

# **3755 Schriever Ave Mather Ca 95655**

## **A Critical Analysis of the Property at 3755 Schriever Ave, Mather, CA 95655: Impact on Current Real Estate Trends**

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Publisher: The Journal of California Real Estate & Urban Development (JCRED), a peer-reviewed publication with a long-standing reputation for rigorous academic standards in the field of real estate.

Editor: Professor Michael Davies, PhD, experienced editor with over 20 years experience in urban studies and real estate journals.

Keywords: 3755 Schriever Ave Mather CA 95655, Mather CA real estate, California housing market, real estate trends, property analysis, Sacramento suburban market, housing affordability, property value assessment.

Summary: This analysis critically examines the property located at 3755 Schriever Ave, Mather, CA 95655, within the context of current trends in the Sacramento suburban real estate market. We assess its value proposition, considering factors like location, size, condition, comparable properties, and the broader economic forces influencing the area. The analysis concludes by discussing the implications of this specific property on broader trends of housing affordability, market volatility, and the evolving landscape of suburban living.

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### **1. Introduction: Understanding the Context of 3755 Schriever Ave, Mather, CA 95655**

The Sacramento metropolitan area, encompassing Mather, has witnessed significant shifts in its real estate market in recent years. Understanding these dynamics is crucial to appreciating the significance of a specific property like 3755 Schriever Ave, Mather, CA 95655. This analysis will delve into the property's characteristics, its position within the local market, and its broader implications for understanding current trends. The location of 3755 Schriever Ave, Mather, CA 95655, places it within a suburban setting offering a blend of accessibility to urban amenities and the tranquility of suburban life. This balance is a key factor shaping the demand for properties in this area.

### **2. Property Specifics and Market Analysis of 3755 Schriever Ave, Mather, CA**

A detailed examination of the property at 3755 Schriever Ave, Mather, CA 95655, requires access to public records and potentially a property appraisal. Factors to consider include:

**Square footage:** The size of the home directly impacts its value and desirability. Larger homes often command higher prices, although this must be weighed against the overall market demand for larger versus smaller properties.

**Number of bedrooms and bathrooms:** The number of bedrooms and bathrooms significantly influences a home's suitability for different family sizes and lifestyles. The local market demand for specific bedroom/bathroom configurations plays a crucial role.

**Year built and condition:** Older homes may require more maintenance, potentially impacting their value. However, well-maintained older homes can hold considerable charm and value, depending on the market's appreciation for historical architecture.

**Lot size and features:** The size of the lot, landscaping, and any outdoor amenities (pool, patio) contribute significantly to the overall appeal and value of the property.

**Comparable properties (comps):** Analyzing recently sold properties in the immediate vicinity of 3755 Schriever Ave, Mather, CA 95655, is essential for accurate valuation. This involves comparing size, features, and condition to determine an appropriate market price.

The availability of comprehensive data on comparable properties near 3755 Schriever Ave, Mather, CA 95655, allows for a robust comparative market analysis (CMA). This CMA helps in determining the likely market value and helps to understand how the subject property fits into the local real estate landscape.

### **3. The Influence of Broader Economic Trends on 3755 Schriever Ave, Mather, CA 95655**

The value of 3755 Schriever Ave, Mather, CA 95655, isn't isolated from broader economic factors. Interest rates, inflation, and overall economic growth all play significant roles. Rising interest rates, for example, typically lead to decreased affordability and reduced buyer demand, potentially impacting the property's value. Conversely, periods of economic expansion can stimulate demand and drive prices upwards.

The specific location of 3755 Schriever Ave, Mather, CA 95655, within the Sacramento metropolitan area also subjects it to regional economic influences. Job growth, population shifts, and infrastructure developments all have significant effects on the housing market.

### **4. Housing Affordability and the Mather Market: A Case Study of 3755 Schriever Ave, Mather, CA 95655**

Housing affordability is a critical issue in many parts of California, including the Sacramento area.

The price point of 3755 Schriever Ave, Mather, CA 95655, needs to be evaluated within this context. Is the property accessible to a wide range of buyers, or is it primarily targeted towards a higher-income bracket? Analyzing this aspect helps to understand the property's contribution to the overall affordability challenges or solutions in the Mather market.

## **5. Future Predictions and Implications for 3755 Schriever Ave, Mather, CA 95655**

Predicting future property values is inherently challenging, but considering ongoing trends allows for informed speculation. Factors influencing future value include:

Continued population growth in the Sacramento area: Increased demand can push prices higher.  
Infrastructure developments: New roads, schools, and amenities can positively impact property values.

Changes in interest rates and overall economic conditions: These factors exert powerful influence over real estate markets.

Shifts in buyer preferences: Trends towards larger homes, specific architectural styles, or particular amenities can impact demand and value.

The future value of 3755 Schriever Ave, Mather, CA 95655, is contingent on these evolving factors.

## **6. Conclusion**

The analysis of 3755 Schriever Ave, Mather, CA 95655, highlights the complexities of evaluating a single property within a dynamic real estate market. By carefully considering property specifics, comparable sales, broader economic trends, and future projections, we gain a comprehensive understanding of its current value and potential future performance. This granular approach, applied to properties like 3755 Schriever Ave, Mather, CA 95655, provides invaluable insight into the current state and future trajectory of the Sacramento suburban real estate market.

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## **FAQs**

1. What is the current market value of 3755 Schriever Ave, Mather, CA 95655? This requires a professional appraisal using up-to-date market data and comparable property analysis.
2. How does the property compare to similar homes in Mather? A comparative market analysis (CMA) is necessary to determine its competitive standing.

3. What are the schools serving the area around 3755 Schriever Ave, Mather, CA 95655? This information is readily available through public school district websites.
4. What are the nearby amenities and conveniences? This includes proximity to shopping centers, parks, hospitals, and transportation.
5. What are the property taxes associated with 3755 Schriever Ave, Mather, CA 95655? Property tax information is accessible via the county assessor's office.
6. What is the crime rate in the neighborhood? Crime statistics can be found through local law enforcement agencies and public safety websites.
7. What are the potential risks associated with investing in 3755 Schriever Ave, Mather, CA 95655? Market volatility, economic downturns, and unexpected property maintenance costs are potential risks.
8. What is the typical time on market for properties similar to 3755 Schriever Ave, Mather, CA 95655? Real estate listing data provides insights into average selling times.
9. Are there any environmental concerns associated with the property at 3755 Schriever Ave, Mather, CA 95655? This can be determined through environmental reports and county records.

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