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THUNDERBIRD

LATE FALL 2023 | REAL ESTATE MARKET REPORT



PREPARED ESPECIALLY FOR
FUTURE FRIENDS AND NEIGHBORS

THUNDERBIRD

YEAR-TO-DATE
REAL ESTATE REVIEW

19 TOTAL HOMES SOLD

SOLD PRICE

LOW	\$360,000
AVERAGE	\$2,199,658
HIGH	\$5,395,000

DAYS ON MARKET

LOW	0
AVERAGE	74
HIGH	299

SP/LP RATIO

LOW	91.5%
AVERAGE	98.0%
HIGH	105.3%

Dear Future Friends and Neighbors,

These statistics represent the current market trends in your community.
For an in-depth analysis on how these trends affect your home's value, call us today:
Sean Downs 760.797.5651 | Mike Kline 760.902.8874

Data based on listings from CDAR MLS from January 1st to November 8th, 2023. Information deemed accurate but not guaranteed.

PRESENTED BY
SEAN DOWNS & **MIKE KLINE**
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No one sells more Rancho Mirage homes than the Rancho Mirage Experts
The Downs Team

MEET THE TEAM



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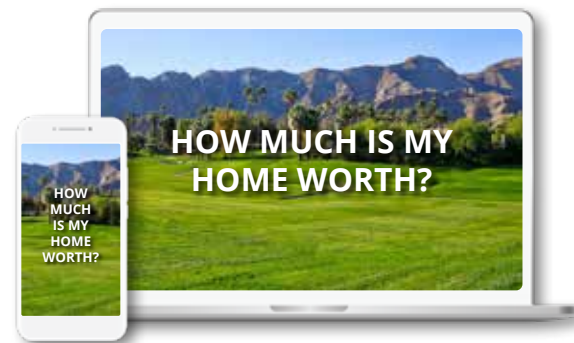
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Future Friends and Neighbors,

Receive the most accurate assessment of your home's value, provided to you as a complimentary service by Sean Downs and Mike Kline, your Thunderbird real estate specialists. You will not be contacted with any other solicitation.

WWW.HOMESOFTHUNDERBIRD.COM



CURRENT THUNDERBIRD ACTIVITY



ACTIVE



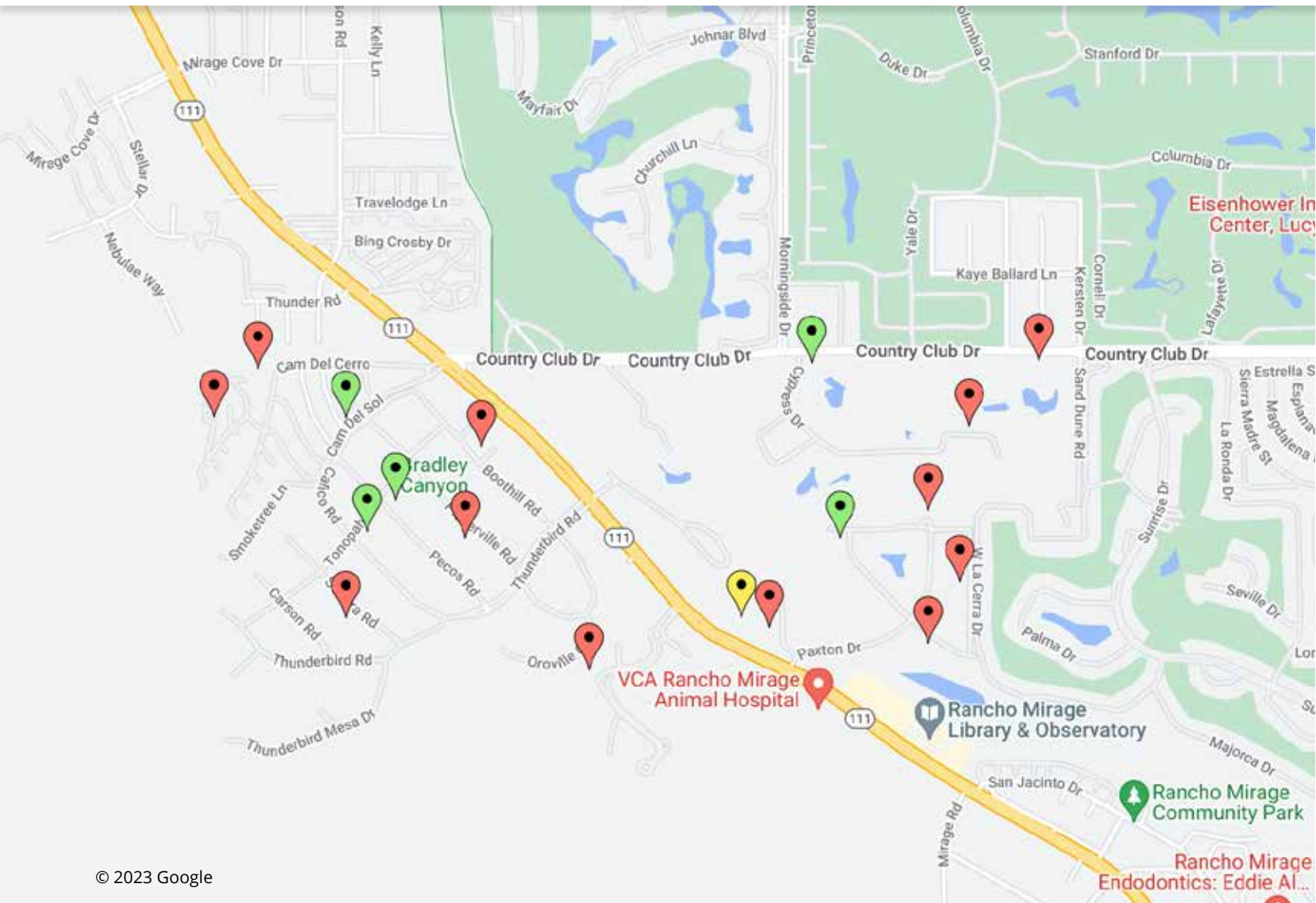
PENDING



SOLD

If you want to know what your home would sell for in today's market, call us today at:

Sean Downs 760.797.5651 | Mike Kline 760.902.8874



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THUNDERBIRD
AT A GLANCE

12
Homes
Recently
Sold

\$2,753,200
Average
Active
List Price

\$2,332,000
Average
Sold
Price

87
Average Days
On Market
(Solds)

This map is a visual representation of the data on the opposing page. The data and corresponding location pins are deemed to be accurate but not guaranteed. Some location pins may not be visible and/or updated with the latest location data.

THUNDERBIRD

REAL ESTATE
MARKET REPORT



THERE ARE 5 HOMES FOR SALE
AND 1 HOME CURRENTLY PENDING

HOMES MOST RECENTLY SOLD

STATUS	ADDRESS	BEDS	BATHS TOTAL	EST. SQ. FT.	LIST PRICE	SOLD PRICE	SOLD DATE
Sold	12 Evening Star Drive	8	10	10,000	\$5,895,000	\$5,395,000	10/04/23
Sold	40990 Paxton Drive #9	2	2	1,502	\$360,000	\$360,000	09/05/23
Sold	40190 Paseo Flores	3	3	2,294	\$2,000,000	\$1,860,000	09/05/23
Sold	40675 E Thunderbird Terrace	3	4	3,211	\$1,250,000	\$1,200,000	08/28/23
Sold	71335 W Thunderbird Terrace	3	5	3,933	\$1,697,000	\$1,675,000	08/07/23
Sold	40025 Paseo Entrada	3	3	2,586	\$1,297,000	\$1,325,000	07/28/23
Sold	70481 Placerville Road	5	6	4,509	\$4,395,000	\$4,150,000	06/21/23
Sold	71443 Country Club Drive	2	2	1,731	\$1,195,000	\$1,175,000	06/14/23
Sold	71348 Cypress Drive	5	6	4,166	\$2,250,000	\$2,250,000	05/19/23
Sold	70263 Sonora Road	4	6	4,240	\$4,997,000	\$4,999,000	05/16/23
Sold	1 Terrace Place	3	4	2,892	\$1,595,000	\$1,595,000	05/15/23
Sold	71280 N Thunderbird Terrace	3	5	6,232	\$1,900,000	\$2,000,000	05/08/23

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