



SCAN CODE

To view the video
SALES REPORT



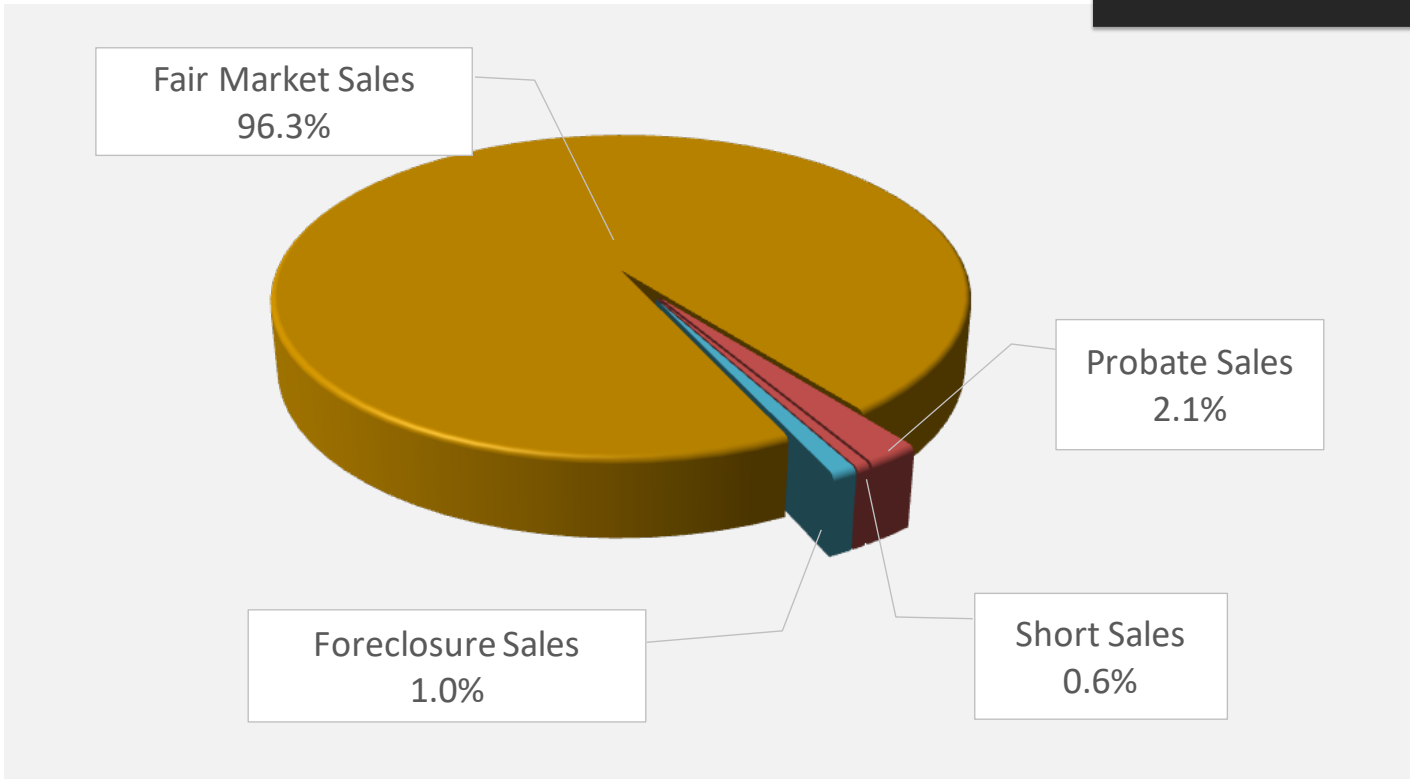
APRIL 2023

STOCKTON REAL ESTATE SALES REPORT



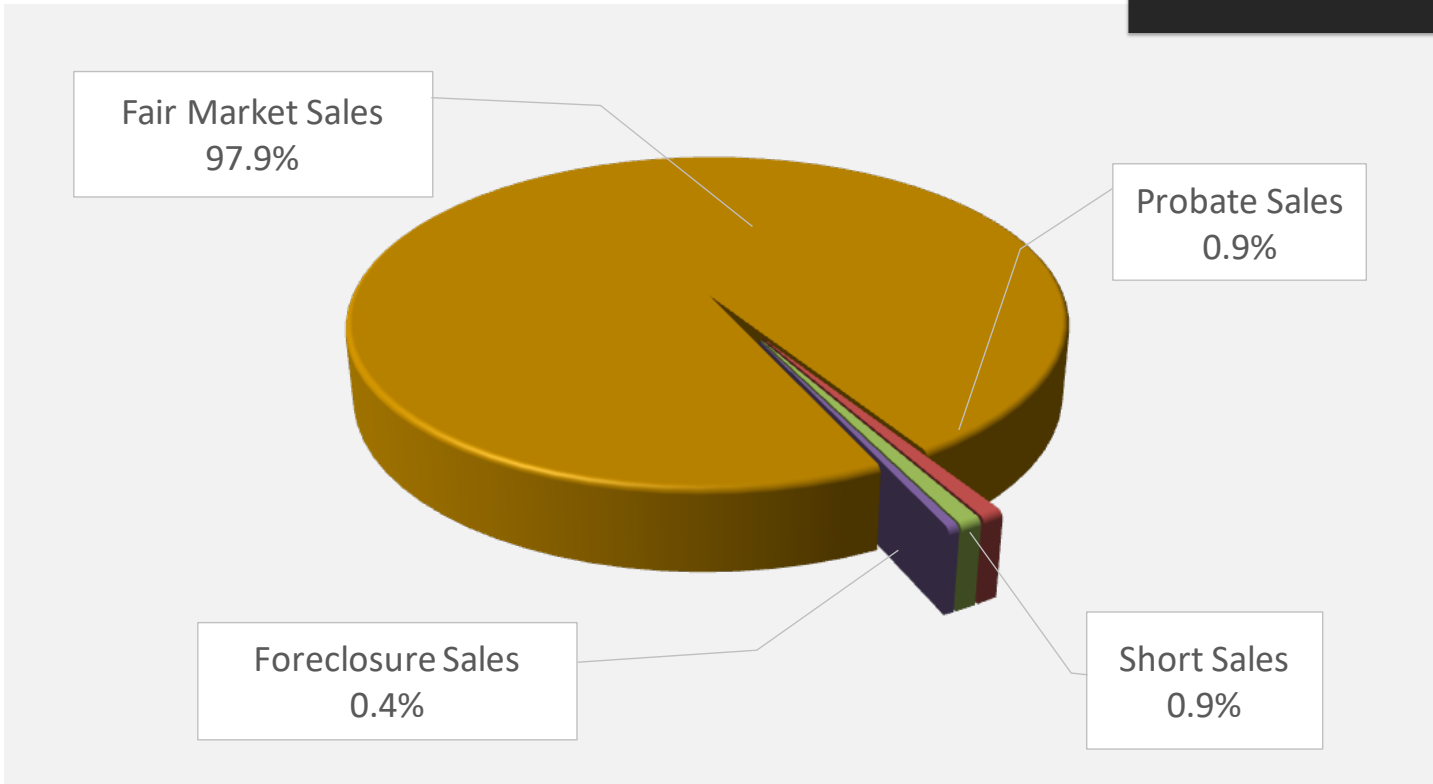
Sold Homes Summary

188



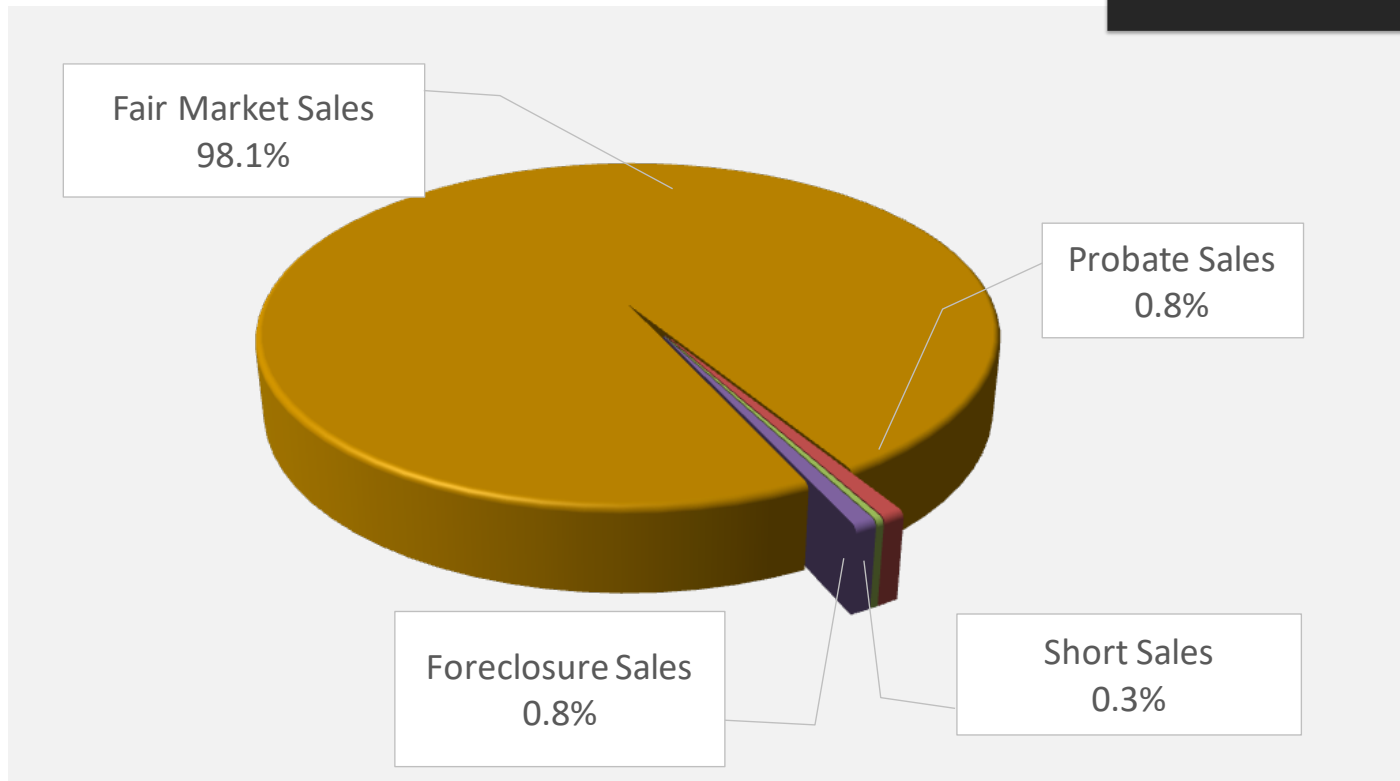
Available Homes

233

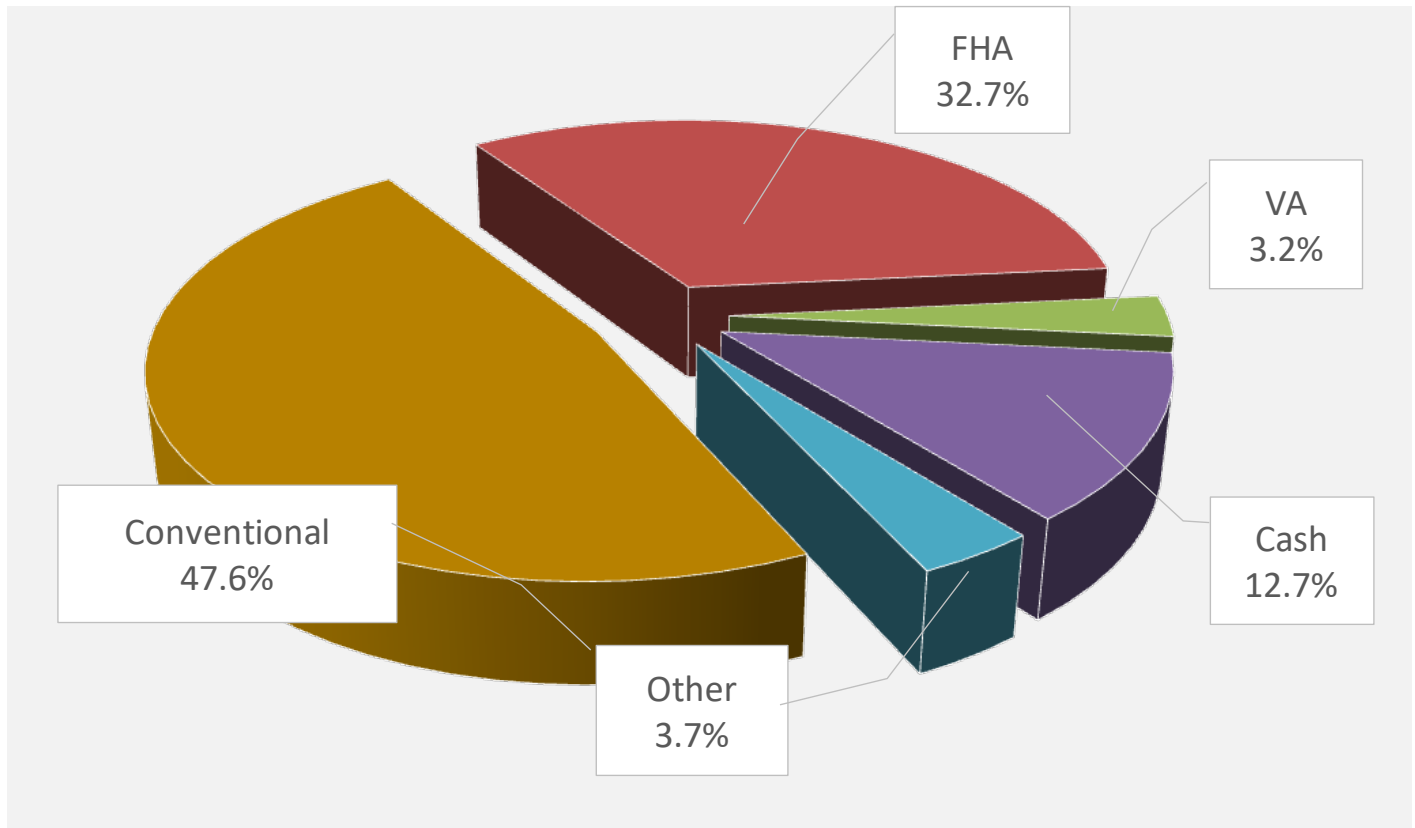


Pending Homes

361

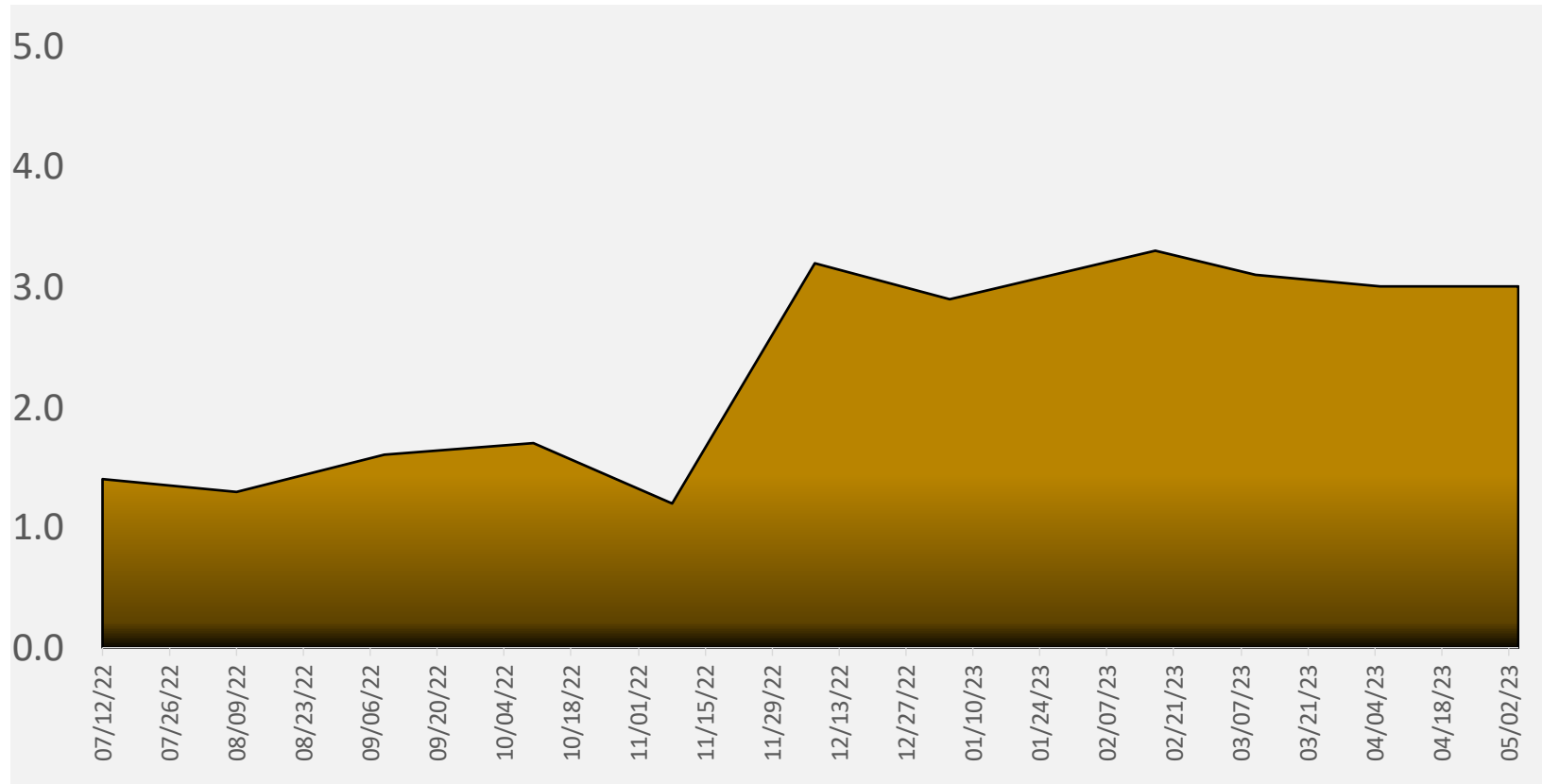


New Financing Type





Months of Remaining Inventory





State of the Market

MARKET TIMING:

33.8 Average days on market for homes in escrow.

3.0 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:
25.75%

26.61%

0

Available homes are short sales.

0

Available homes are bank owned (REO).

60

Available homes are vacant (Includes REO)

Available homes have had price reductions since being listed

PENDING HOME STATISTICS:

Short Sale Percentage:
0.28%

REO percentage:
0.83%

24.93%

1

Pending homes are short sales.

3

Pending homes are bank owned (REO).

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

233 HOMES FOR SALE

361 HOMES IN ESCROW

MARKET STATISTICS:

188

Homes sold in the past 30 days.

1,075

Homes sold in the past 6 months.

399

Homes sold in the past 60 days.

Average price per square foot in the past 30 days.

\$270.05

Average selling price in the past 6 months.

\$435,485

1,672

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

47.3% Homes sold above original listed price in past 30 days.

99.1% Average Asked to Sold Ratio in the past 30 days.

100.0% Median Asked to Sold Ratio in the past 30 days.

1

Sold homes that were bank owned.

6

Sold homes that were short sales.

STOCKTON REAL ESTATE SALES SUMMARY

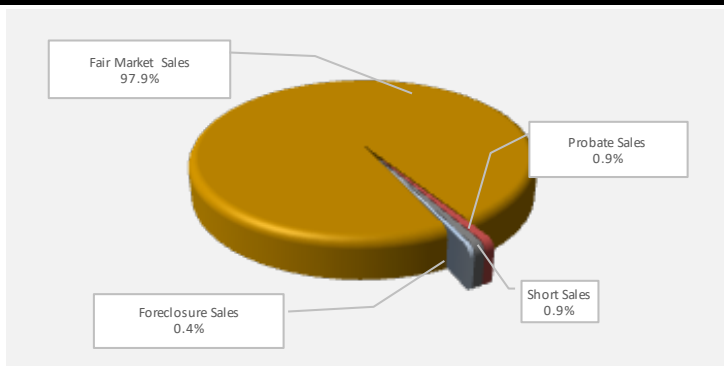
Prepared: 05/04/23

233 Available Homes

Existing Financing	Homes	Percentage
Fair Market Sales	228	97.9%
Probate Sales	2	0.9%
Short Sales	2	0.9%
Foreclosure Sales	1	0.4%
		100.0%

Low	\$	149,888
Average	\$	1,958,560
High	\$	325,000,000
Average DOM:		48.8

Occupancy	Homes	Percentage
Occupied	173	74.2%
Vacant	60	25.8%

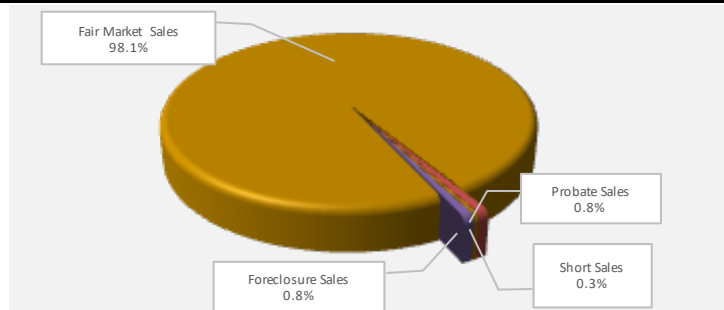


109 Listed in the past 30 days.
161 Listed in the past 60 days.

361 Pending Homes

Existing Financing	Homes	Percentage
Fair Market Sales	354	98.1%
Probate Sales	3	0.8%
Short Sales	1	0.3%
Foreclosure Sales	3	0.8%
		100.0%

Low	\$	139,500
Average	\$	445,341
High	\$	1,350,000
Average DOM:		33.8

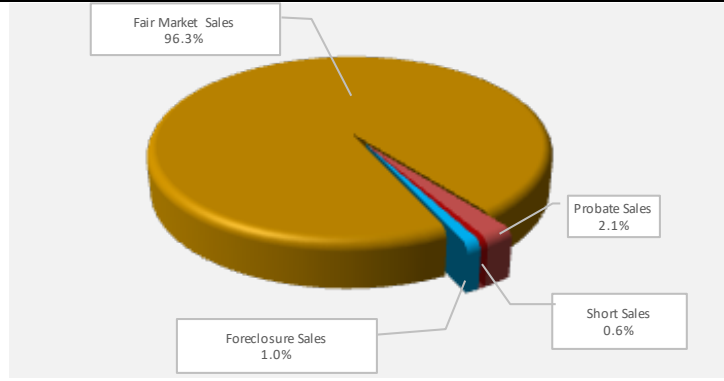


Sold Homes Summary

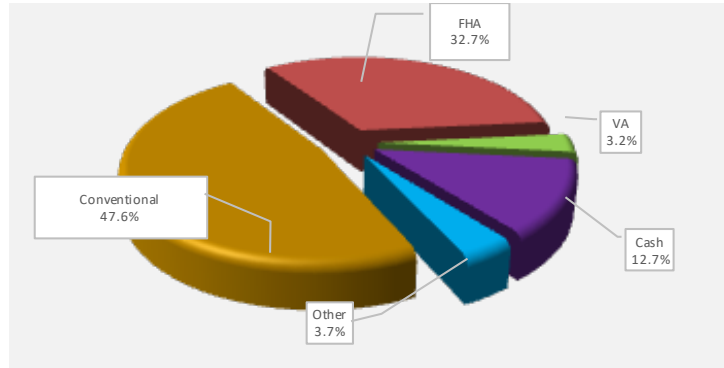
188 Sold in the past 30 days
399 Sold in the past 60 days
1,075 Sold in the past 6 months

Previous Financing	Homes	Percentage
Fair Market Sales	1,035	96.3%
Probate Sales	23	2.1%
Short Sales	6	0.6%
Foreclosure Sales	11	1.0%
		100.0%

Low	\$	99,500
Average	\$	441,271
High	\$	3,675,000
Average DOM:		46.1



New Financing Type	Homes	Percentage
Conventional	512	47.6%
FHA	352	32.7%
VA	34	3.2%
Cash	137	12.7%
Other	40	3.7%
		100.0%



STOCKTON REAL ESTATE SALES SUMMARY

Prepared: 05/04/23		TOTAL IN PRICE BRACKET	HOMES FOR SALE	HOMES IN ESCROW	% WITH OFFERS
\$0	to \$149,999	3	1	2	66.67%
\$150,000	to \$174,999	10	4	6	60.00%
\$175,000	to \$199,999	9	4	5	55.56%
\$200,000	to \$224,999	5	1	4	80.00%
\$225,000	to \$249,999	10	5	5	50.00%
\$250,000	to \$274,999	8	1	7	87.50%
\$275,000	to \$299,999	30	11	19	63.33%
\$300,000	to \$324,999	12	4	8	66.67%
\$325,000	to \$349,999	35	11	24	68.57%
\$350,000	to \$374,999	29	8	21	72.41%
\$375,000	to \$399,999	56	27	29	51.79%
\$400,000	to \$424,999	23	8	15	65.22%
\$425,000	to \$449,999	48	13	35	72.92%
\$450,000	to \$474,999	44	10	34	77.27%
\$475,000	to \$499,999	53	16	37	69.81%
\$500,000	to \$524,999	29	9	20	68.97%
\$525,000	to \$549,999	34	15	19	55.88%
\$550,000	to \$574,999	19	5	14	73.68%
\$575,000	to \$599,999	40	16	24	60.00%
\$600,000	to \$624,999	7	2	5	71.43%
\$625,000	to \$649,999	11	8	3	27.27%
\$650,000	to \$674,999	8	2	6	75.00%
\$675,000	to \$699,999	18	12	6	33.33%
\$700,000	to \$724,999	4	1	3	75.00%
\$725,000	to \$749,999	2	1	1	50.00%
\$750,000	to \$774,999	5	3	2	40.00%
\$775,000	and up	42	35	7	16.67%
TOTAL		594	233	361	60.77%

MARKET TIMING:

- 33.8** Average days on market for homes in escrow.
- 3.0** 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%
- 60** Available homes are vacant (includes REO). Vacancy rate: 25.75%
- 26.61%** Available homes have had price reductions since being listed.

PENDING HOME STATISTICS:

- 1** Pending homes are short sales. Short Sale Percentage: 0.28%
- 3** Pending homes are bank owned (REO). REO percentage: 0.83%
- 24.93%** Of homes are pending for less than the original asking price.

MARKET STATISTICS:

- 188** Homes sold in the past 30 days.
- \$435,485** Average selling price in the past 6 months.
- \$270.05** Average price per square foot in the past 30 days.
- 1,672** Average square footage for home sold in the past 30 days.
- 47.3%** Homes sold above original listed price in past 30 days.
- 99.1%** Average Asked to Sold Ratio in the past 30 days.
- 100.0%** Median Asked to Sold Ratio in the past 30 days.
- 399** Homes sold in the past 60 days.
- 1,075** Homes sold in the past 6 months.
- 6** Sold homes that were short sales. Short Sale Percentage: 0.56%
- 11** Sold homes that were bank owned. REO percentage: 96.28%