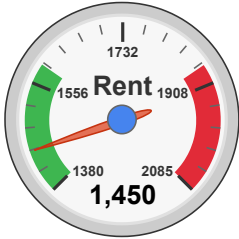




Haven Properties
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 favinger@rwnetwork.com
 http://www.TheyCallMeMrEd.com

Your rent seems to be a good deal!

Unless your rental is in poor condition or has fewer amenities than most.



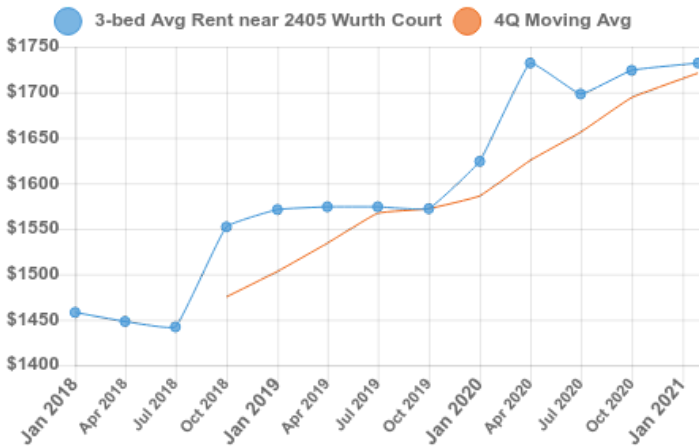
2405 Wurth Court Sacramento, California 95825

Results based on 6, 3-bedroom, single bath House rentals seen within 12 months in a 2.00 mile radius.

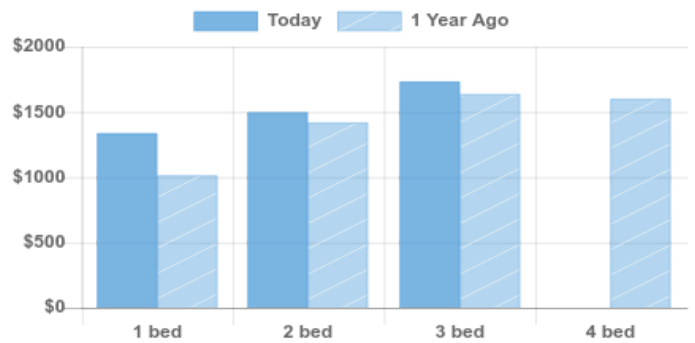
AVERAGE	MEDIAN	25TH PERCENTILE	75TH PERCENTILE
\$1,732 ±5%	\$1,750	\$1,588	\$1,877

Report generated: 29 Jan 2021

Historical Trend Line



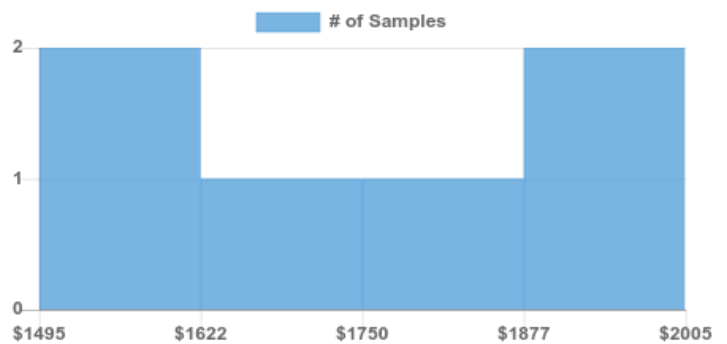
Average Rent by Bedroom Type



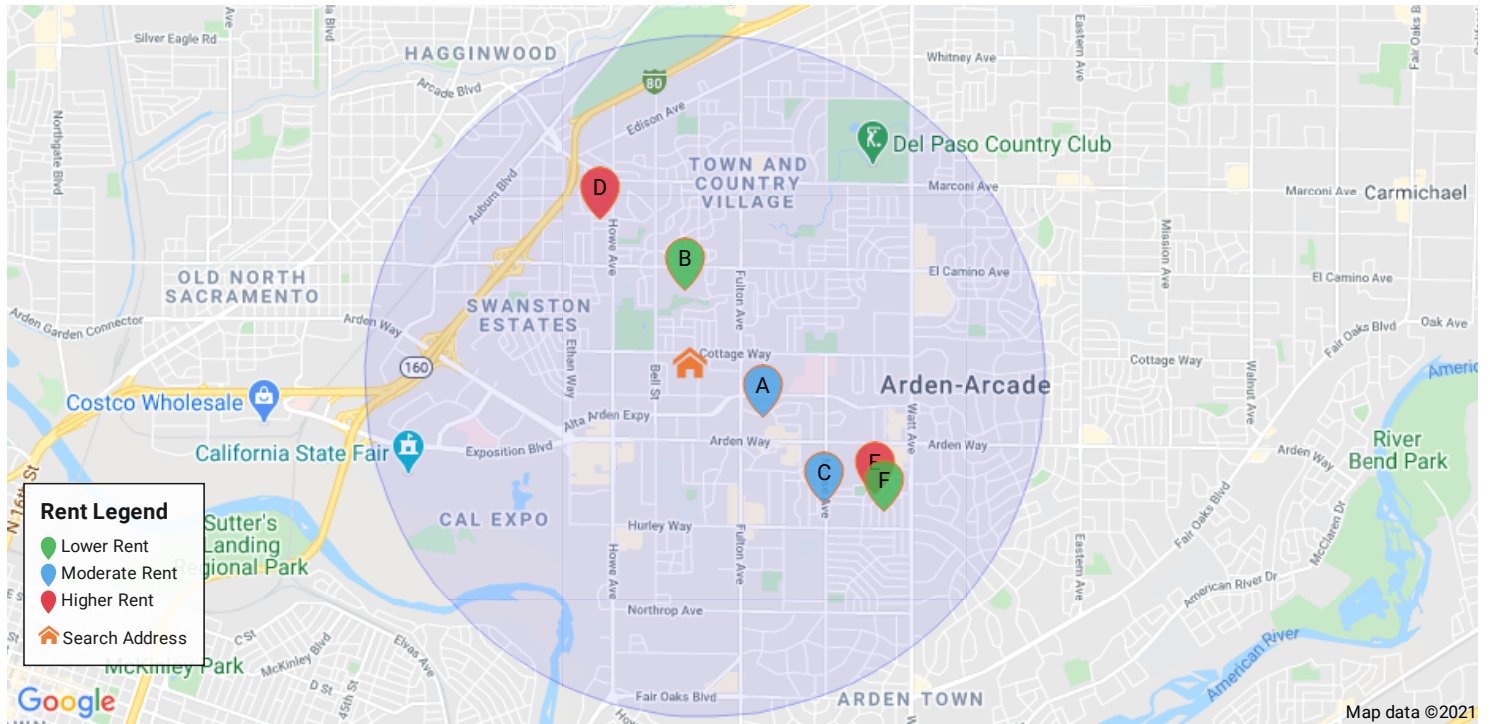
Summary Statistics

Sample Size	6
Sample Min	\$1,495
Sample Max	\$2,000
Sample Median	\$1,750
Sample Mean	\$1,732
Sample Standard Deviation	\$215
25th – 75th Percentile	\$1,588 – 1,877
10th – 90th Percentile	\$1,458 – 2,006
5th – 95th Percentile	\$1,380 – 2,084

Rent Distribution



Sample of Listings Used



	Address	Distance	Rent	Size	\$/ft ²	Beds	Baths	Bldg Type	Last Seen
A	2700 Armstrong Dr, Sacramento, CA 95825	0.52 mi	\$1,650	1,040 ft ²	\$1.59/ft ²	3 bed	1.0ba	House	Sep 2020
B	2349 Hernando Rd, Sacramento, CA 95825	0.66 mi	\$1,500	1,231 ft ²	\$1.22/ft ²	3 bed	1.0ba	House	Nov 2020
C	1345 Morse Ave, Sacramento, CA 95864	1.3 mi	\$1,850	1,291 ft ²	\$1.43/ft ²	3 bed	1.0ba	House	Jul 2020
D	2119 Bluebird Ln, Sacramento, CA 95821	1.43 mi	\$2,000	1,250 ft ²	\$1.60/ft ²	3 bed	1.0ba	House	Mar 2020
E	1421 Sebastian Way, Sacramento, CA 95864	1.56 mi	\$1,895	1,500 ft ²	\$1.26/ft ²	3 bed	1.0ba	House	Aug 2020
F	1333 Glenwood Rd, Sacramento, CA 95864	1.68 mi	\$1,495	1,081 ft ²	\$1.38/ft ²	3 bed	1.0ba	House	Apr 2020

Subject Property Details

2405 Wurth Court, Sacramento, California 95825

Vitals

Bedrooms	6
Baths	2
Year Built	1962
Property Use Group	Residential

Tax Information

Year Assessed	2020
Assessed Value	\$222,496
Tax Fiscal Year	2020
Tax Rate Area	54496
Tax Billed Amount	\$2,776.00

Sale Information

Assessor Last Sale Date	2001-03-14
Assessor Last Sale Amount	\$161,500
Deed Last Sale Date	2001-03-14
Deed Last Sale Amount	\$161,500

Property Size

Building Area	2,223 ft ²
Lot Area	0.1579 acres
Lot Dimensions	0.0x0.0

Deed Information

Mortgage Amount	\$121,100
Mortgage Date	2001-03-14
Lender Name	VITEK MORTGAGE GROUP INC

Other Information

Roof Material	Composition Shingle
HVAC Cooling Detail	Central
HVAC Heating Detail	Central
HVAC Heating Fuel	Unknown

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