

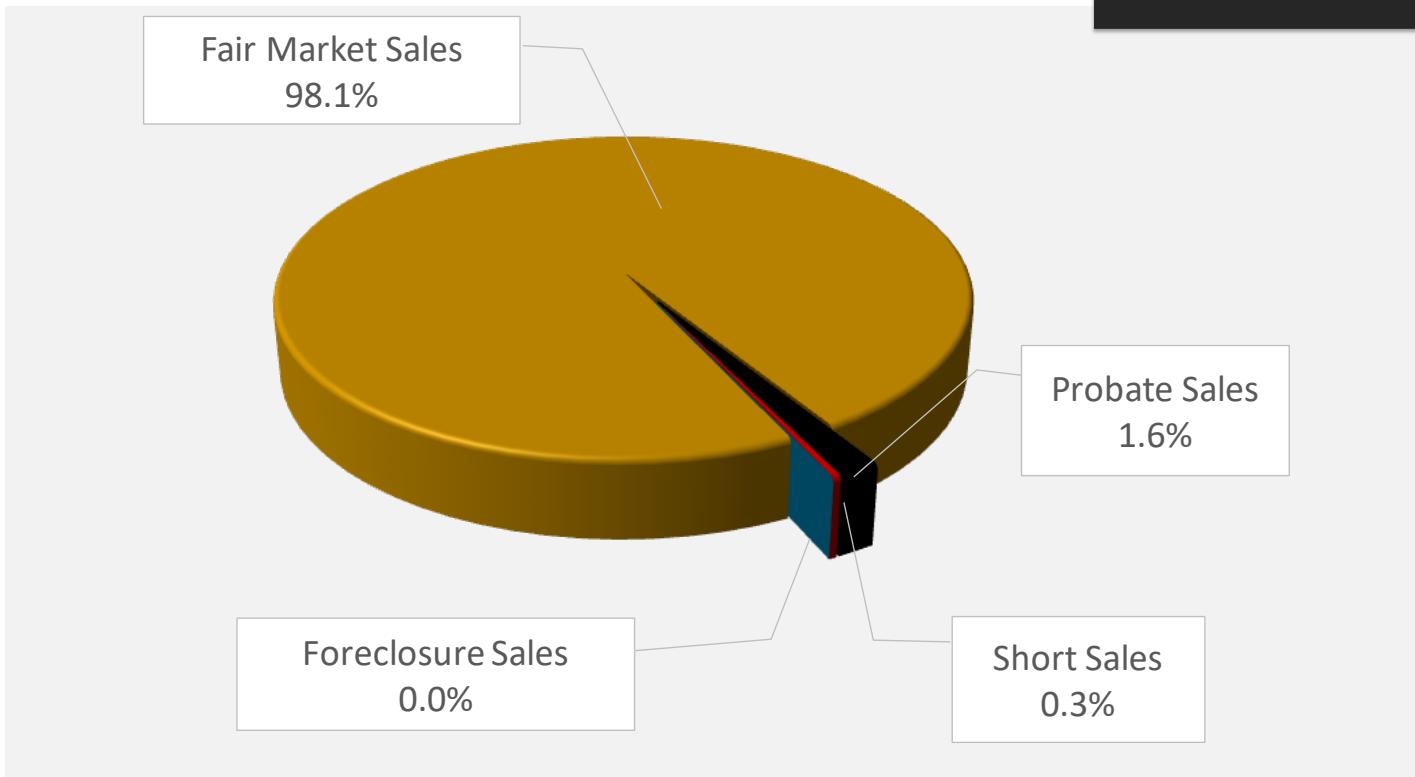


OCTOBER 2022

MANTECA REAL ESTATE SALES REPORT

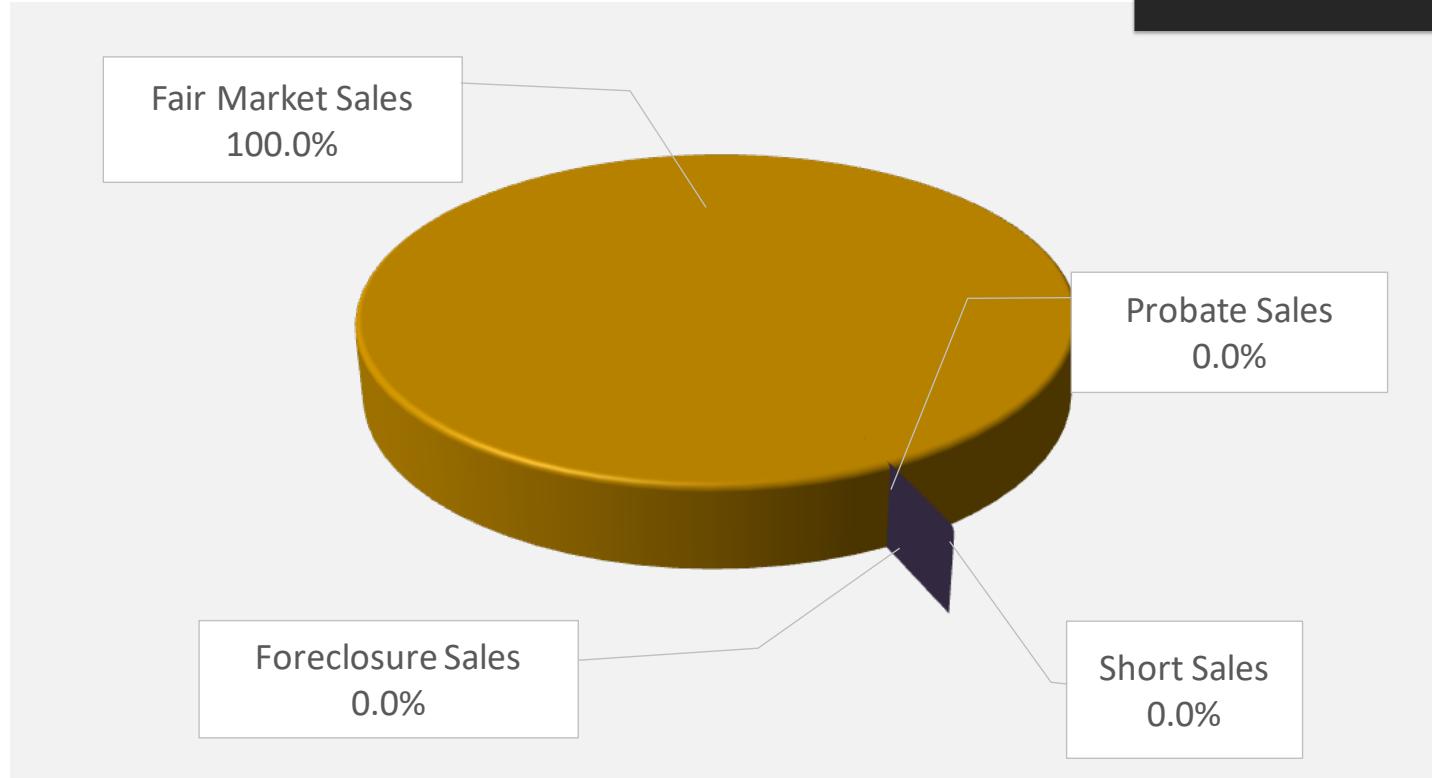
Sold Homes Summary

36



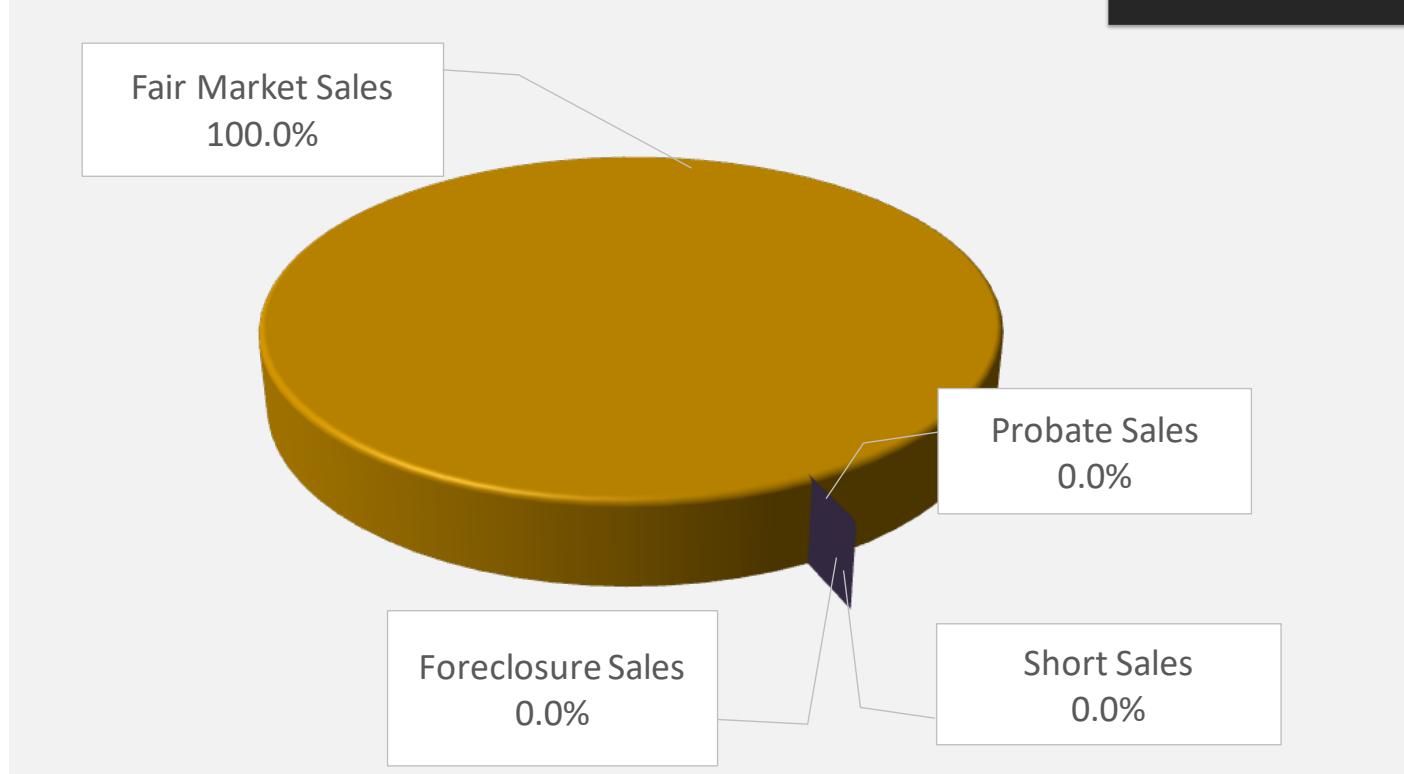
Available Homes

46

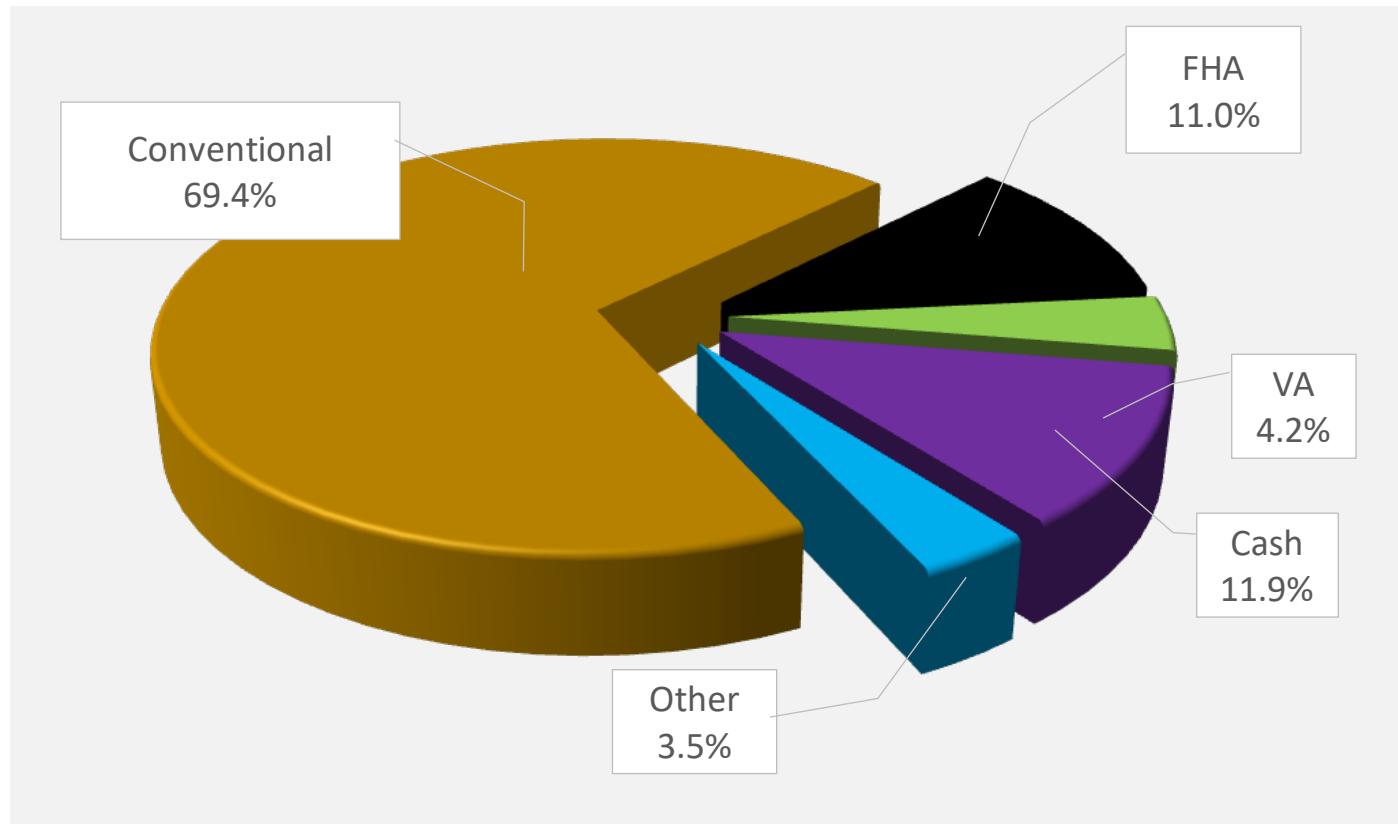


Pending Homes

26

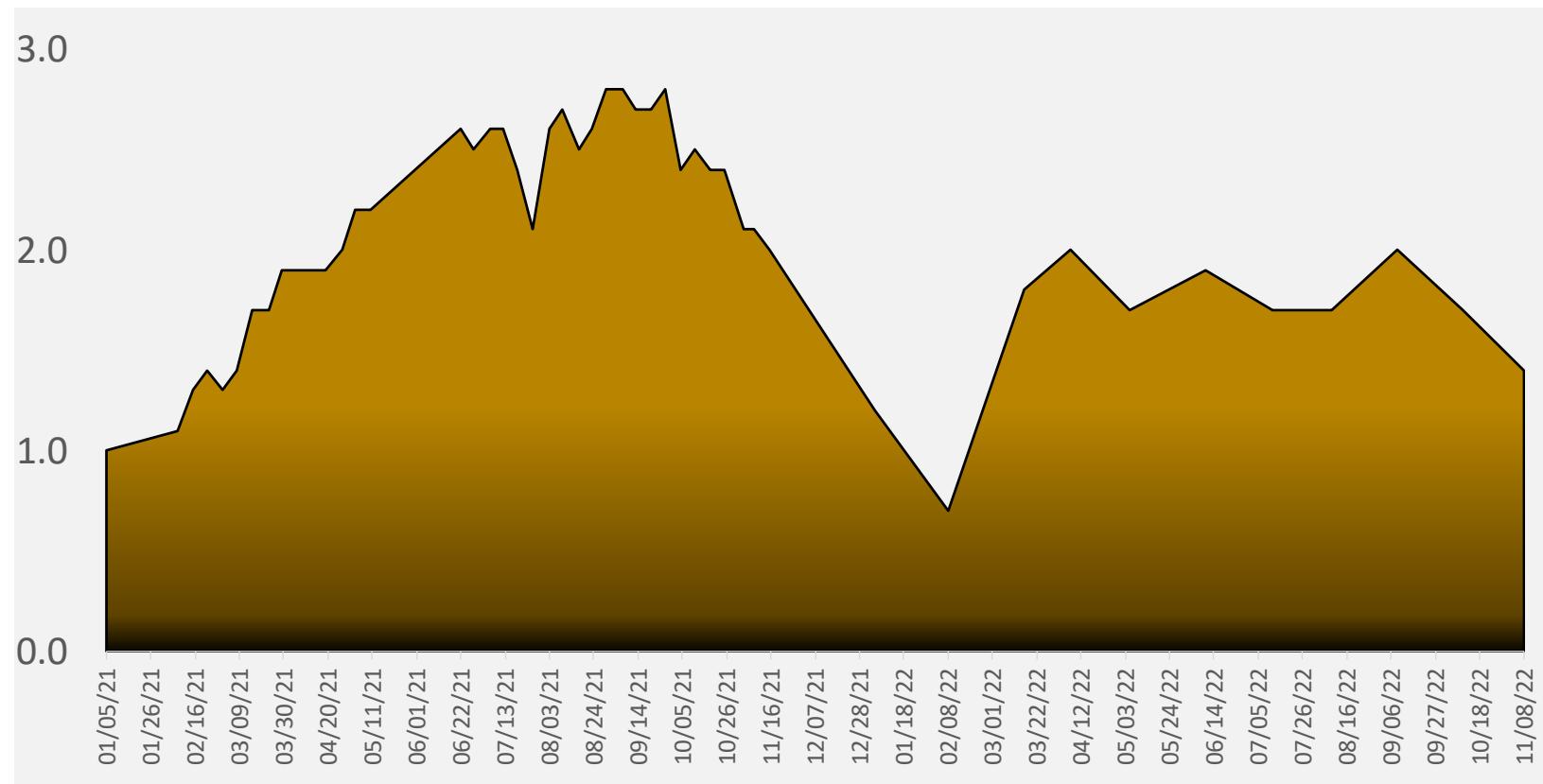


New Financing Type





Months of Remaining Inventory





State of the Market

MARKET TIMING:

56.2

Average days on market for homes in escrow.

1.4

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

AVAILABLE HOME STATISTICS:

0.00%
Short Sale Percentage:

0.00%
REO percentage:

19.57%
Vacancy rate:

0

Available homes are short sales.

0

Available homes are bank owned (REO).

9

Available homes are vacant (Includes REO)

28.26%

Available homes have had price reductions since being listed

PENDING HOME STATISTICS:

0.00%
Short Sale Percentage:

0.00%
REO percentage:

0

Pending homes are short sales.

0

Pending homes are bank owned (REO).

61.54%

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

46

HOMES FOR SALE

26

HOMES IN ESCROW

MARKET STATISTICS:

36

Homes sold in the past 30 days.

309

Homes sold in the past 6 months.

91

Homes sold in the past 60 days.

Average price per square foot in the past 30 days.

\$343.19

Average selling price in the past 6 months.

\$635,170

1950

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

8.3%

Homes sold above original listed price in past 30 days.

93.3%

Average Asked to Sold Ratio in the past 30 days.

94.9%

Median Asked to Sold Ratio in the past 30 days.

0

Sold homes that were bank owned.

1

Sold homes that were short sales.

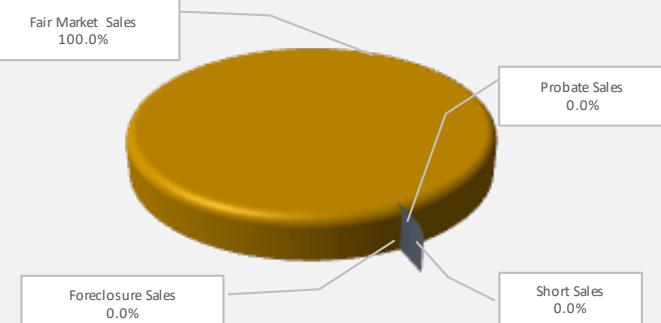
MANTECA REAL ESTATE SALES SUMMARY

Prepared:

11/08/22

46 Available Homes

Existing Financing	Homes	Percentage
Fair Market Sales	46	100.0%
Probate Sales	0	0.0%
Short Sales	0	0.0%
Foreclosure Sales	0	0.0%
		100.0%
Low	\$ 398,900	
Average	\$ 670,965	
High	\$ 1,295,000	
Average DOM:	23.4	

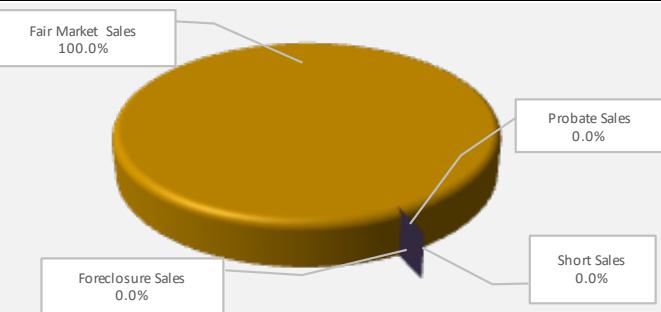


28 Listed in the past 30 days.

45 Listed in the past 60 days.

26 Pending Homes

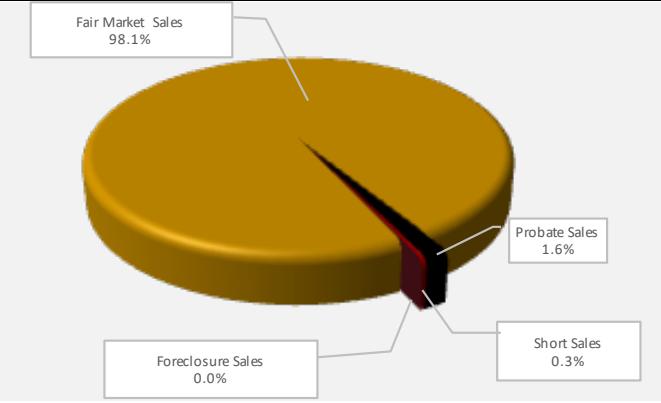
Existing Financing	Homes	Percentage
Fair Market Sales	26	100.0%
Probate Sales	0	0.0%
Short Sales	0	0.0%
Foreclosure Sales	0	0.0%
		100.0%
Low	\$ 325,000	
Average	\$ 649,825	
High	\$ 999,000	
Average DOM:	56.2	



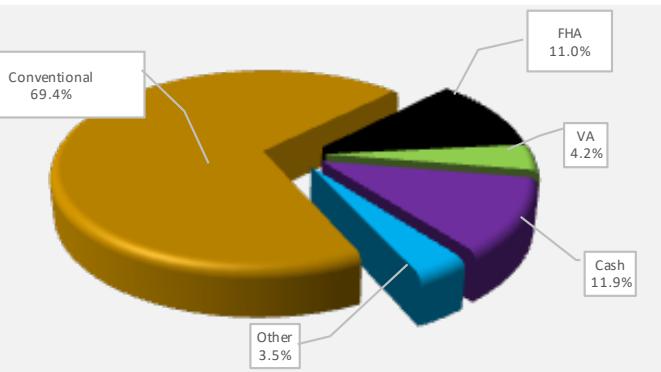
Sold Homes Summary

36 Sold in the past 30 days
91 Sold in the past 60 days
309 Sold in the past 6 months

Previous Financing	Homes	Percentage
Fair Market Sales	303	98.1%
Probate Sales	5	1.6%
Short Sales	1	0.3%
Foreclosure Sales	0	0.0%
		100.0%
Low	\$ 220,000	
Average	\$ 640,493	
High	\$ 1,399,000	
Average DOM:	30.0	



New Financing Type	Homes	Percentage
Conventional	215	69.6%
FHA	34	11.0%
VA	13	4.2%
Cash	37	12.0%
Other	11	3.6%
		100.3%



MANTECA REAL ESTATE SALES SUMMARY

Prepared: 11/08/22		TOTAL IN PRICE BRACKET	HOMES FOR SALE	HOMES IN ESCROW	% WITH OFFERS	
PRICE RANGE						
\$0	to	\$399,999	3	1	2	66.67%
\$400,000	to	\$424,999	3	2	1	33.33%
\$425,000	to	\$449,999	1	1	0	0.00%
\$450,000	to	\$474,999	2	2	0	0.00%
\$475,000	to	\$499,999	3	2	1	33.33%
\$500,000	to	\$524,999	2	1	1	50.00%
\$525,000	to	\$549,999	4	2	2	50.00%
\$550,000	to	\$574,999	3	3	0	0.00%
\$575,000	to	\$599,999	5	3	2	40.00%
\$600,000	to	\$624,999	1	1	0	0.00%
\$625,000	to	\$649,999	8	5	3	37.50%
\$650,000	to	\$674,999	0	0	0	
\$675,000	to	\$699,999	4	2	2	50.00%
\$700,000	to	\$724,999	2	1	1	50.00%
\$725,000	to	\$749,999	7	6	1	14.29%
\$750,000	to	\$774,999	7	5	2	28.57%
\$775,000	to	\$799,999	5	3	2	40.00%
\$800,000	to	\$824,999	1	0	1	100.00%
\$825,000	to	\$849,999	3	2	1	33.33%
\$850,000	to	\$874,999	0	0	0	
\$875,000	to	\$899,999	2	1	1	50.00%
\$900,000	to	\$924,999	0	0	0	0.00%
\$925,000	to	\$949,999	2	1	1	50.00%
\$950,000	to	\$974,999	0	0	0	
\$975,000	to	\$999,999	0	0	0	
\$1,000,000	and up		4	2	2	50.00%
TOTAL		72	46	26	36.11%	

MARKET TIMING:

56.2 Average days on market for homes in escrow.

1.4 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%
9 Available homes are vacant (includes REO).	Vacancy rate: 19.57%

28.26% Available homes have had price reductions since being listed.

PENDING HOME STATISTICS:

0 Pending homes are short sales.	Short Sale Percentage: 0.00%
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61.54% Of homes are pending for less than the original asking price.

MARKET STATISTICS:

36 Homes sold in the past 30 days.

\$635,170 Average selling price in the past 6 months.

\$343.19 Average price per square foot in the past 30 days.

1950 Average square footage for home sold in the past 30 days.

8.3% Homes sold above original listed price in past 30 days.

93.3% Average Asked to Sold Ratio in the past 30 days.

94.9% Median Asked to Sold Ratio in the past 30 days.

91 Homes sold in the past 60 days.

309 Homes sold in the past 6 months.

1 Sold homes that were short sales. Short Sale Percentage: 0.32%

0 Sold homes that were bank owned. REO percentage: 98.06%