



SCAN CODE
To view the video
SALES REPORT

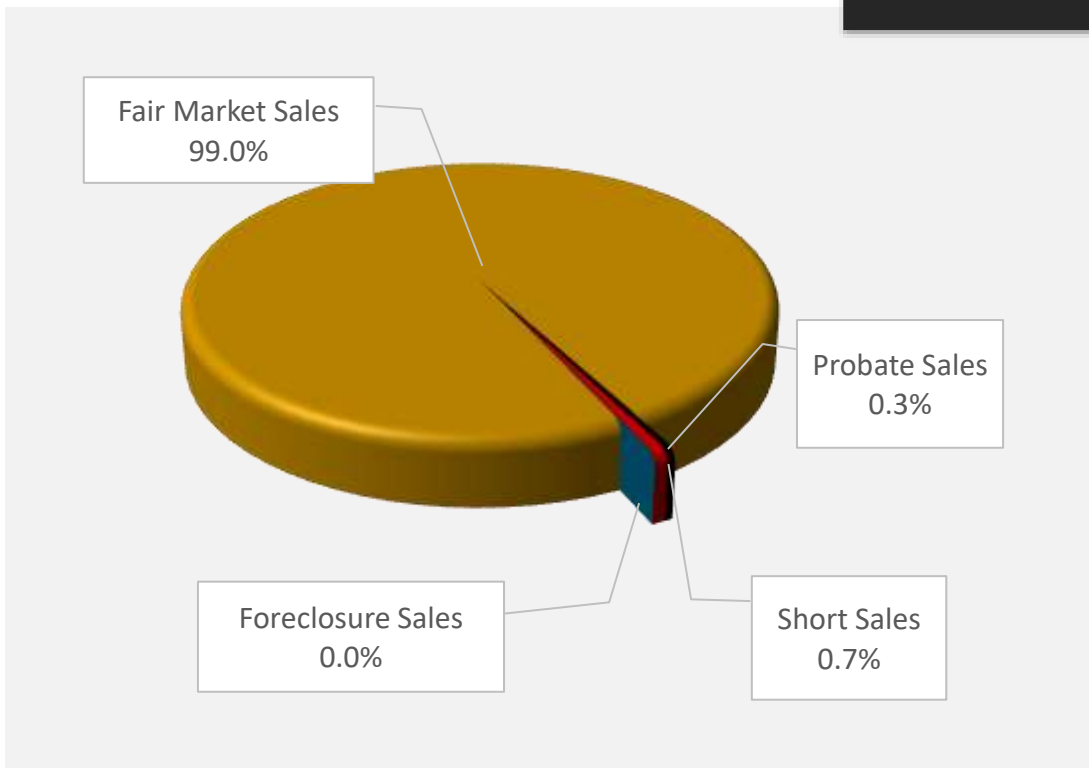


DECEMBER 2023

TRACY REAL ESTATE SALES REPORT

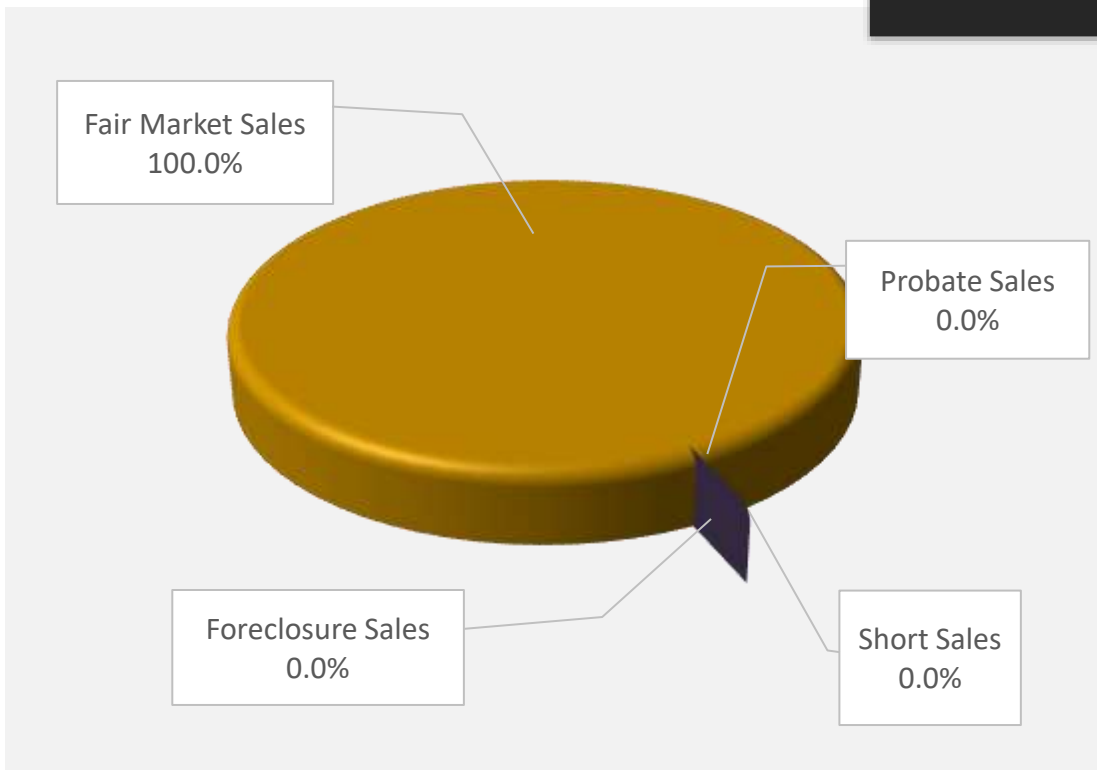
Sold Homes Summary

39

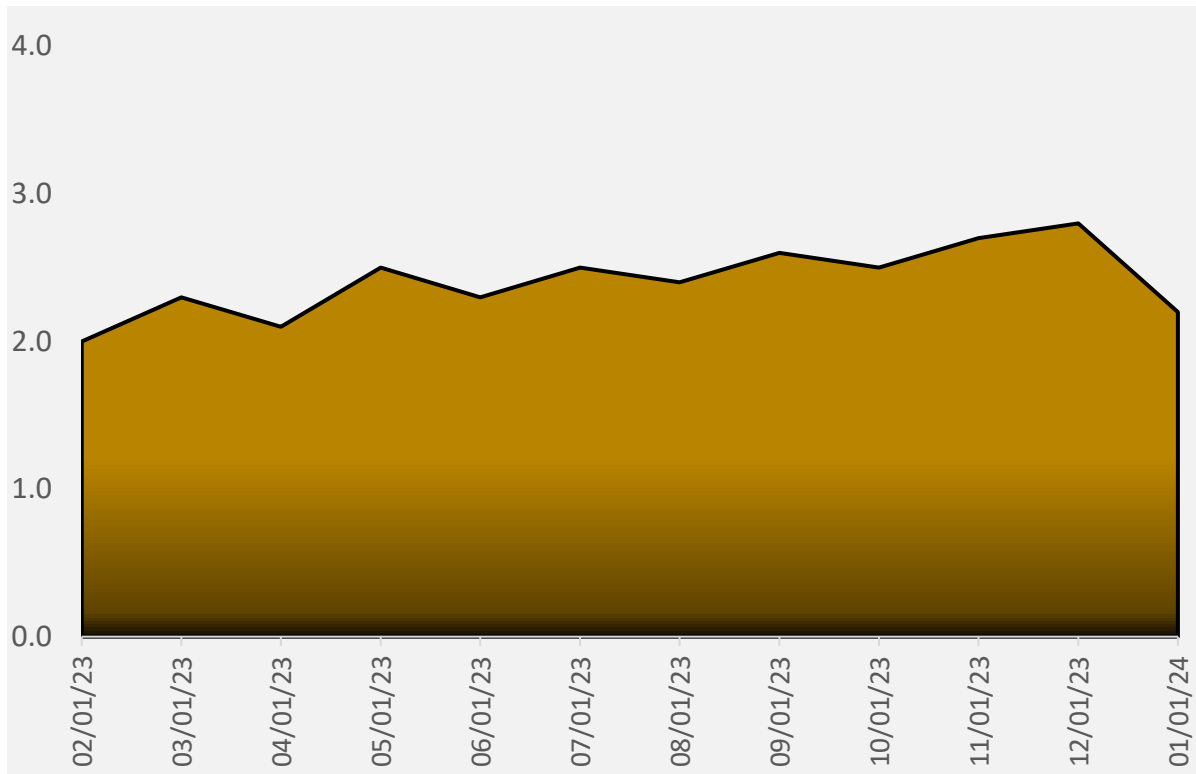


Available Homes

48

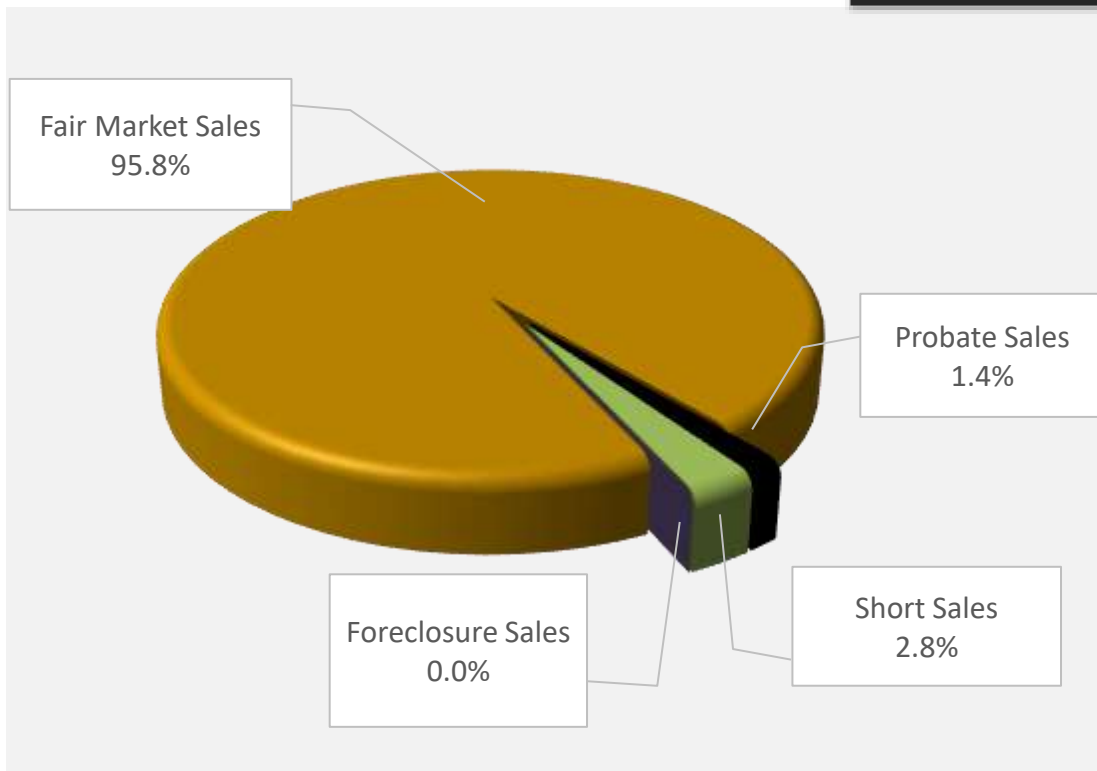


Months of Remaining Inventory

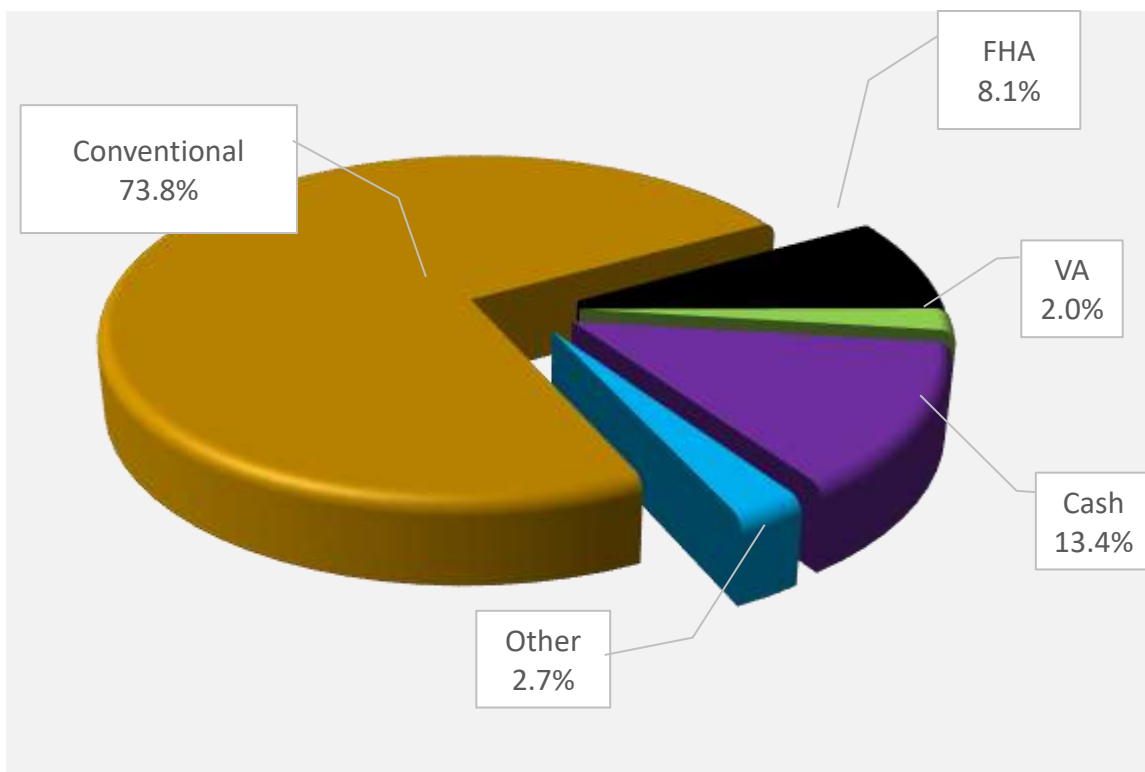


Pending Homes

71



New Financing Type



State of the Market

MARKET TIMING:

51.0

Average days on market for homes in escrow.

2.2

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

48

HOMES FOR SALE

71

HOMES IN ESCROW

AVAILABLE HOME STATISTICS:

Vacancy rate:
25.00%

12

Available homes are vacant.

33.33%

Available homes have had price reductions since being listed.

MARKET STATISTICS:

39

Homes sold in the past 30 days.

78

Homes sold in the past 60 days.

298

Homes sold in the past 6 months.

Average price per square foot in the past 30 days.

\$369.83

Average selling price in the past 6 months.

\$732,837.38

PENDING HOME STATISTICS:

40.85%

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

2,085

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

17.9%

Homes sold above original listed price in past 30 days.

97.7%

Average Asked to Sold Ratio in the past 30 days.

98.1%

Median Asked to Sold Ratio in the past 30 days.



TRACY REAL ESTATE SALES SUMMARY

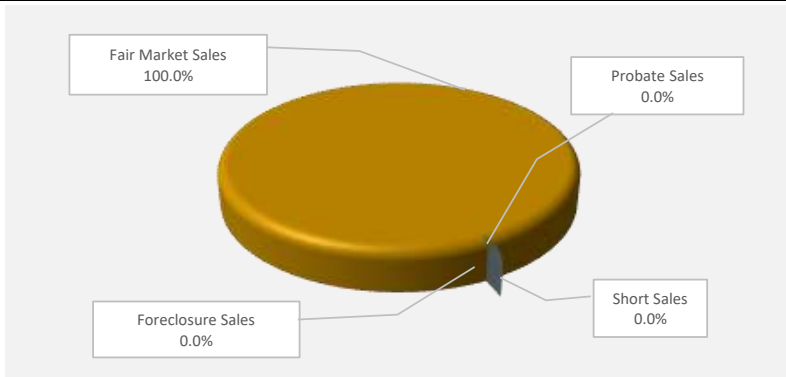
Prepared: 01/10/24

48 Available Homes

Existing Financing	Homes	Percentage
Fair Market Sales	48	100.0%
Probate Sales	0	0.0%
Short Sales	0	0.0%
Foreclosure Sales	0	0.0%
		100.0%

Low	\$ 395,000
Average	\$ 818,981
High	\$ 1,799,000
Average DOM:	55.3

Occupancy	Homes	Percentage
Occupied	36	75.0%
Vacant	12	25.0%

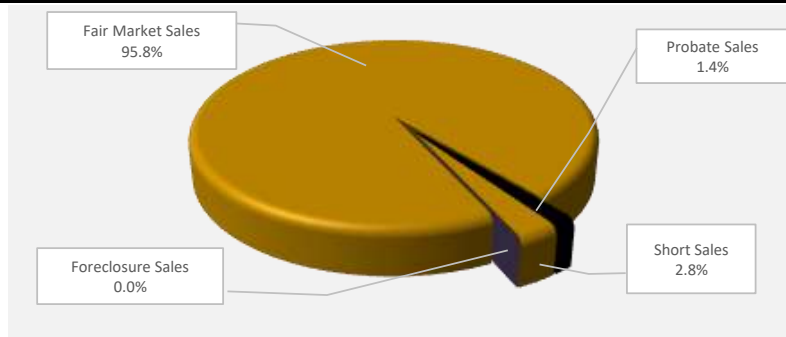


9 Listed in the past 30 days.
25 Listed in the past 60 days.

71 Pending Homes

Existing Financing	Homes	Percentage
Fair Market Sales	68	95.8%
Probate Sales	1	1.4%
Short Sales	2	2.8%
Foreclosure Sales	0	0.0%
		100.0%

Low	\$ 200,000
Average	\$ 808,557
High	\$ 3,399,999
Average DOM:	51.0

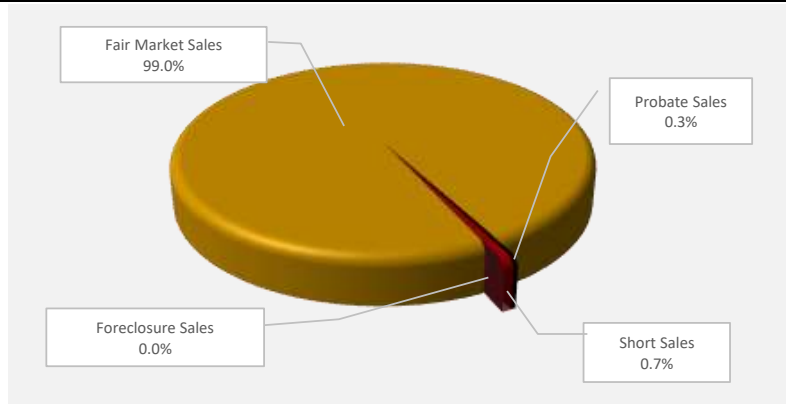


Sold Homes Summary

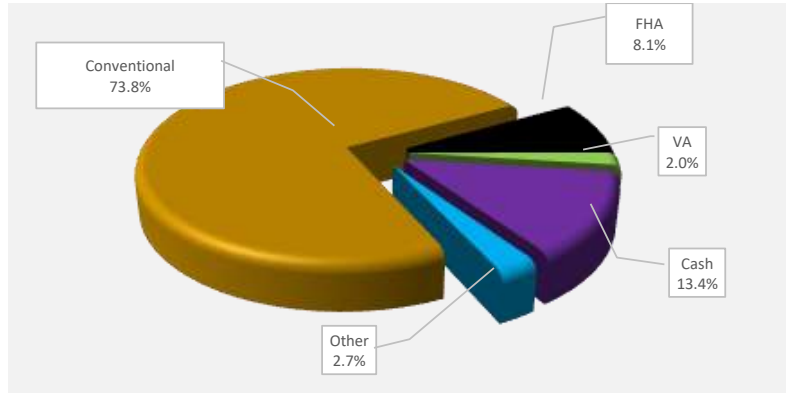
39 Sold in the past 30 days
78 Sold in the past 60 days
298 Sold in the past 6 months

Previous Financing	Homes	Percentage
Fair Market Sales	295	99.0%
Probate Sales	1	0.3%
Short Sales	2	0.7%
Foreclosure Sales	0	0.0%
		100.0%

Low	\$ 355,000
Average	\$ 735,200
High	\$ 2,098,888
Average DOM:	20.9



New Financing Type	Homes	Percentage
Conventional	220	73.8%
FHA	24	8.1%
VA	6	2.0%
Cash	40	13.4%
Other	8	2.7%
		100.0%



TRACY HOUSE REAL ESTATE SALES SUMMARY

Prepared: 01/10/24			TOTAL IN PRICE BRACKET	HOMES FOR SALE	HOMES IN ESCROW	% WITH OFFERS
PRICE RANGE						
\$0	to	\$299,999	2	0	2	100.00%
\$300,000	to	\$349,999	0	0	0	
\$350,000	to	\$399,999	2	1	1	50.00%
\$400,000	to	\$449,999	0	0	0	
\$450,000	to	\$499,999	4	2	2	50.00%
\$500,000	to	\$549,999	4	0	4	100.00%
\$550,000	to	\$599,999	13	5	8	61.54%
\$600,000	to	\$649,999	8	4	4	50.00%
\$650,000	to	\$699,999	14	5	9	64.29%
\$700,000	to	\$749,999	8	5	3	37.50%
\$750,000	to	\$799,999	9	3	6	66.67%
\$800,000	to	\$849,999	8	4	4	50.00%
\$850,000	to	\$899,999	9	2	7	77.78%
\$900,000	to	\$949,999	10	6	4	40.00%
\$950,000	to	\$999,999	8	4	4	50.00%
\$1,000,000	to	\$1,049,999	3	3	0	0.00%
\$1,050,000	to	\$1,099,999	1	0	1	100.00%
\$1,100,000	to	\$1,149,999	6	0	6	100.00%
\$1,150,000	to	\$1,199,999	2	0	2	100.00%
\$1,200,000	to	\$1,249,999	2	1	1	50.00%
\$1,250,000	to	\$1,299,999	1	0	1	100.00%
\$1,300,000	and up		5	3	2	40.00%
TOTAL			119	48	71	59.66%

MARKET TIMING:

- 51.0 Average days on market for homes in escrow.
- 2.2 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: 25.00%
- 33.33% Available homes have had price reductions since being listed.

PENDING HOME STATISTICS:

- 2 Pending homes are short sales. Short Sale Percentage: 2.82%
- 0 Pending homes are bank owned (REO). REO percentage: 0.00%
- 40.85% Of homes are pending for less than the original asking price.

MARKET STATISTICS:

- 39 Homes sold in the past 30 days.
- \$732,837.38 Average selling price in the past 6 months.
- \$369.83 Average price per square foot in the past 30 days.
- 2,085 Average square footage for home sold in the past 30 days.
- 17.9% Homes sold above original listed price in past 30 days.
- 97.7% Average Asked to Sold Ratio in the past 30 days.
- 98.1% Median Asked to Sold Ratio in the past 30 days.
- 78 Homes sold in the past 60 days.
- 298 Homes sold in the past 6 months.
- 2 Sold homes that were short sales. Short Sale Percentage: 0.67%
- 0 Sold homes that were bank owned. REO percentage: 0.00%

