

7,000 New Homes sold in Sacramento area in 2024 — But your New Home is still available

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Nearly 7,000 new homes were sold last year in the greater Sacramento region, the seventh-highest total since the BIA started keeping records in 1997. That sales volume reflects the fact that there is a tremendous pent-up demand for homeownership opportunities in our area and that many builders are able to provide incentives to help buyers overcome affordability and interest rate challenges.

But if you were not one of those 7,000 families, don't worry. There are many more new homes where those came from.

As I write this, there are 177 active new-home communities in the six-county region from Yuba City to Galt, and other communities will come online in the coming months as well. These communities span a diverse range of locations — from the urban core



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and Sacramento suburbs to smaller towns on the region's edges. Homebuyers can choose from a variety of home sizes and styles, with options designed for young families, active adults, and everyone in between.

There are many reasons to consider buying a new home. Affordability remains a top priority for buyers, and homebuilders are stepping up to help.

Many builders offer incentives to lower mortgage interest rates, helping buyers qualify more easily and keep monthly payments manageable. With rates still higher than in recent years, these incentives can make a significant difference.

Energy efficiency is another major advantage of buying new. Every new home comes equipped with a rooftop solar sys-

tem, helping homeowners save an average of \$1,500 per year on electricity. Additionally, according to the U.S. Department of Energy, today's new homes are 30% more energy-efficient than those built just five to seven years ago — offering better insulation, high-performance windows, and state-of-the-art appliances that help lower utility costs.

Another energy-saving

feature is the prevalence of smart technology. Many of today's new homes allow you to control many systems in your house from your smartphone from the comfort of your couch or from miles away. Forget to turn down your thermostat? No problem. In some cases, you can even control major appliances like your dishwasher and your washer and dryer.

Smart technology also

gives you peace of mind. Did you lock your doors? You can check. Is there someone at the door? You can find out that as well. And you can set when lights come on and go off if you're not home to make passers-by think you are there.

Today's new homes give you peace of mind in other areas as well. The HVAC system, the appliances, and other systems are all brand new. Because everything is new and covered by warranties, you won't have to spend the next few years worrying about expensive repairs.

Another significant advantage is the fact that new homes are designed and built to meet the needs of today's families. Open floorplans remain a top priority, and buyers can select the appliances, flooring, countertops, and other features that make their new home their new home.

If you're considering buying a home this year, take the time to explore new home communities in the region. With modern designs, energy-efficient features, and builder incentives to make homeownership more affordable, a brand-new home could be the perfect fit for you. Start your search today — you may be surprised at what you find!