



SCAN CODE
To view the video
SALES REPORT

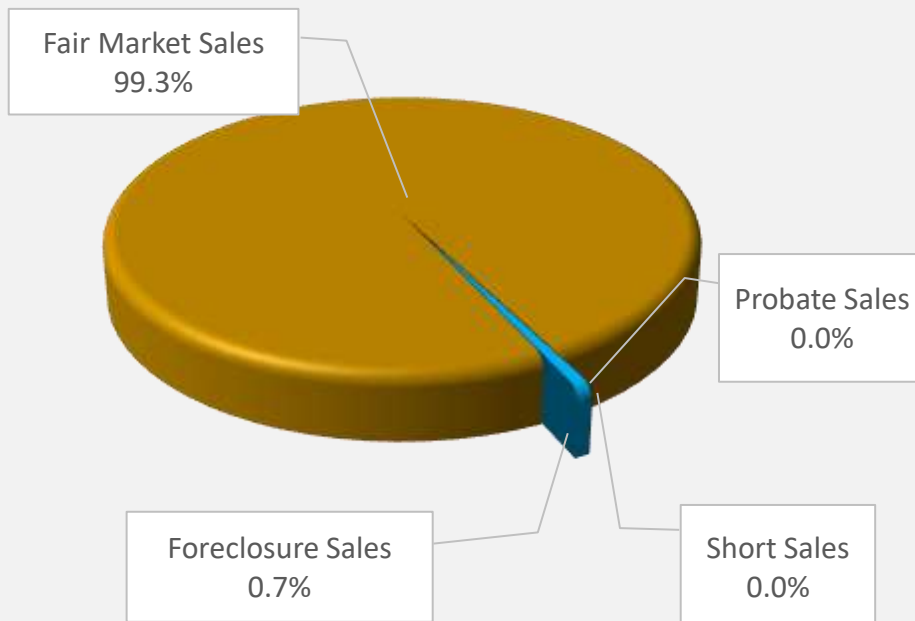


JANUARY 2024

LATHROP REAL ESTATE SALES REPORT

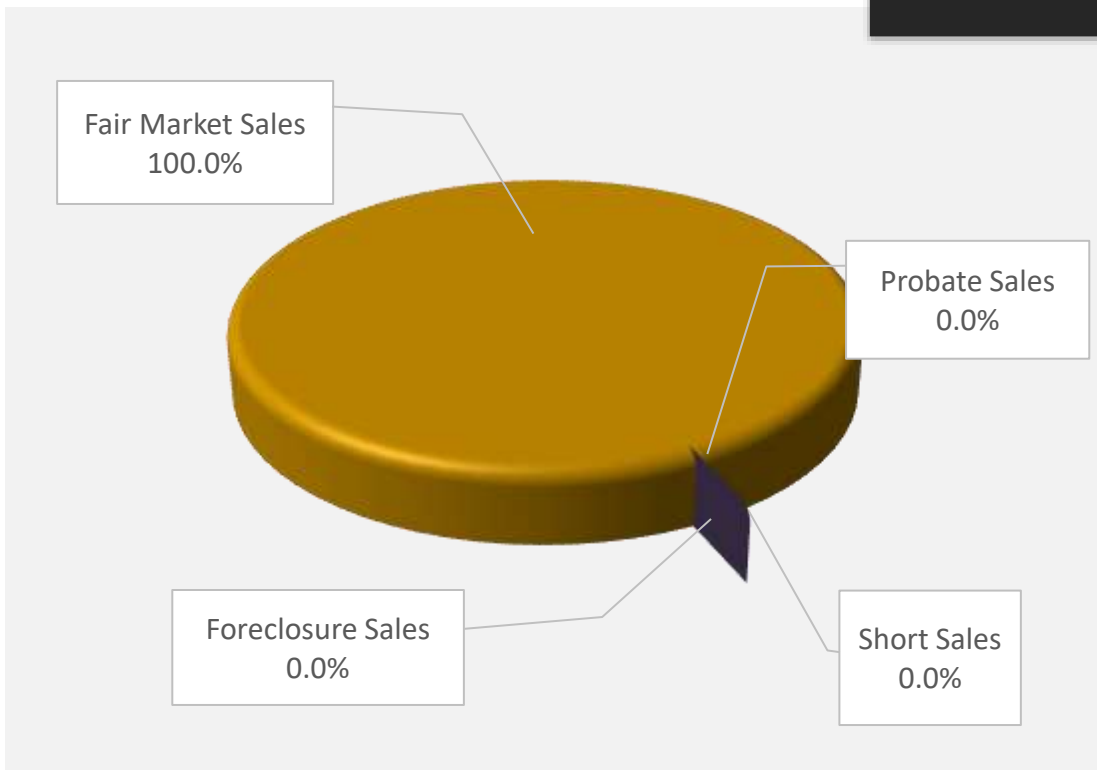
Sold Homes Summary

21

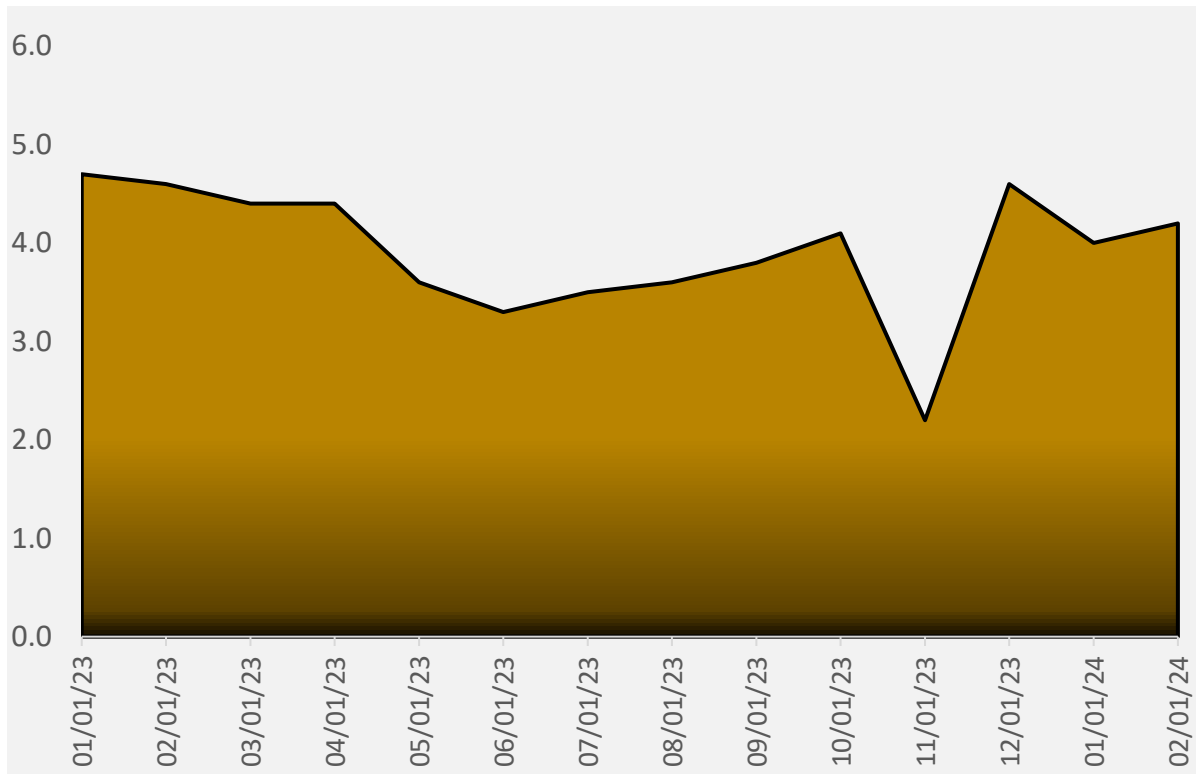


Available Homes

45

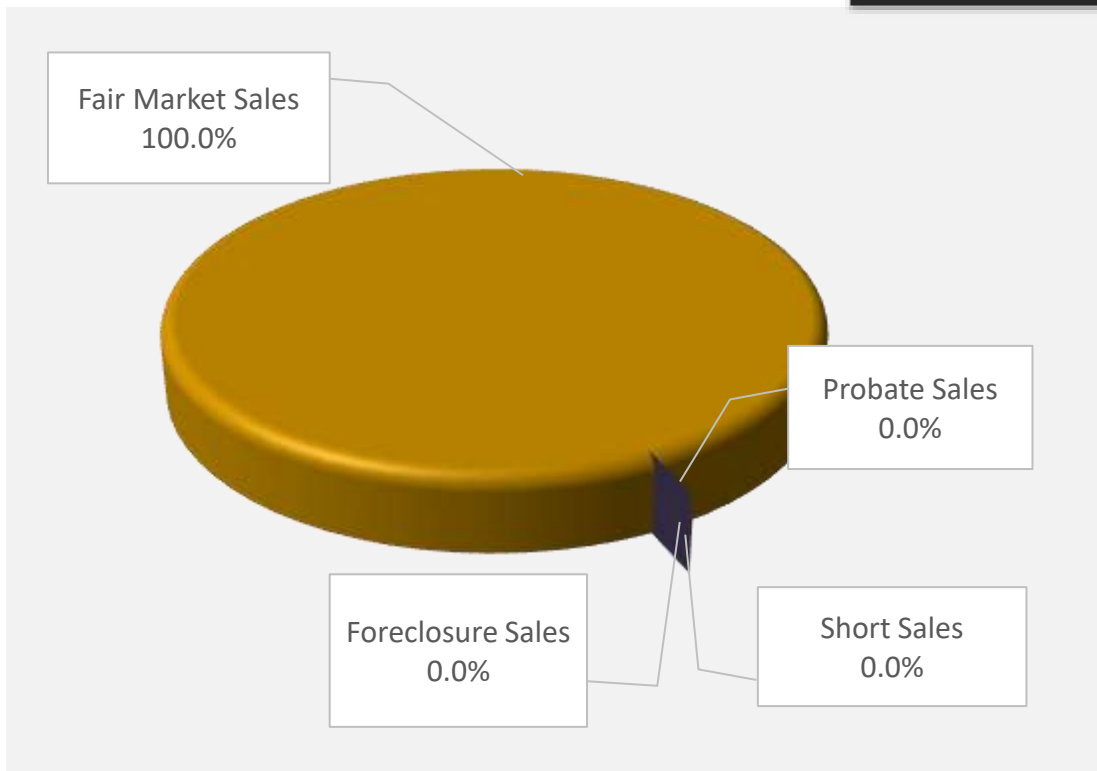


Months of Remaining Inventory

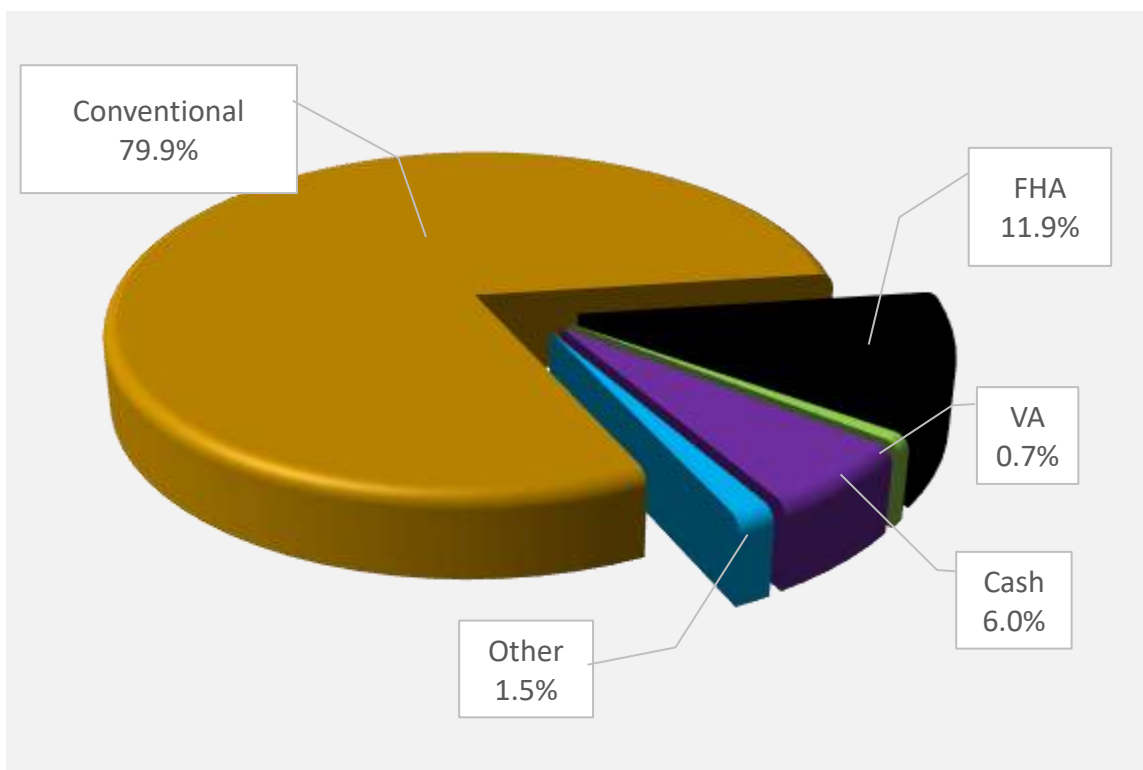


Pending Homes

51



New Financing Type



State of the Market

MARKET TIMING:

40.7

Average days on market for homes in escrow.

4.2

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

45

HOMES FOR SALE

51

HOMES IN ESCROW

AVAILABLE HOME STATISTICS:

Vacancy rate:

11.11%

5

Available homes are vacant.

20.00%

Available homes have had price reductions since being listed.

MARKET STATISTICS:

21

Homes sold in the past 30 days.

42

Homes sold in the past 60 days.

134

Homes sold in the past 6 months.

Average price per square foot in the past 30 days.

\$312.62

Average selling price in the past 6 months.

\$700,848.89

PENDING HOME STATISTICS:

19.61%

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

2,342

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

23.8%

Homes sold above original listed price in past 30 days.

97.2%

Average Asked to Sold Ratio in the past 30 days.

97.7%

Median Asked to Sold Ratio in the past 30 days.



LATHROP REAL ESTATE SALES SUMMARY

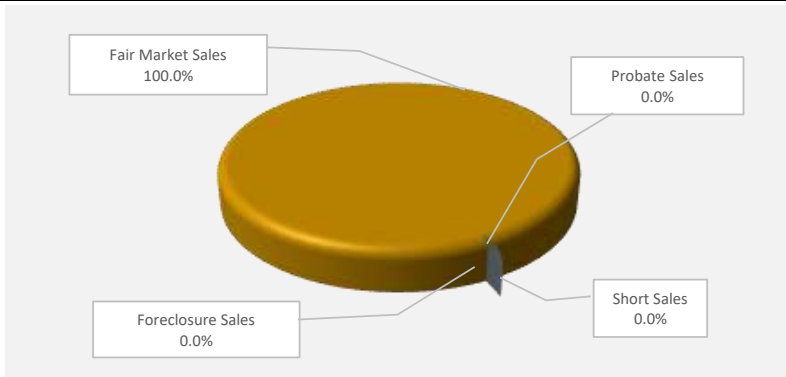
Prepared: 02/03/24

45 Available Homes

Existing Financing	Homes	Percentage
Fair Market Sales	45	100.0%
Probate Sales	0	0.0%
Short Sales	0	0.0%
Foreclosure Sales	0	0.0%
		100.0%

Low	\$	338,888
Average	\$	768,128
High	\$	1,126,000
Average DOM:		76.9

Occupancy	Homes	Percentage
Occupied	40	88.9%
Vacant	5	11.1%

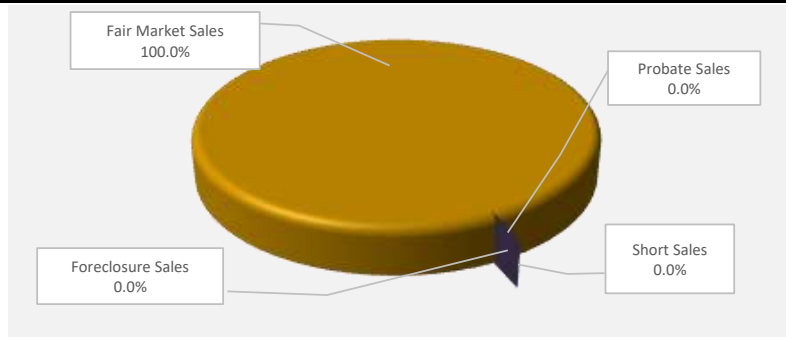


19 Listed in the past 30 days.
25 Listed in the past 60 days.

51 Pending Homes

Existing Financing	Homes	Percentage
Fair Market Sales	51	100.0%
Probate Sales	0	0.0%
Short Sales	0	0.0%
Foreclosure Sales	0	0.0%
		100.0%

Low	\$	395,000
Average	\$	754,595
High	\$	1,265,000
Average DOM:		40.7

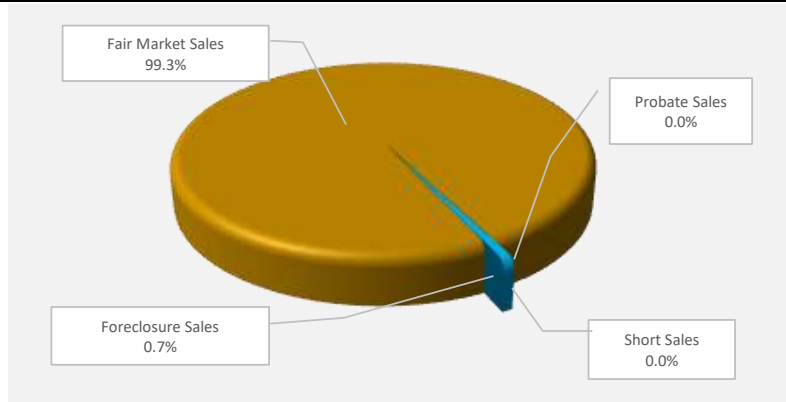


Sold Homes Summary

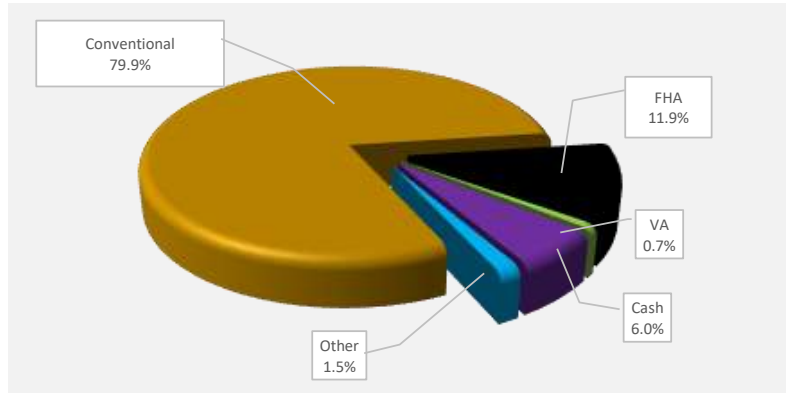
21 Sold in the past 30 days
42 Sold in the past 60 days
134 Sold in the past 6 months

Previous Financing	Homes	Percentage
Fair Market Sales	133	99.3%
Probate Sales	0	0.0%
Short Sales	0	0.0%
Foreclosure Sales	1	0.7%
		100.0%

Low	\$	325,000
Average	\$	704,516
High	\$	1,671,205
Average DOM:		32.3



New Financing Type	Homes	Percentage
Conventional	107	79.9%
FHA	16	11.9%
VA	1	0.7%
Cash	8	6.0%
Other	2	1.5%
		100.0%



LATHROP REAL ESTATE SALES SUMMARY

Prepared: 02/03/24			TOTAL IN PRICE BRACKET	HOMES FOR SALE	HOMES IN ESCROW	% WITH OFFERS
PRICE RANGE						
\$0	to	\$499,999	6	2	4	66.67%
\$500,000	to	\$529,999	2	1	1	50.00%
\$530,000	to	\$559,999	4	1	3	75.00%
\$560,000	to	\$589,999	5	4	1	20.00%
\$590,000	to	\$619,999	4	1	3	75.00%
\$620,000	to	\$649,999	8	3	5	62.50%
\$650,000	to	\$679,999	4	2	2	50.00%
\$680,000	to	\$709,999	8	3	5	62.50%
\$710,000	to	\$739,999	5	4	1	20.00%
\$740,000	to	\$769,999	12	4	8	66.67%
\$770,000	to	\$799,999	3	3	0	0.00%
\$800,000	to	\$829,999	0	0	0	
\$830,000	to	\$859,999	4	1	3	75.00%
\$860,000	to	\$889,999	8	4	4	50.00%
\$890,000	to	\$919,999	4	2	2	50.00%
\$920,000	to	\$949,999	4	2	2	50.00%
\$950,000	to	\$979,999	4	2	2	50.00%
\$980,000	to	\$1,009,999	3	2	1	33.33%
\$1,010,000	to	\$1,039,999	2	2	0	0.00%
\$1,040,000	to	\$1,069,999	0	0	0	
\$1,070,000	to	\$1,099,999	1	1	0	0.00%
\$1,100,000	and up		5	1	4	80.00%
TOTAL			96	45	51	53.13%

MARKET TIMING:

40.7 Average days on market for homes in escrow.

4.2 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%

5 Available homes are vacant (includes REO).

Vacancy rate: 11.11%

20.00% Available homes have had price reductions since being listed.

PENDING HOME STATISTICS:

0 Pending homes are short sales.

Short Sale Percentage: 0.00%

0 Pending homes are bank owned (REO).

REO percentage: 0.00%

19.61% Of homes are pending for less than the original asking price.

MARKET STATISTICS:

21 Homes sold in the past 30 days.

\$700,848.89 Average selling price in the past 6 months.

\$312.62 Average price per square foot in the past 30 days.

2,342 Average square footage for home sold in the past 30 days.

23.8% Homes sold above original listed price in past 30 days.

97.2% Average Asked to Sold Ratio in the past 30 days.

97.7% Median Asked to Sold Ratio in the past 30 days.

42 Homes sold in the past 60 days.

134 Homes sold in the past 6 months.

0 Sold homes that were short sales.

Short Sale Percentage: 0.00%

1 Sold homes that were bank owned.

REO percentage: 0.75%

