



**SCAN CODE**

To view the video  
SALES REPORT



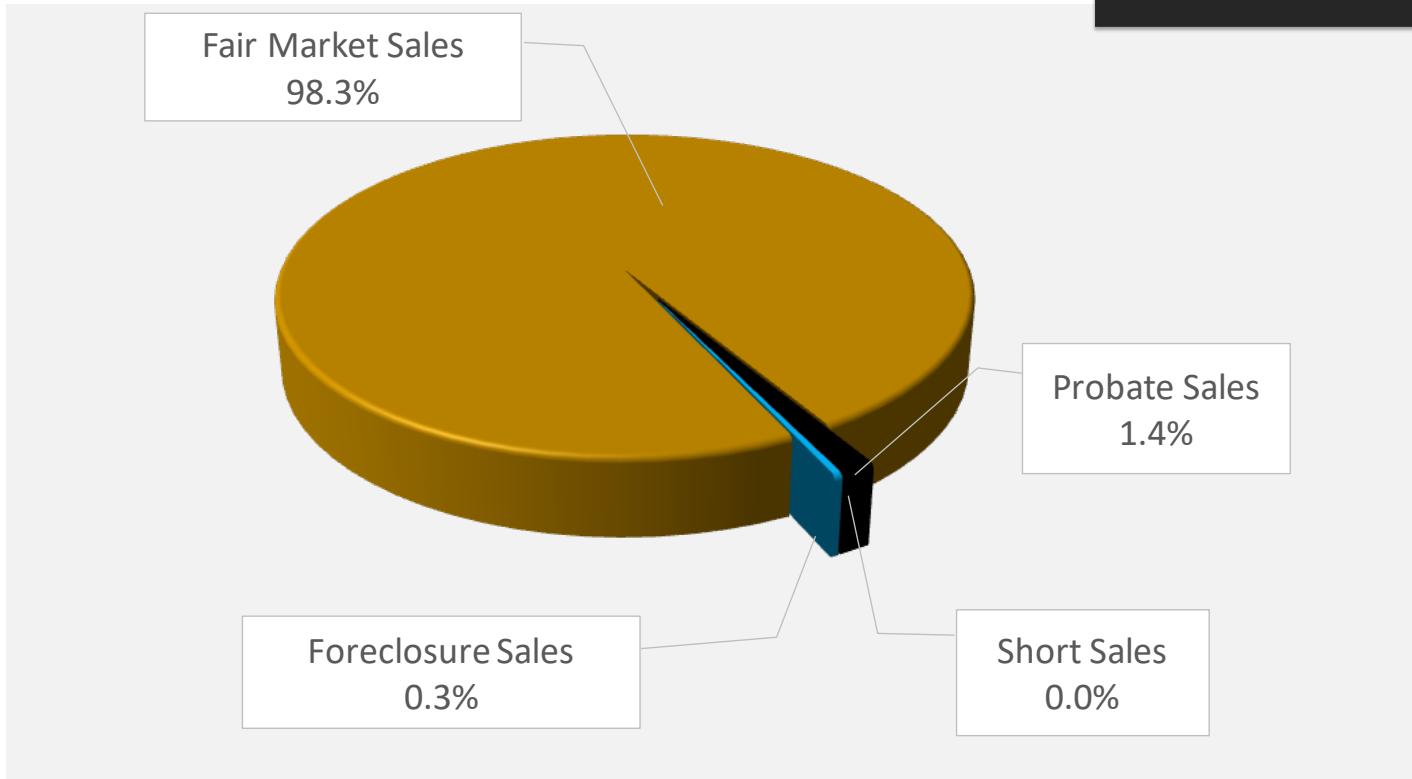
**GOLDEN LION**  
REAL ESTATE, INC.

**JUNE 2023**

MANTECA REAL ESTATE SALES REPORT

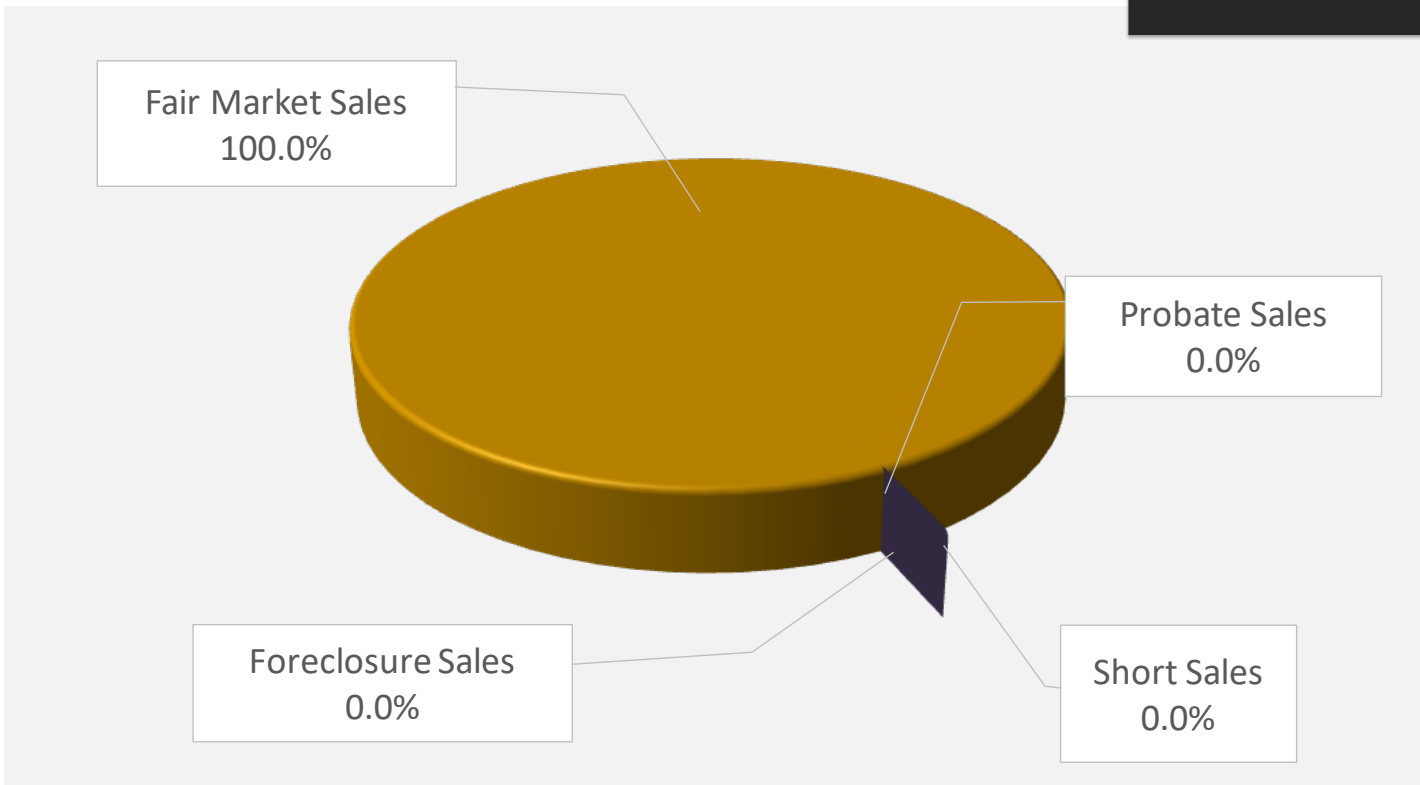
# Sold Homes Summary

48



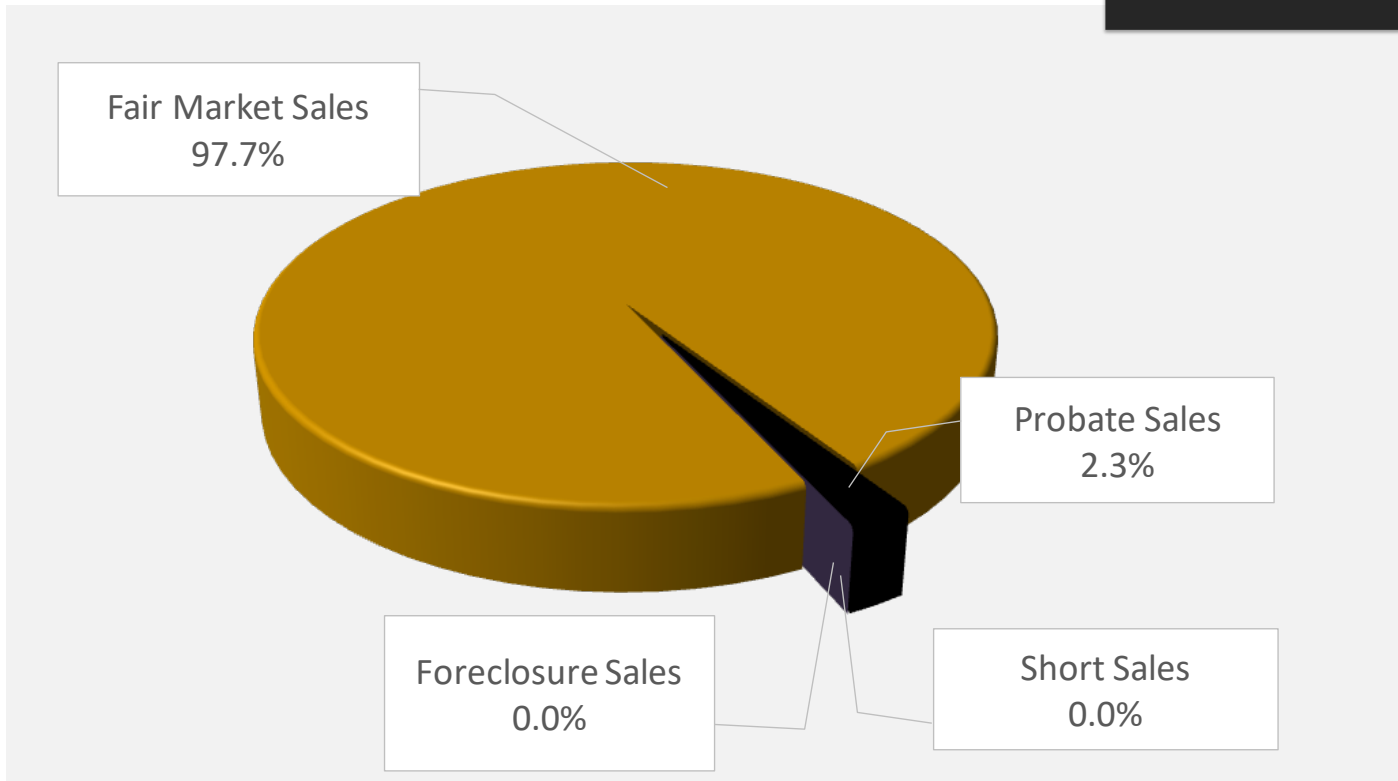
# Available Homes

70

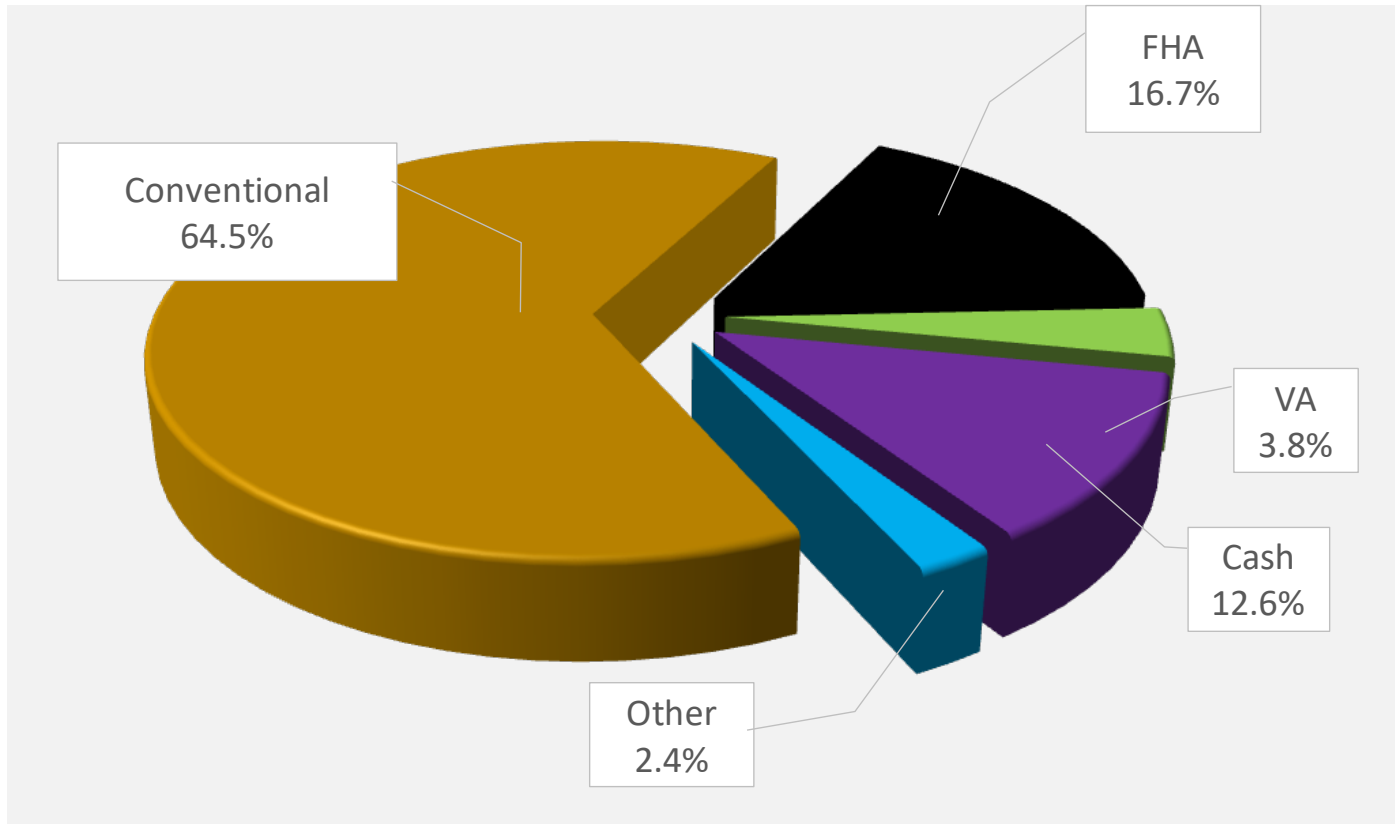


# Pending Homes

87

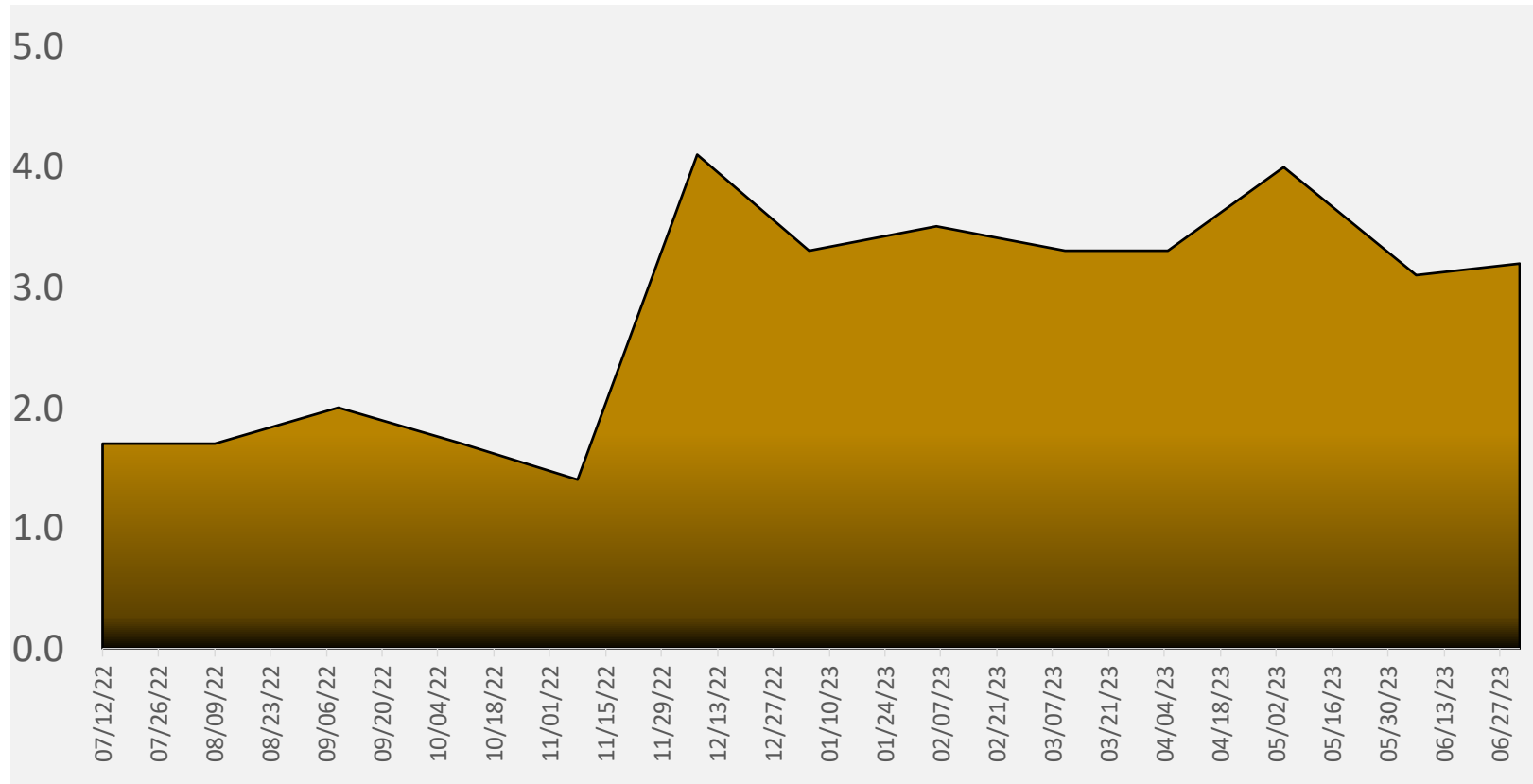


## New Financing Type





# Months of Remaining Inventory





# State of the Market

## MARKET TIMING:

34.3

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:  
17.14%

21.43%

0

Available homes are short sales.

0

Available homes are bank owned (REO).

12

Available homes are vacant (Includes REO)

Available homes have had price reductions since being listed

## PENDING HOME STATISTICS:

Short Sale Percentage:  
0.00%

REO percentage:  
0.00%

17.24%

0

Pending homes are short sales.

0

Pending homes are bank owned (REO).

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



## MARKET STATISTICS:

48

Homes sold in the past 30 days.

293

Homes sold in the past 6 months.

99

Homes sold in the past 60 days.

Average price per square foot in the past 30 days.

\$323.66

Average selling price in the past 6 months.

\$607,113

2,001

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

18.8%

Homes sold above original listed price in past 30 days.

97.1%

Average Asked to Sold Ratio in the past 30 days.

97.9%

Median Asked to Sold Ratio in the past 30 days.

1

Sold homes that were bank owned.

0

Sold homes that were short sales.

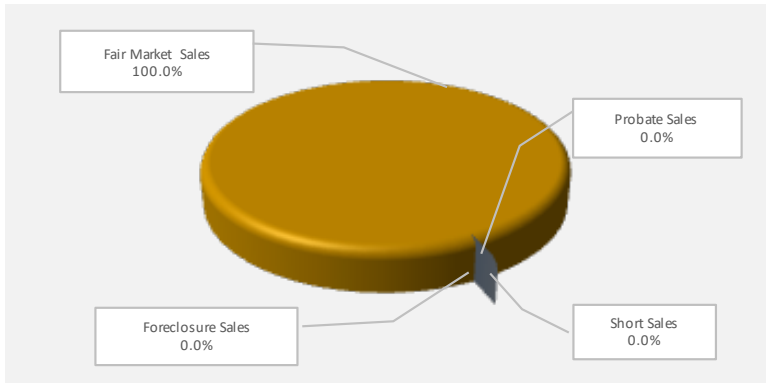
# MANTECA REAL ESTATE SALES SUMMARY

Prepared: 07/05/23

## 70 Available Homes

Existing Financing	Homes	Percentage
Fair Market Sales	70	100.0%
Probate Sales	0	0.0%
Short Sales	0	0.0%
Foreclosure Sales	0	0.0%
		<b>100.0%</b>

Low	\$	254,900
Average	\$	728,004
High	\$	1,399,000
Average DOM:		34.8



44 Listed in the past 30 days.

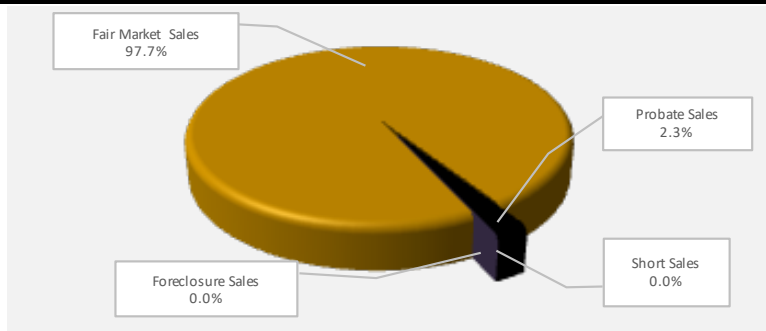
54 Listed in the past 60 days.

Occupancy	Homes	Percentage
Occupied	58	82.9%
Vacant	12	17.1%

## 87 Pending Homes

Existing Financing	Homes	Percentage
Fair Market Sales	85	97.7%
Probate Sales	2	2.3%
Short Sales	0	0.0%
Foreclosure Sales	0	0.0%
		<b>100.0%</b>

Low	\$	350,000
Average	\$	671,042
High	\$	1,500,000
Average DOM:		34.3

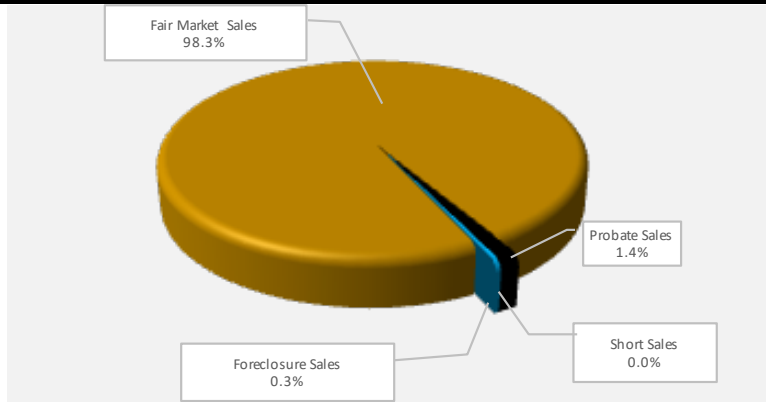


## Sold Homes Summary

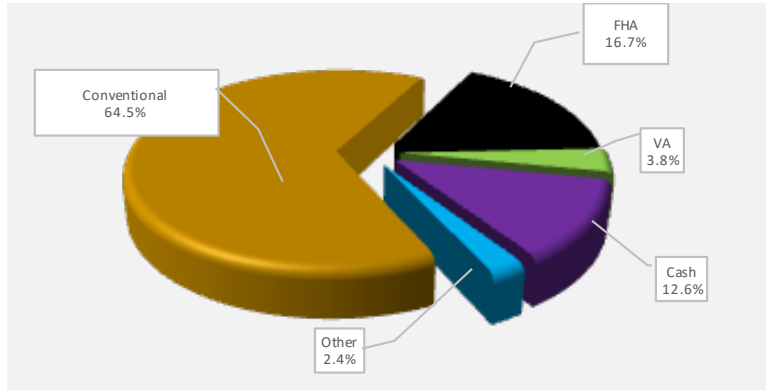
- 48 Sold in the past 30 days
- 99 Sold in the past 60 days
- 293 Sold in the past 6 months

Previous Financing	Homes	Percentage
Fair Market Sales	288	98.3%
Probate Sales	4	1.4%
Short Sales	0	0.0%
Foreclosure Sales	1	0.3%
		<b>100.0%</b>

Low	\$	239,900
Average	\$	619,598
High	\$	1,290,000
Average DOM:		43.6



New Financing Type	Homes	Percentage
Conventional	189	64.5%
FHA	49	16.7%
VA	11	3.8%
Cash	37	12.6%
Other	7	2.4%
		<b>100.0%</b>





## MANTECA REAL ESTATE SALES SUMMARY

Prepared: 07/05/23						
PRICE RANGE			TOTAL IN PRICE BRACKET	HOMES FOR SALE	HOMES IN ESCROW	% WITH OFFERS
\$0	to	\$399,999	5	4	1	20.00%
\$400,000	to	\$424,999	4	0	4	100.00%
\$425,000	to	\$449,999	4	2	2	50.00%
\$450,000	to	\$474,999	1	1	0	0.00%
\$475,000	to	\$499,999	5	1	4	80.00%
\$500,000	to	\$524,999	0	0	0	
\$525,000	to	\$549,999	10	3	7	70.00%
\$550,000	to	\$574,999	7	0	7	100.00%
\$575,000	to	\$599,999	7	2	5	71.43%
\$600,000	to	\$624,999	9	3	6	66.67%
\$625,000	to	\$649,999	12	6	6	50.00%
\$650,000	to	\$674,999	10	5	5	50.00%
\$675,000	to	\$699,999	10	3	7	70.00%
\$700,000	to	\$724,999	5	2	3	60.00%
\$725,000	to	\$749,999	13	7	6	46.15%
\$750,000	to	\$774,999	16	5	11	68.75%
\$775,000	to	\$799,999	10	7	3	30.00%
\$800,000	to	\$824,999	3	3	0	0.00%
\$825,000	to	\$849,999	4	2	2	50.00%
\$850,000	to	\$874,999	3	1	2	66.67%
\$875,000	to	\$899,999	8	6	2	25.00%
\$900,000	to	\$924,999	0	0	0	
\$925,000	to	\$949,999	0	0	0	
\$950,000	to	\$974,999	0	0	0	
\$975,000	to	\$999,999	2	1	1	50.00%
\$1,000,000	and up		9	6	3	33.33%
<b>TOTAL</b>			<b>157</b>	<b>70</b>	<b>87</b>	<b>55.41%</b>

### MARKET TIMING:

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**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%

**12** Available homes are vacant (includes REO). Vacancy rate: 17.14%

**21.43%** Available homes have had price reductions since being listed.

### PENDING HOME STATISTICS:

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**17.24%** Of homes are pending for less than the original asking price.

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