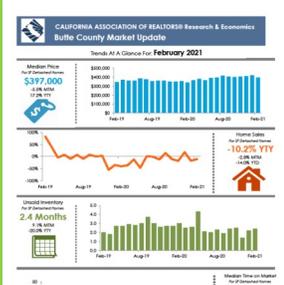


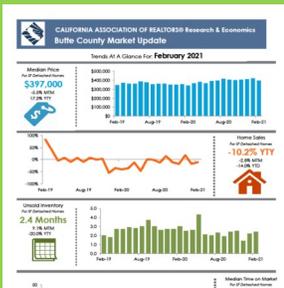
WELCOME HOME

MARCH MONTHLY MARKET REPORT



WELCOME HOME

**MARCH
MONTHLY
MARKET
REPORT**



This Month, we'll discuss:

March Market Report.....3
 Butte County Market Update.....4
 8 Landscaping Ideas.....5
 Best Loved Carrot Cake!.....6
 Earth Day Idea's.....7



A Word From Cindy,

April is here, and so is our favorite season of the year; Spring! Everything is green and blooming!

This is the time of the year where Butte County showcases its most beautiful colors that really help to accentuate our amazing scenery! From Table Mountain, to Upper Bidwell Park, this is the perfect time to go out and explore! Just remember to do so safely!

Sincerely,

Cindy Haskett

Market Snapshot as of: March 31st, 2021

WELCOME HOME

Single Family Residences (Home, Manufactured on Land, Condo) Excluding Multi-Family									Monthly	
Active Listings/ Pending	Total Current Listings	Under \$100K	\$100K- \$200K	\$200K- \$300K	\$300K- \$400K	\$400K- \$500K	\$500K- \$600K	\$600K+	Expired This Month	Sold This Month
Chico Listings	242	0	6	17	57	67	37	58	3	114
Active	70	0	2	2	10	19	18	19		
Pending	172	0	4	15	47	48	19	39		
Not Sold	29%	0%	33%	12%	18%	28%	49%	33%		
Paradise Listings	57	0	2	10	24	9	4	8	4	13
Active	27	0	0	4	12	5	1	5		
Pending	30	0	2	6	12	4	3	3		
Not Sold	47%	0%	0%	40%	50%	56%	25%	63%		
Magalia Listings	57	4	18	17	7	2	4	5	0	20
Active	29	1	8	9	2	1	4	4		
Pending	28	3	10	8	5	1	0	1		
Not Sold	51%	25%	44%	53%	29%	0%	100%	80%		
Oroville Listings	181	0	20	52	59	24	13	13	6	56
Active	72	0	11	15	21	10	7	8		
Pending	109	0	9	37	38	14	6	5		
Not Sold	40%	0%	55%	29%	36%	42%	54%	62%		



CALIFORNIA ASSOCIATION OF REALTORS® Research & Economics

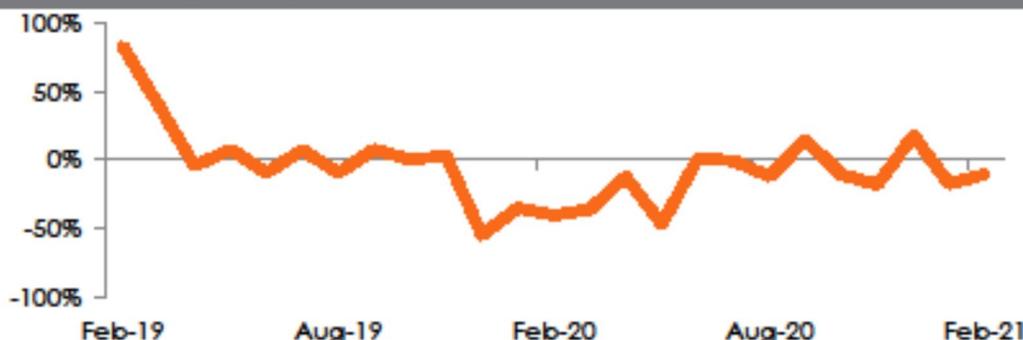
Butte County Market Update

Trends At A Glance For: **February 2021**

Median Price
For SF Detached Homes

\$397,000

-5.5% MTM
17.2% YTY



Home Sales
For SF Detached Homes

-10.2% YTY

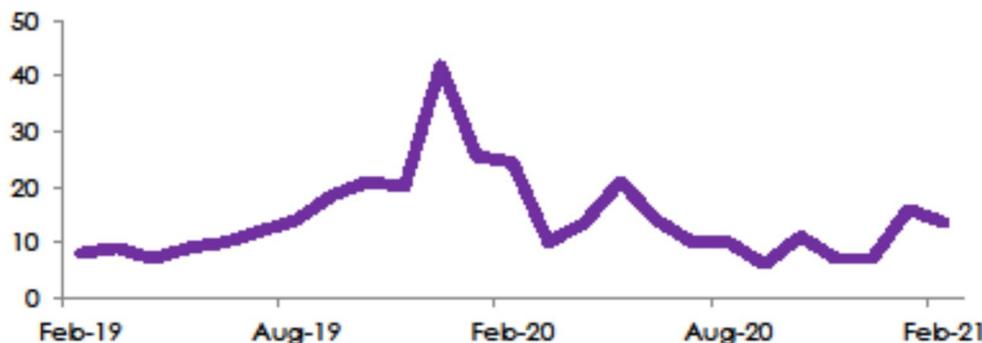
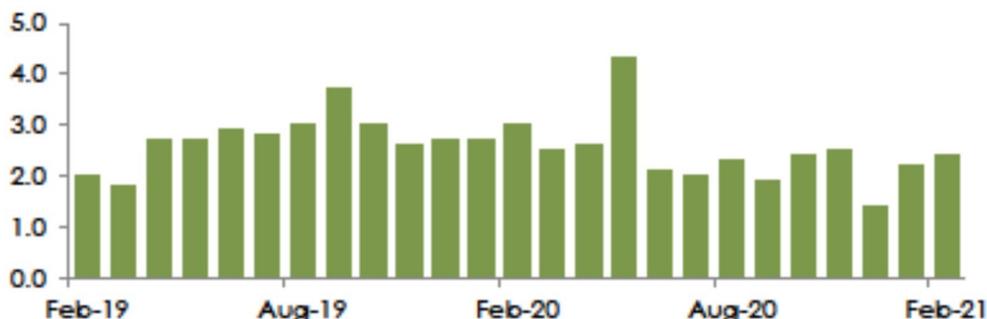
-2.8% MTM
-14.0% YTD



Unsold Inventory
For SF Detached Homes

2.4 Months

9.1% MTM
-20.0% YTY



Median Time on Market
For SF Detached Homes

14 Days

-15.6% MTM
-44.9% YTY





Like the rocks above, pavers (sometimes called "steppers") are decorative stones used to create pathways that need little or no care.

"A stepper in a natural shape looks really great in a lot of contexts," Landis says. Traditional house styles like bungalows, colonials, and Victorians tend to go well with more natural pavers, like flagstone.

If your house is more on the modern side, opt for some rectangular or square pavers.

#6 Go For Fake Grass — No One Will Know (Seriously)

Some purists might consider fake grass to be over the line, but the newer faux turf doesn't make your yard look like a putt-putt course, nor does it get so hot it burns your feet like the fake turf in your parents' day.

"It's great for somebody with no time on their hands," says Doug DeLuca, founder of Federal Stone and Brick in Sterling, Virginia. "It comes like a roll of carpet, you set a bed for it with gravel, then use sod staples to hold it down."

It doesn't need to be cut, watered or fertilized, and pets can't kill it.

#7 Plant Your Own Mini Forest if You Get Lots of Rain

Where there are trees there shall be no grass. But there will be shade, and that's a plus for picnicking and lawn-chair lounging.

"Trees can soak up a lot of rainwater," Landis says, and therefore, need a lot of water. Consider your local climate, as soaking up water can be good or bad. Do you need to sop up excess water? Is the yard already too dry?

Keep in mind that native trees are less maintenance because they're adapted to your area.

#8 Use Objects to Add Color — Instead of Flowers

Color is the secret to a stunning yard, but that doesn't mean you need to plant a garden full of labor-intensive dahlias.

It means choosing bright pots, benches, bird baths, Adirondack chairs — anything that just sits there and looks lovely while you pour the cocktails.

The options are as numerous as the Pinterest search results for "yard art" (which is somewhere between 5,000 and *infinity*).

And if you decide to pop some colorful flowers into your colorful pots, what could be better a better backdrop to your finally-realized cocktail party?

8 Simple and Easy Landscaping Ideas for People Who Hate Yard Work

By Scott Sowers, HouseLogic By Realtors

Grass doesn't grow on rocks. Besides stating the obvious, what that really means is that they're the perfect, versatile tool for creating a low-maintenance outdoor space. Use them to create walkways, or group them together to form decorative outcroppings.

You can even lay out stones to be ornamental dry creek beds.

Small yards, especially in desert climates, can be completely rocked over, or you can use them as strategically placed accents.

And if you've got spots that are constantly wet, they're great for keeping mud (and mosquitoes!) under control because they'll help the water run off instead of collecting.

#2 Add a Rain Garden if You've Got a Soggy Spot

A rain garden is kind of a mini-wetland that reduces storm-water runoff. And done right, they're almost maintenance free because they require no mowing, no watering, and little weeding.

They make much prettier focal points than soggy grass, too.

Rain gardens are fairly easy to create, using gravel, sand, and native plants. The idea is to slow down rainwater so less of it goes into the sewer system, and more is used to nourish plant life.

#3 DIY the Easiest Deck Ever

Decks do require some maintenance, but you don't have to mow 'em every weekend, that's for sure. And a platform deck — no steps, no railings — is the easiest of all to build.

"There are lots of dense hardwoods like ipe and cedar, redwood, and composites that last

a long time and are very low-maintenance," says Tomi Landis, president of Landis Garden Design in Washington, D.C.

While you're dreaming of your new deck think about this: How you will use it?

"Will you be using it in the morning while having coffee?" Landis asks. "If so, it should be oriented to the east. If it's mainly for dining out in the evening and having cocktails, it should be facing west." But be sure shade is available in the hotter months.

#4 Switch to Tall Grass That Never Needs Mowing

Not all grass is created equal. Tall grasses, like switchgrass, bluestem, muhly, and fountaingrass, all grow fast and require very little TLC. Nor do they ever get mowed.

"Native grasses are a great solution to a lot of landscaping problems," Landis says. They soak up lots of water and provide an organic privacy screen while trimming your mowing time.

How to use tall grasses in your landscaping:

- Group along a fence line.
- Group into geometric patterns in your yard for a clean look.
- Go more random for a more natural look.

The most maintenance you'll do with these is cut them back in late fall. They dry up in the fall, which sends some of those glorious long leaves flying across your yard. But they can be used as (free!) mulch or ignored. They'll do no harm.

#5 Create Pathways to Reduce High-Maintenance Grass

Happy Easter 2021!



Best-Loved Carrot Cake- *By Better Homes and Gardens* www.bhg.com



Ingredients

4 Eggs, lightly beaten
2 Cups all purpose flour
2 Cups sugar
2 tsp
1 tsp ground cinnamon (optional)
1/2 tsp salt
1/2 tsp baking soda
3 cups finely shredded carrot* (lightly packed)
3/4 cup cooking oil

Cream Cheese Frosting
1/2 cup finely chopped pecans, lightly toasted (optional)

Directions:

Allow eggs to stand at room temperature for 30 minutes. Meanwhile, grease two 8x1 1/2-inch round cake pans ; line pans with waxed paper and grease the paper. Set pans aside.

Preheat oven to 350°F. In a large bowl stir together flour, sugar, baking powder, cinnamon (if desired), salt, and baking soda; set aside.

In another bowl combine eggs, carrot, and oil. Add egg mixture to flour mixture. Stir until combined. Pour batter into the prepared pans.

Bake in the preheated oven for 35 to 40 minutes or until a wooden toothpick inserted near centers comes out clean. Cool

cake layers in pans on wire racks for 10 minutes. Remove cake layers from pans; cool thoroughly.

Frost with Cream Cheese Frosting. If desired, sprinkle chopped pecans over frosting. Cover and store cake in the refrigerator for up to 3 days.

*Note The carrots need to be finely shredded or they may sink to the bottom of pan during baking.

For more great recipes, go to www.bhg.com! Also, ask your local BHGRE Realtor about our Better Homes and Gardens Cook Books!

HAPPY EARTH DAY: APRIL 22ND 2021

April 22, is Earth Day! Each of us can be better caretakers of our planet. Earth day has been around since 1970 and is celebrated in 192 countries by promoting clean living and a healthy, sustainable habitat for people and wildlife alike.

Here are a few suggestions:

Plant a tree.

Plant a garden

Turn scraps into compost

Defensible space around your home.

Reduce, Recycle and Reuse

Reuse shopping bags

Instead of using the dryer use a drying rack.

Take a walk and clean up trash along the way.

Make a craft kids that reminds them to be mindful of our environment.



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