



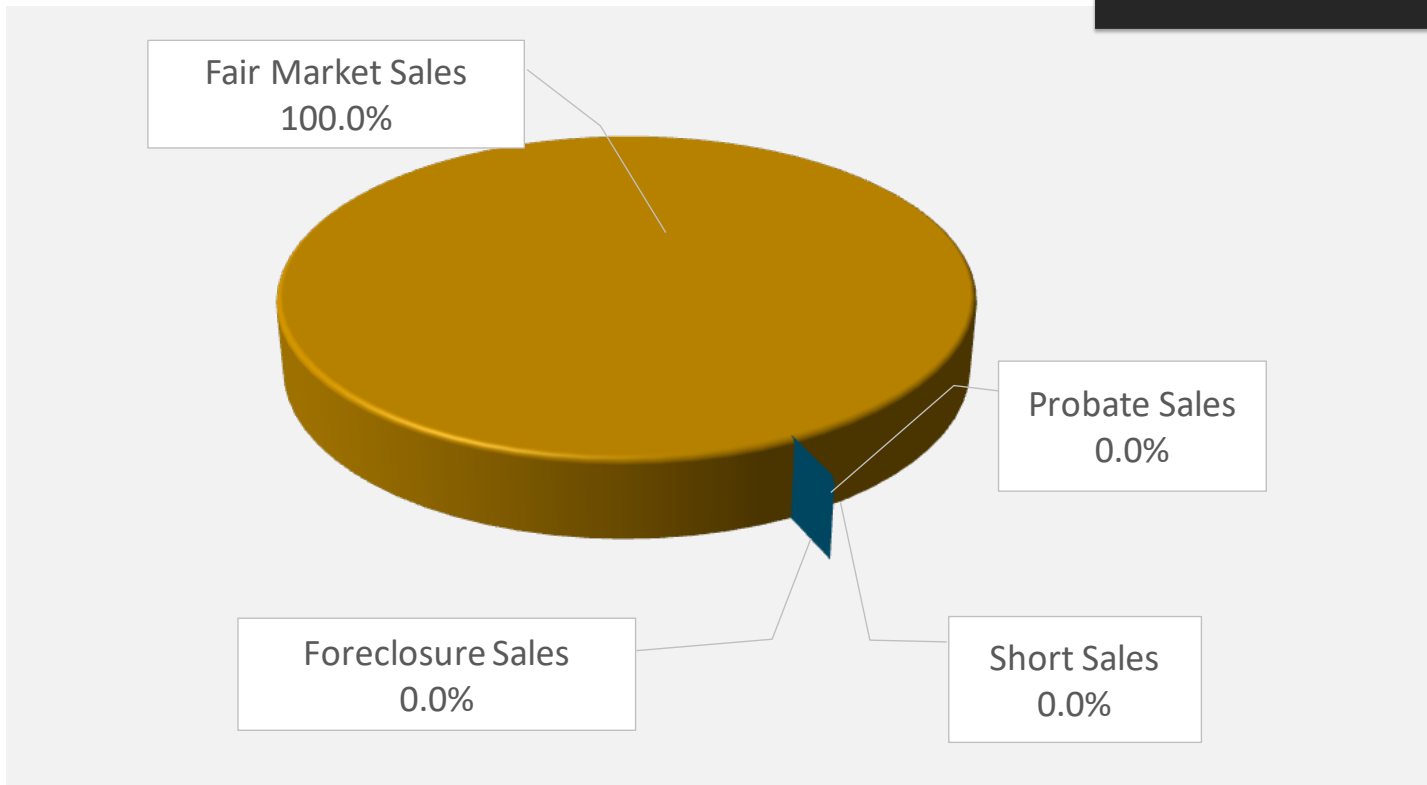
GOLDEN LION
REAL ESTATE, INC.

JANUARY 2023

LATHROP REAL ESTATE SALES REPORT

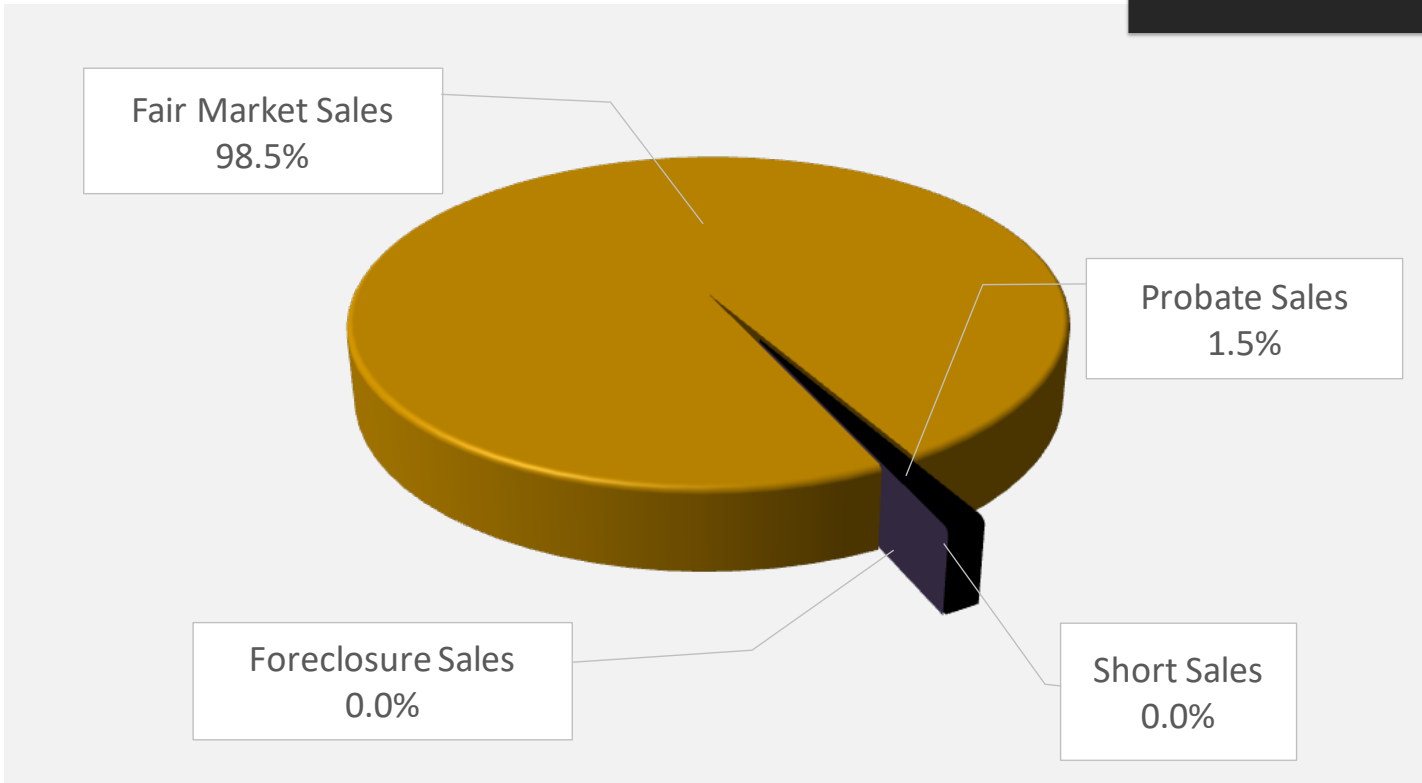


Sold Homes Summary



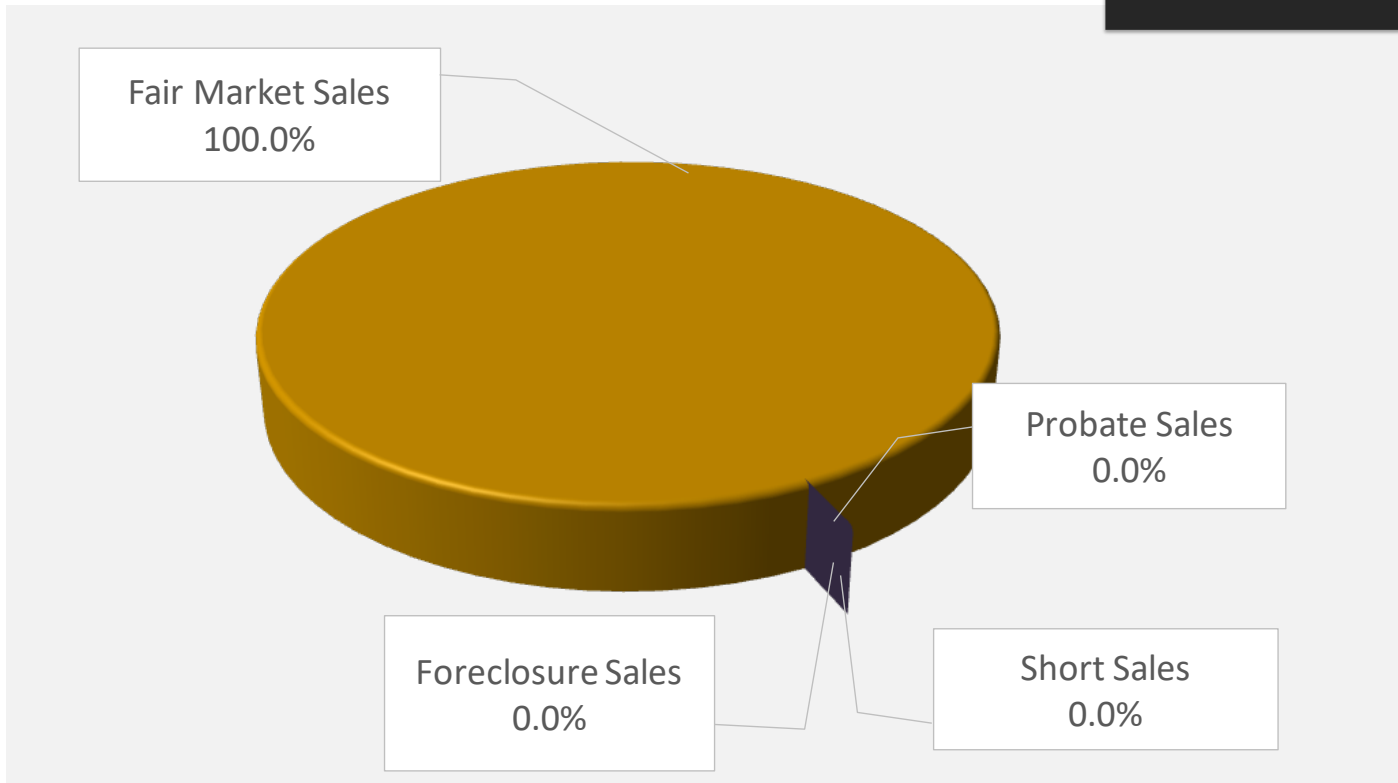
Available Homes

68

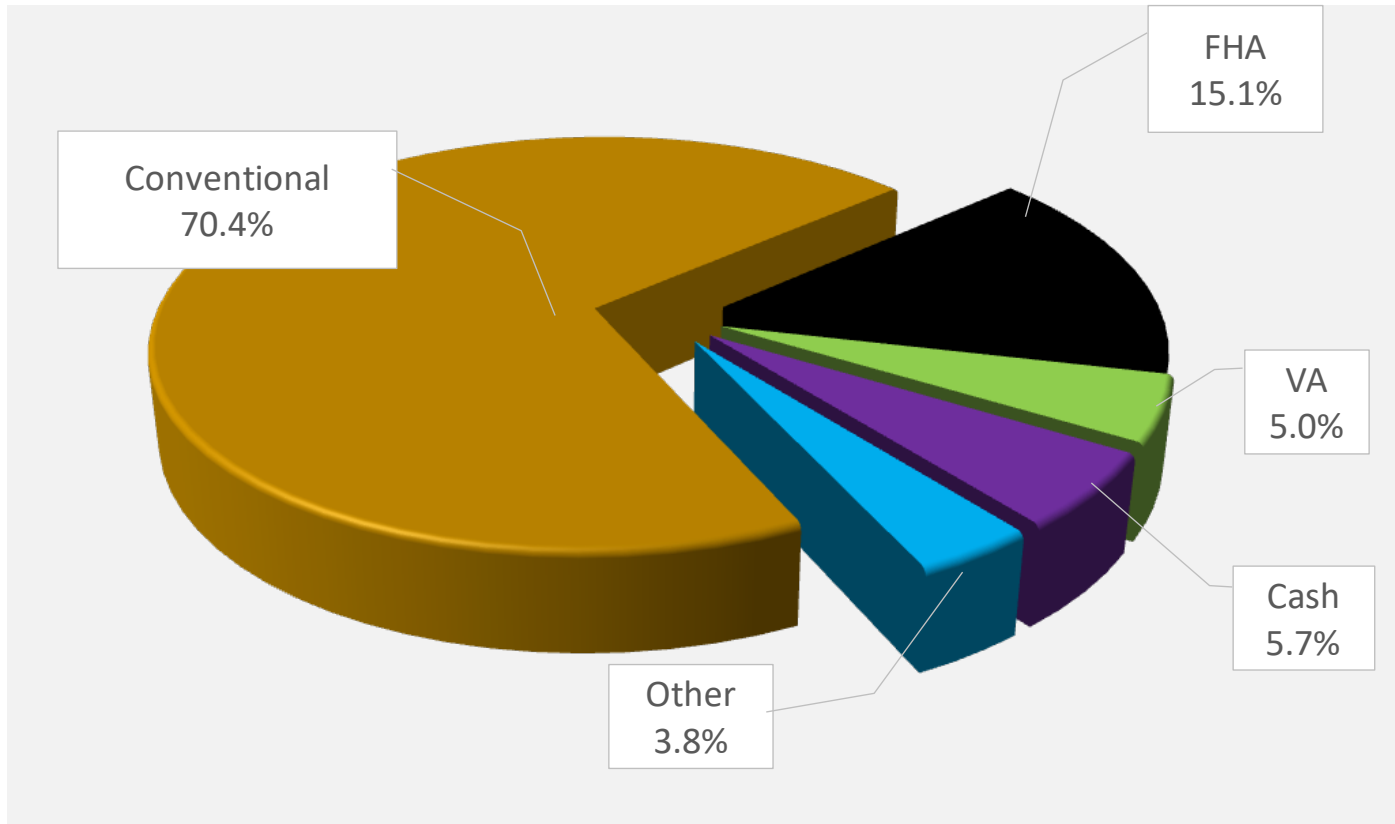


Pending Homes

58

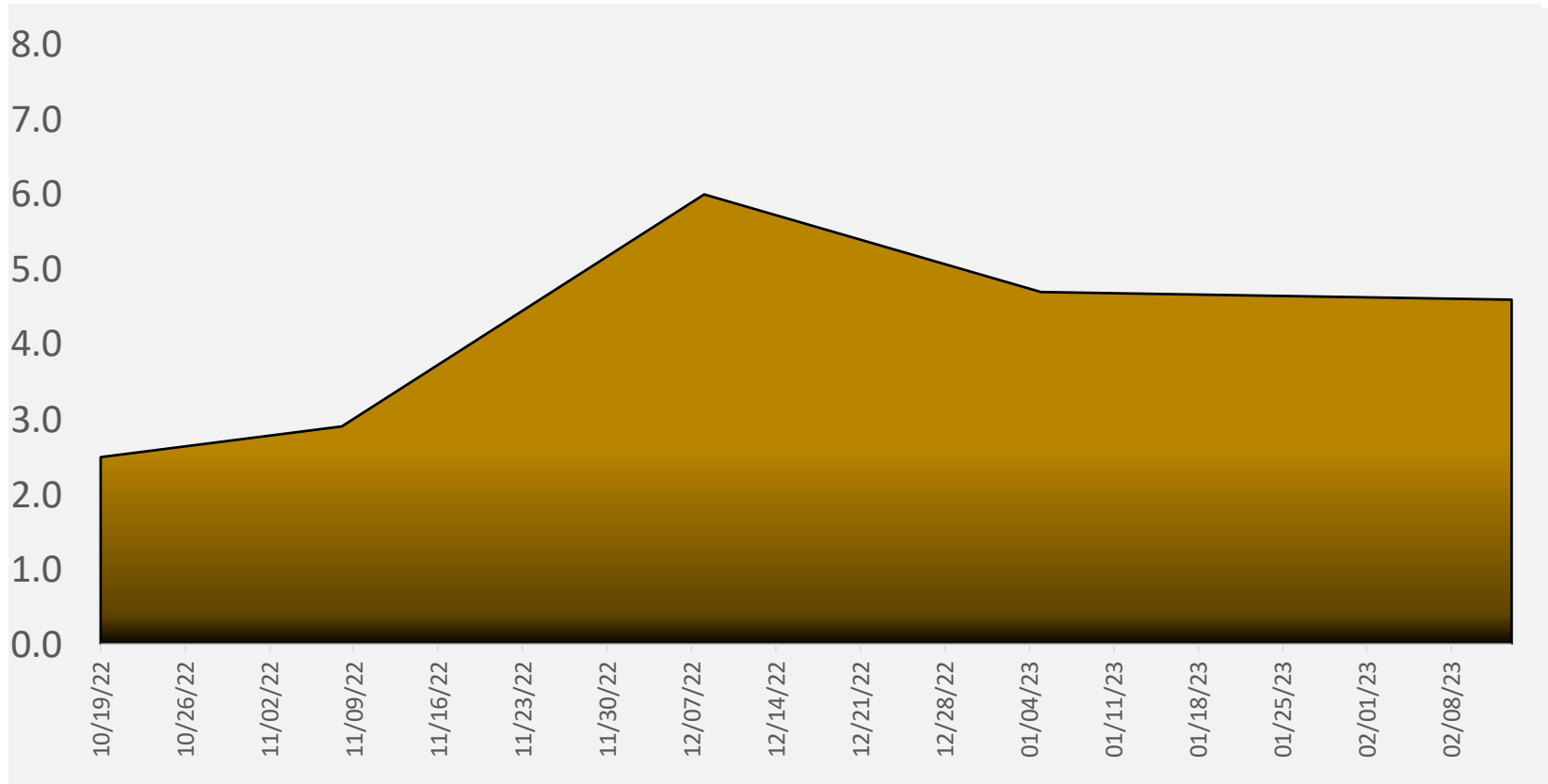


New Financing Type





Months of Remaining Inventory





State of the Market

MARKET TIMING:

52.5 Average days on market for homes in escrow.

4.6 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:
13.24%

48.53%

Available homes have had price reductions since being listed

0
Available homes are short sales.

0
Available homes are bank owned (REO).

9
Available homes are vacant (Includes REO)

PENDING HOME STATISTICS:

Short Sale Percentage:
0.00%

REO percentage:
0.00%

46.55%

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

0
Pending homes are short sales.

0
Pending homes are bank owned (REO).



MARKET STATISTICS:

21

Homes sold in the past 30 days.

159

Homes sold in the past 6 months.

47

Homes sold in the past 60 days.

Average price per square foot in the past 30 days.

\$316.51

Average selling price in the past 6 months.

\$668,641

2201

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

0.0% Homes sold above original listed price in past 30 days.

89.2% Average Asked to Sold Ratio in the past 30 days.

88.8% Median Asked to Sold Ratio in the past 30 days.

0 Sold homes that were bank owned.

0 Sold homes that were short sales.

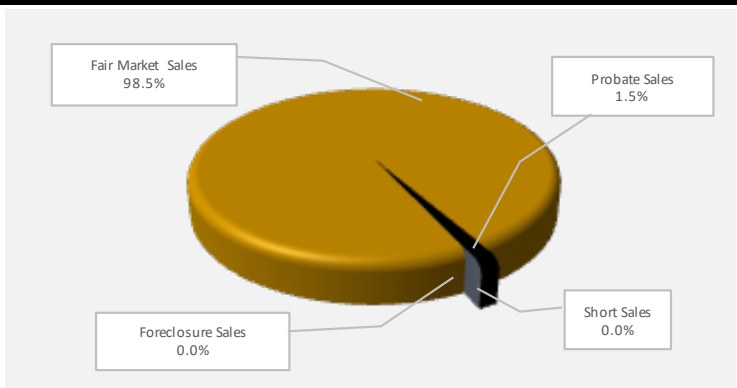
LATHROP REAL ESTATE SALES SUMMARY

Prepared: 02/13/23

68 Available Homes

Existing Financing	Homes	Percentage
Fair Market Sales	67	98.5%
Probate Sales	1	1.5%
Short Sales	0	0.0%
Foreclosure Sales	0	0.0%
		100.0%

Low	\$	279,000
Average	\$	726,777
High	\$	1,275,000
Average DOM:		63.2



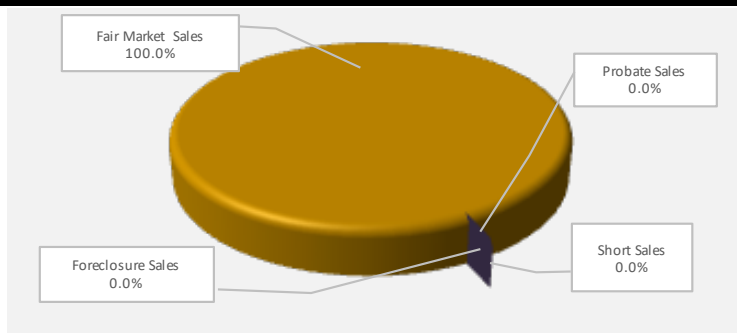
21 Listed in the past 30 days.
34 Listed in the past 60 days.

Occupancy	Homes	Percentage
Occupied	59	86.8%
Vacant	9	13.2%

58 Pending Homes

Existing Financing	Homes	Percentage
Fair Market Sales	58	100.0%
Probate Sales	0	0.0%
Short Sales	0	0.0%
Foreclosure Sales	0	0.0%
		100.0%

Low	\$	410,000
Average	\$	721,342
High	\$	1,140,300
Average DOM:		52.5

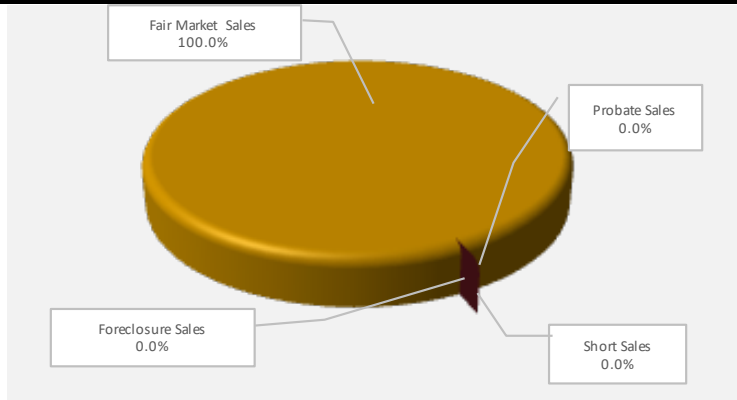


Sold Homes Summary

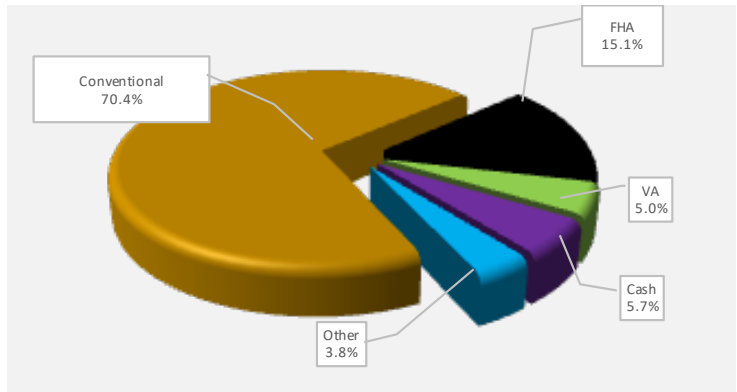
21 Sold in the past 30 days
 47 Sold in the past 60 days
 159 Sold in the past 6 months

Previous Financing	Homes	Percentage
Fair Market Sales	159	100.0%
Probate Sales	0	0.0%
Short Sales	0	0.0%
Foreclosure Sales	0	0.0%
		100.0%

Low	\$	315,000
Average	\$	683,804
High	\$	1,199,000
Average DOM:		49.9



New Financing Type	Homes	Percentage
Conventional	112	70.4%
FHA	24	15.1%
VA	8	5.0%
Cash	9	5.7%
Other	6	3.8%
		100.0%



LATHROP REAL ESTATE SALES SUMMARY

Prepared: 02/13/23		TOTAL IN PRICE BRACKET	HOMES FOR SALE	HOMES IN ESCROW	% WITH OFFERS
\$0	to \$424,999	2	1	1	50.00%
\$425,000	to \$449,999	2	0	2	100.00%
\$450,000	to \$474,999	2	2	0	0.00%
\$475,000	to \$499,999	2	0	2	100.00%
\$500,000	to \$524,999	1	1	0	0.00%
\$525,000	to \$549,999	3	1	2	66.67%
\$550,000	to \$574,999	0	0	0	
\$575,000	to \$599,999	6	4	2	33.33%
\$600,000	to \$624,999	8	4	4	50.00%
\$625,000	to \$649,999	12	9	3	25.00%
\$650,000	to \$674,999	10	4	6	60.00%
\$675,000	to \$699,999	13	7	6	46.15%
\$700,000	to \$724,999	7	4	3	42.86%
\$725,000	to \$749,999	10	5	5	50.00%
\$750,000	to \$774,999	5	2	3	60.00%
\$775,000	to \$799,999	10	7	3	30.00%
\$800,000	to \$824,999	2	1	1	50.00%
\$825,000	to \$849,999	3	2	1	33.33%
\$850,000	to \$874,999	1	0	1	100.00%
\$875,000	to \$899,999	3	1	2	66.67%
\$900,000	to \$924,999	1	1	0	0.00%
\$925,000	to \$949,999	1	1	0	0.00%
\$950,000	to \$974,999	5	3	2	40.00%
\$975,000	to \$999,999	10	4	6	60.00%
\$1,000,000	to \$1,024,999	0	0	0	
\$1,025,000	to \$1,049,999	0	0	0	
\$1,050,000	to \$1,074,999	0	0	0	
\$1,075,000	and up	7	4	3	42.86%
TOTAL		126	68	58	46.03%

MARKET TIMING:

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

AVAILABLE HOME STATISTICS:

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0 Available homes are bank owned (REO). REO percentage: 0.00%

9 Available homes are vacant (includes REO). Vacancy rate: 13.24%

48.53% Available homes have had price reductions since being listed.

PENDING HOME STATISTICS:

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