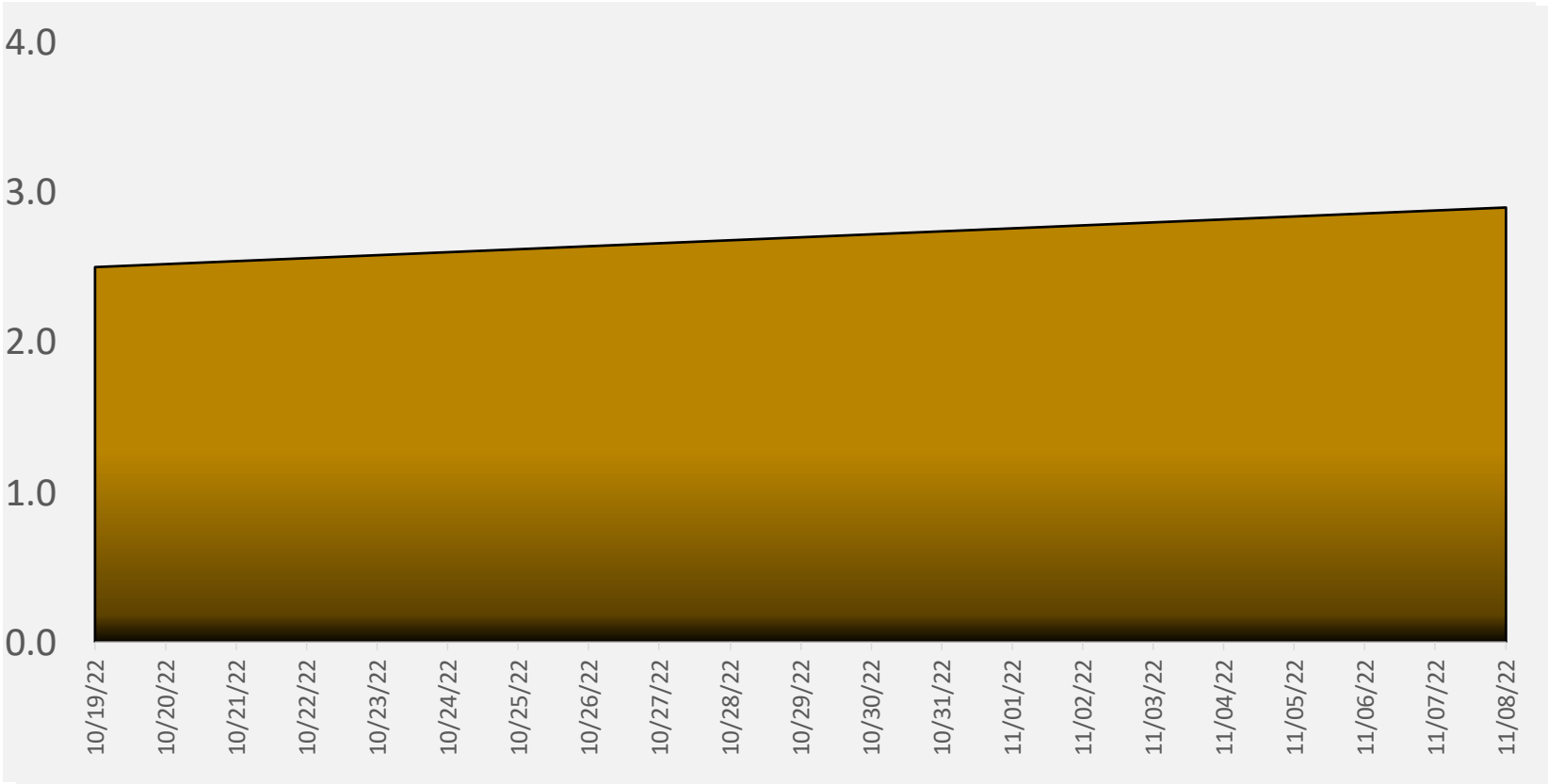


## New Financing Type





# Months of Remaining Inventory



## State of the Market

### MARKET TIMING:

**49.0** Average days on market for homes in escrow.

**2.9** Months of remaining inventory (based on average of last 6 months sales).

### AVAILABLE HOME STATISTICS:

Short Sale Percentage:  
**0.00%**

REO percentage:  
**0.00%**

Vacancy rate:  
**0.00%**

**45.16%**

Available homes have had price reductions since being listed

**0**

Available homes are short sales.

**0**

Available homes are bank owned (REO).

**0**

Available homes are vacant (Includes REO)

### PENDING HOME STATISTICS:

Short Sale Percentage:  
**0.00%**

REO percentage:  
**0.00%**

**66.67%**

Of homes are pending for less than the original asking price.

**0**

Pending homes are short sales.

**0**

Pending homes are bank owned (REO).

**31**

HOMES FOR SALE

**36**

HOMES IN ESCROW

### MARKET STATISTICS:

**18**

Homes sold in the past 30 days.

**134**

Homes sold in the past 6 months.

**38**

Homes sold in the past 60 days.

Average price per square foot in the past 30 days.

**\$329.34**

Average selling price in the past 6 months.

**\$702,715**

**2238**

Average square footage for home sold in the past 30 days.

**11.1%**

Homes sold above original listed price in past 30 days.

**94.1%**

Average Asked to Sold Ratio in the past 30 days.

**95.3%**

Median Asked to Sold Ratio in the past 30 days.

**0**

Sold homes that were bank owned.

**0**

Sold homes that were short sales.

## LATHROP REAL ESTATE SALES SUMMARY

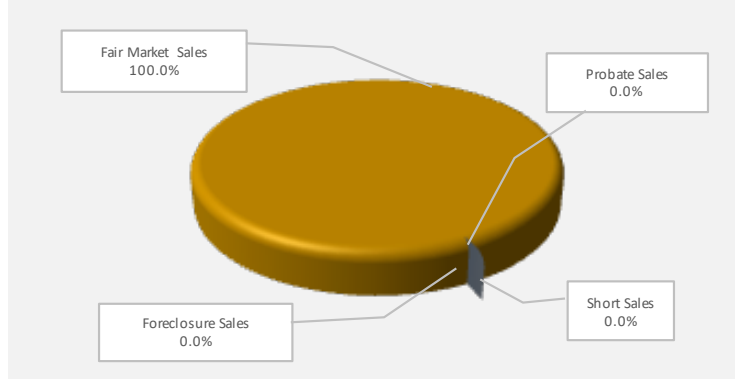
Prepared: 11/08/22

### 31 Available Homes

Existing Financing	Homes	Percentage
Fair Market Sales	31	100.0%
Probate Sales	0	0.0%
Short Sales	0	0.0%
Foreclosure Sales	0	0.0%
		100.0%

Low	\$	450,000
Average	\$	697,373
High	\$	1,150,000
Average DOM:		26.6

Occupancy	Homes	Percentage
Occupied	31	100.0%
Vacant	0	0.0%



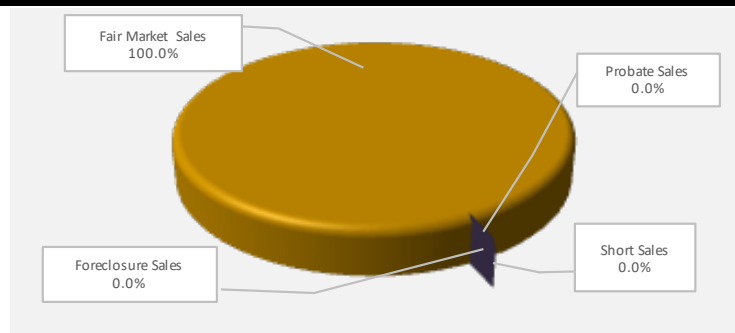
14 Listed in the past 30 days.

30 Listed in the past 60 days.

### 36 Pending Homes

Existing Financing	Homes	Percentage
Fair Market Sales	36	100.0%
Probate Sales	0	0.0%
Short Sales	0	0.0%
Foreclosure Sales	0	0.0%
		100.0%

Low	\$	420,000
Average	\$	716,195
High	\$	1,071,870
Average DOM:		49.0

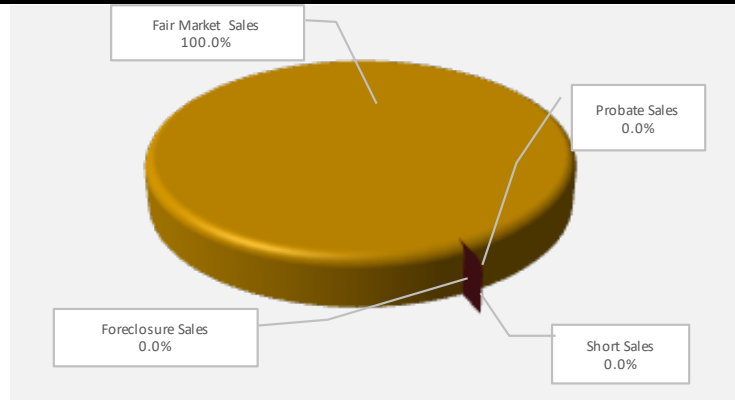


### Sold Homes Summary

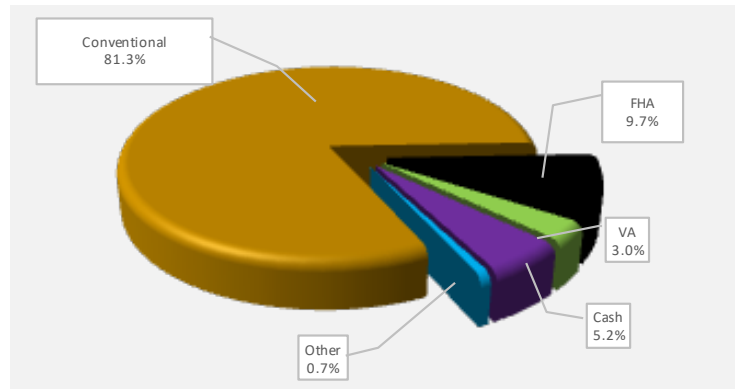
18 Sold in the past 30 days  
 38 Sold in the past 60 days  
 134 Sold in the past 6 months

Previous Financing	Homes	Percentage
Fair Market Sales	134	100.0%
Probate Sales	0	0.0%
Short Sales	0	0.0%
Foreclosure Sales	0	0.0%
		100.0%

Low	\$	315,000
Average	\$	705,855
High	\$	1,249,000
Average DOM:		28.8



New Financing Type	Homes	Percentage
Conventional	109	81.3%
FHA	13	9.7%
VA	4	3.0%
Cash	7	5.2%
Other	1	0.7%
		100.0%





## LATHROP REAL ESTATE SALES SUMMARY

Prepared: 11/08/22						
PRICE RANGE			TOTAL IN PRICE BRACKET	HOMES FOR SALE	HOMES IN ESCROW	% WITH OFFERS
\$0	to	\$424,999	1	0	1	100.00%
\$425,000	to	\$449,999	0	0	0	
\$450,000	to	\$474,999	1	1	0	0.00%
\$475,000	to	\$499,999	4	2	2	50.00%
\$500,000	to	\$524,999	0	0	0	
\$525,000	to	\$549,999	2	2	0	0.00%
\$550,000	to	\$574,999	2	1	1	50.00%
\$575,000	to	\$599,999	2	2	0	0.00%
\$600,000	to	\$624,999	2	2	0	0.00%
\$625,000	to	\$649,999	5	3	2	40.00%
\$650,000	to	\$674,999	6	1	5	83.33%
\$675,000	to	\$699,999	3	1	2	66.67%
\$700,000	to	\$724,999	4	3	1	25.00%
\$725,000	to	\$749,999	6	3	3	50.00%
\$750,000	to	\$774,999	3	2	1	33.33%
\$775,000	to	\$799,999	5	0	5	100.00%
\$800,000	to	\$824,999	2	1	1	50.00%
\$825,000	to	\$849,999	4	1	3	75.00%
\$850,000	to	\$874,999	2	0	2	100.00%
\$875,000	to	\$899,999	3	2	1	33.33%
\$900,000	to	\$924,999	0	0	0	
\$925,000	and up		10	4	6	60.00%
TOTAL			67	31	36	53.73%

### MARKET TIMING:

**49.0** Average days on market for homes in escrow.

**2.9** Months of remaining inventory (based on average of last 6 months sales).

### AVAILABLE HOME STATISTICS:

**0** Available homes are short sales. Short Sale Percentage: 0.00%  
**0** Available homes are bank owned (REO). REO percentage: 0.00%  
**0** Available homes are vacant (includes REO). Vacancy rate: 0.00%

**45.16%** Available homes have had price reductions since being listed.

### PENDING HOME STATISTICS:

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**66.67%** Of homes are pending for less than the original asking price.

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