

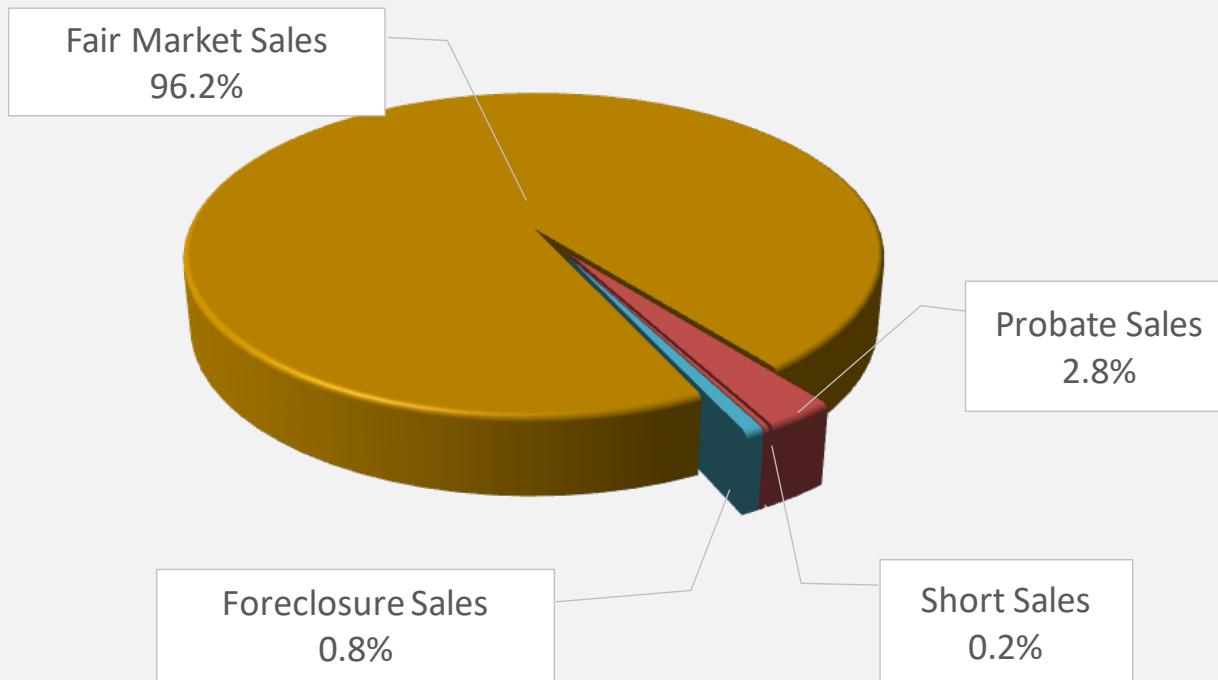


NOVEMBER 2022

STOCKTON REAL ESTATE SALES REPORT

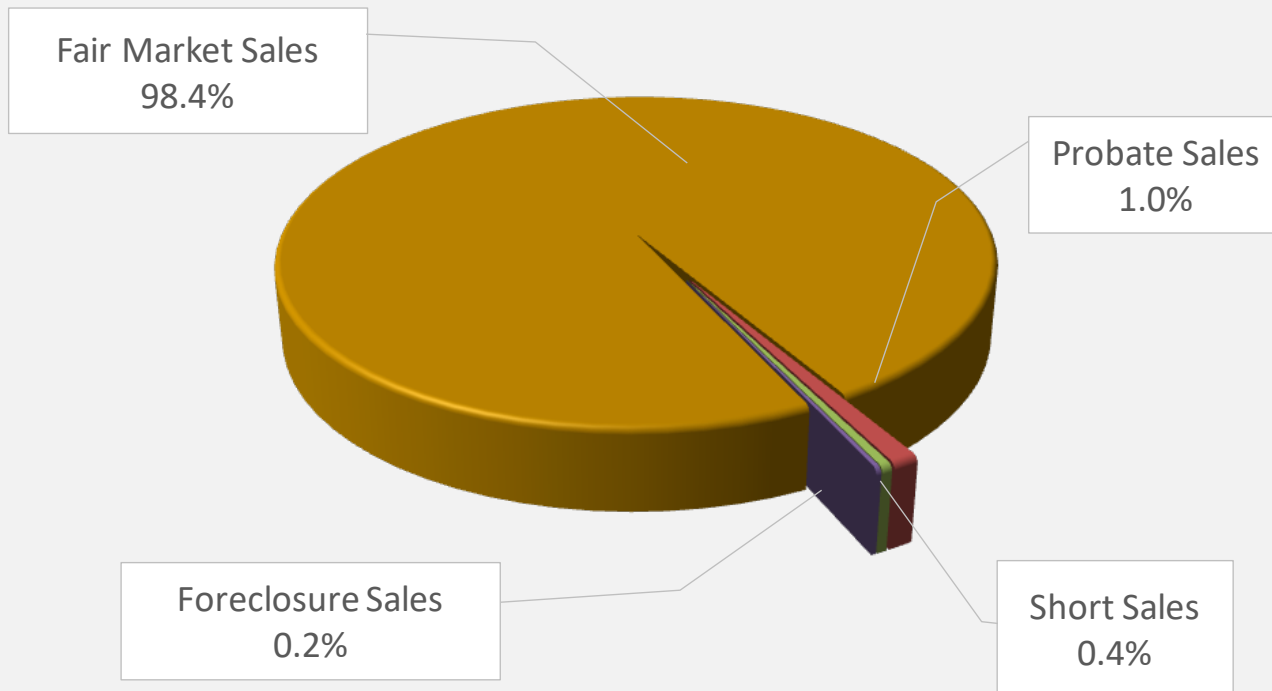
Sold Homes Summary

150



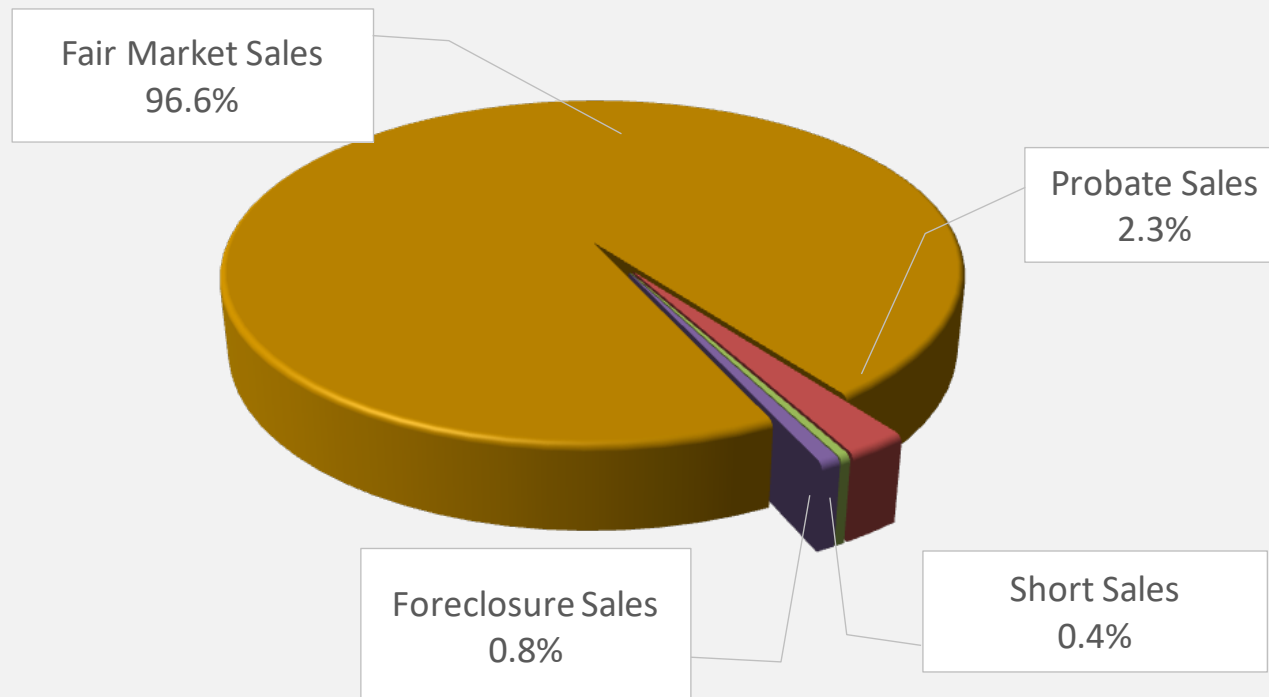
Available Homes

490

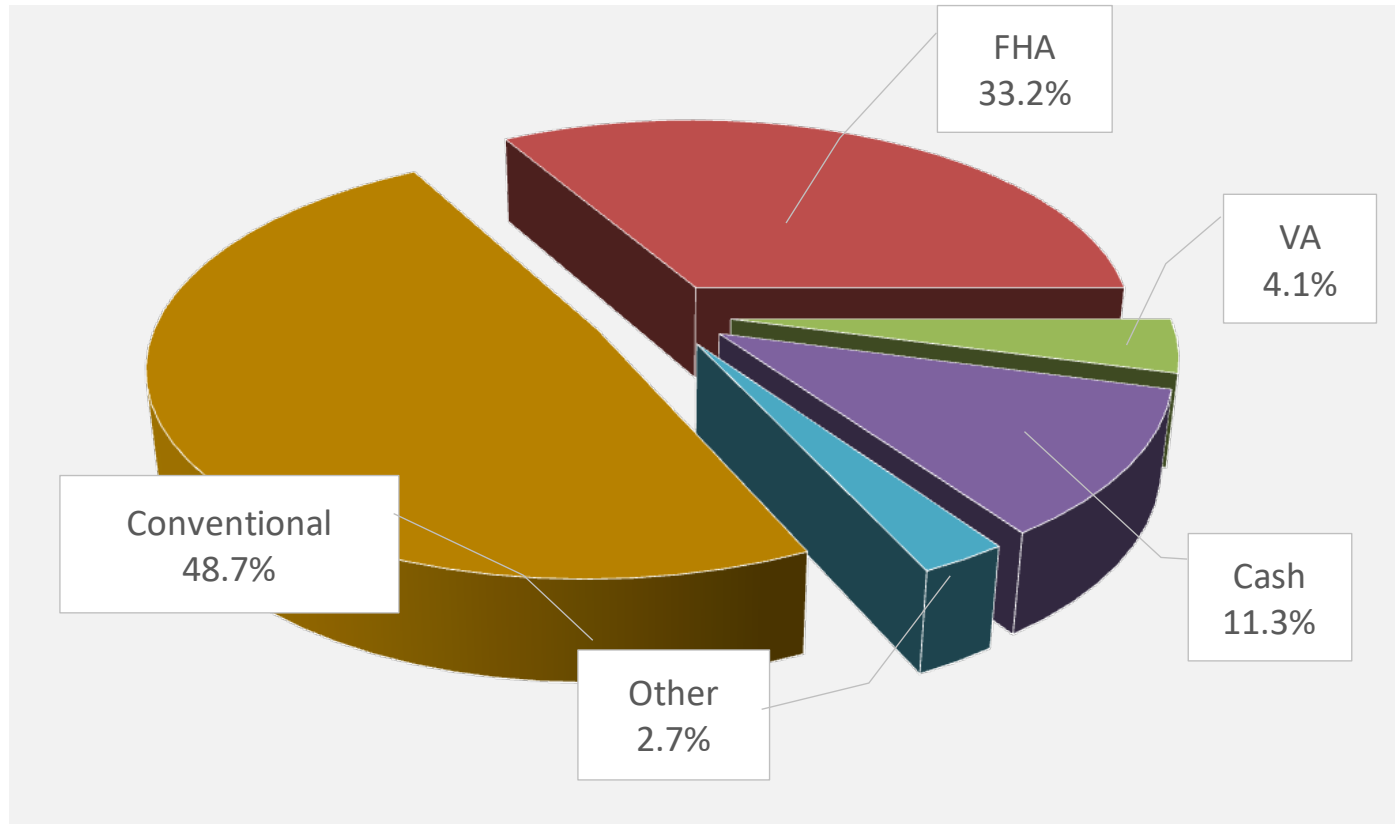


Pending Homes

265

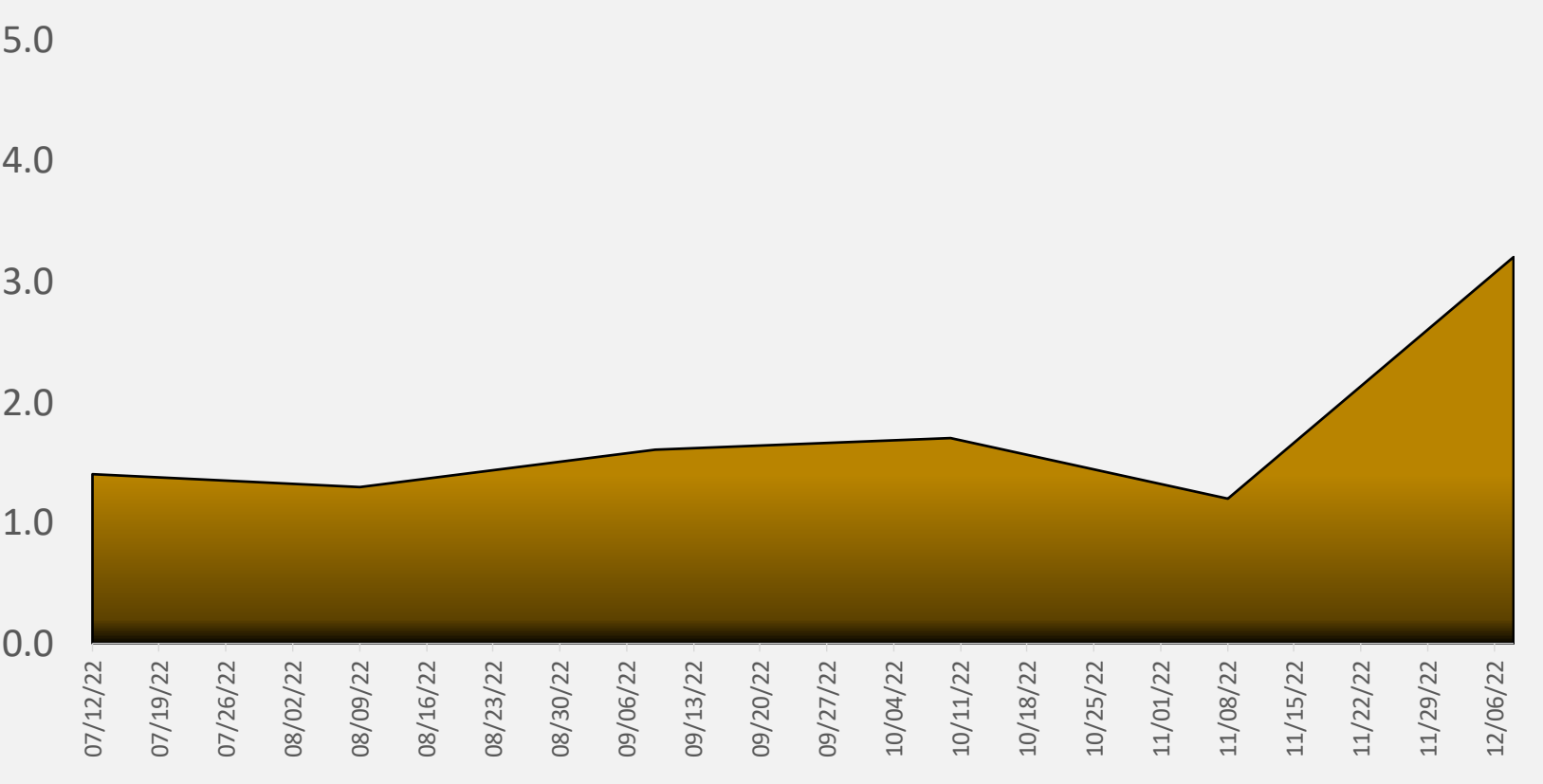


New Financing Type





Months of Remaining Inventory



State of the Market

MARKET TIMING:

51.1

Average days on market for homes in escrow.

3.2

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:

28.57%

50.00%

0

Available homes are short sales.

0

Available homes are bank owned (REO).

14

Available homes are vacant (Includes REO)

Available homes have had price reductions since being listed

PENDING HOME STATISTICS:

Short Sale Percentage:

0.38%

REO percentage:

0.75%

48.68%

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

1

Pending homes are short sales.

2

Pending homes are bank owned (REO).

490

HOMES FOR SALE

265

HOMES IN ESCROW

MARKET STATISTICS:

150

Homes sold in the past 30 days.

1,297

Homes sold in the past 6 months.

330

Homes sold in the past 60 days.

Average price per square foot in the past 30 days.

\$287.46

Average selling price in the past 6 months.

\$447,892

1,622

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

15.3%

Homes sold above original listed price in past 30 days.

94.1%

Average Asked to Sold Ratio in the past 30 days.

94.9%

Median Asked to Sold Ratio in the past 30 days.

1

Sold homes that were bank owned.

3

Sold homes that were short sales.

STOCKTON REAL ESTATE SALES SUMMARY

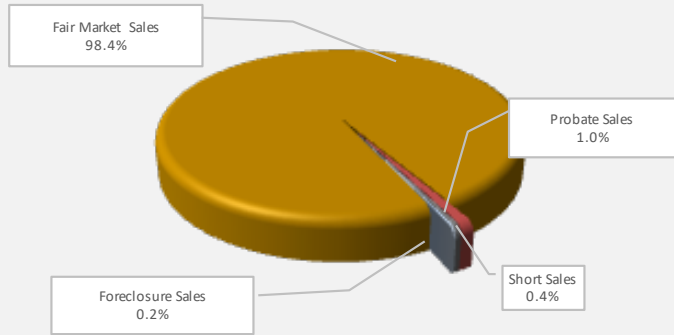
Prepared: 12/08/22

490 Available Homes

Existing Financing	Homes	Percentage
Fair Market Sales	482	98.4%
Probate Sales	5	1.0%
Short Sales	2	0.4%
Foreclosure Sales	1	0.2%
		100.0%

Low	\$	119,900
Average	\$	490,022
High	\$	3,500,000
Average DOM:		66.0

Occupancy	Homes	Percentage
Occupied	350	71.4%
Vacant	140	28.6%



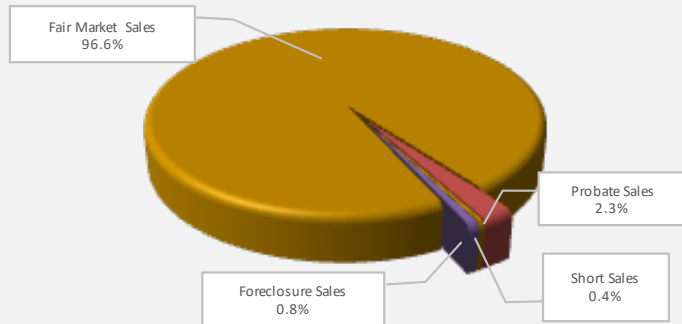
127 Listed in the past 30 days.

258 Listed in the past 60 days.

265 Pending Homes

Existing Financing	Homes	Percentage
Fair Market Sales	256	96.6%
Probate Sales	6	2.3%
Short Sales	1	0.4%
Foreclosure Sales	2	0.8%
		100.0%

Low	\$	110,000
Average	\$	441,342
High	\$	3,150,000
Average DOM:		51.1



Sold Homes Summary

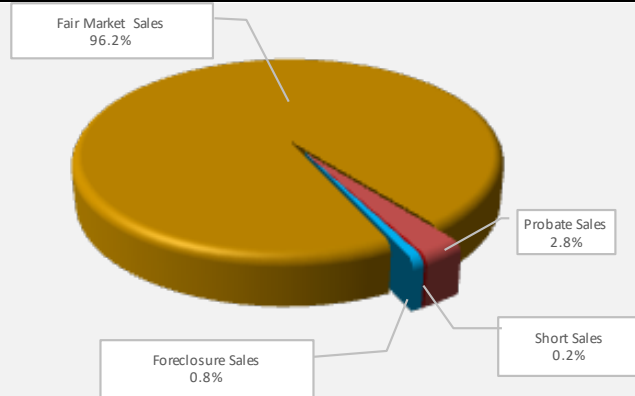
150 Sold in the past 30 days

330 Sold in the past 60 days

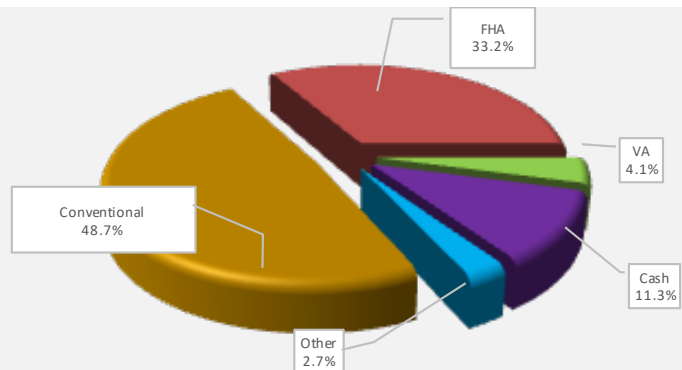
1,297 Sold in the past 6 months

Previous Financing	Homes	Percentage
Fair Market Sales	1,248	96.2%
Probate Sales	36	2.8%
Short Sales	3	0.2%
Foreclosure Sales	10	0.8%
		100.0%

Low	\$	69,950
Average	\$	450,357
High	\$	3,399,000
Average DOM:		27.7



New Financing Type	Homes	Percentage
Conventional	632	48.7%
FHA	431	33.2%
VA	53	4.1%
Cash	146	11.3%
Other	35	2.7%
		100.0%



STOCKTON REAL ESTATE SALES SUMMARY

Prepared: 12/08/22						
PRICE RANGE			TOTAL IN PRICE BRACKET	HOMES FOR SALE	HOMES IN ESCROW	% WITH OFFERS
\$0	to	\$299,999	96	56	40	41.67%
\$300,000	to	\$324,999	22	16	6	27.27%
\$325,000	to	\$349,999	51	32	19	37.25%
\$350,000	to	\$374,999	34	22	12	35.29%
\$375,000	to	\$399,999	76	39	37	48.68%
\$400,000	to	\$424,999	34	23	11	32.35%
\$425,000	to	\$449,999	49	20	29	59.18%
\$450,000	to	\$474,999	48	31	17	35.42%
\$475,000	to	\$499,999	67	49	18	26.87%
\$500,000	to	\$524,999	40	31	9	22.50%
\$525,000	to	\$549,999	61	41	20	32.79%
\$550,000	to	\$574,999	17	12	5	29.41%
\$575,000	to	\$599,999	46	38	8	17.39%
\$600,000	to	\$624,999	14	9	5	35.71%
\$625,000	to	\$649,999	27	15	12	44.44%
\$650,000	to	\$674,999	10	7	3	30.00%
\$675,000	to	\$699,999	20	18	2	10.00%
\$700,000	to	\$724,999	2	2	0	0.00%
\$725,000	to	\$749,999	1	1	0	0.00%
\$750,000	to	\$774,999	3	1	2	66.67%
\$775,000	to	\$799,999	6	4	2	33.33%
\$800,000	to	\$824,999	0	0	0	
\$825,000	to	\$849,999	7	4	3	42.86%
\$850,000	and up		24	19	5	20.83%
TOTAL			755	490	265	35.10%

MARKET TIMING:

51.1 Average days on market for homes in escrow.

3.2 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%
140 Available homes are vacant (includes REO). Vacancy rate: 28.57%
50.00% Available homes have had price reductions since being listed.

PENDING HOME STATISTICS:

1 Pending homes are short sales. Short Sale Percentage: 0.38%
2 Pending homes are bank owned (REO). REO percentage: 0.75%
48.68% Of homes are pending for less than the original asking price.

MARKET STATISTICS:

150 Homes sold in the past 30 days.
\$447,892 Average selling price in the past 6 months.
\$287.46 Average price per square foot in the past 30 days.
1,622 Average square footage for home sold in the past 30 days.
15.3% Homes sold above original listed price in past 30 days.
94.1% Average Asked to Sold Ratio in the past 30 days.
94.9% Median Asked to Sold Ratio in the past 30 days.
330 Homes sold in the past 60 days.
1,297 Homes sold in the past 6 months.
3 Sold homes that were short sales. Short Sale Percentage: 0.23%
10 Sold homes that were bank owned. REO percentage: 96.22%