

Sold Price Analysis Report (April 01, 2011 to April 29, 2011)

Single Family Residential

Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
Sunnyvale	81013459	627 Morse Avenue	\$499,000	\$474,999	\$495,000	99%	104%	64
Sunnyvale	81020581	291 Lakemuir Drive	\$425,000	\$370,000	\$381,000	90%	103%	287
Sunnyvale	81032123	739 Lakemuir Drive	\$490,000	\$490,000	\$436,000	89%	89%	266
Sunnyvale	81034626	318 Lakechime Drive	\$399,900	\$319,900	\$330,500	83%	103%	203
Sunnyvale	81041973	786 Lakewood Drive	\$399,000	\$319,888	\$335,000	84%	105%	138
Sunnyvale	81044816	1032 Pinenut Court	\$1,299,000	\$1,274,000	\$1,200,000	92%	94%	186
Sunnyvale	81047750	343 Charles Avenue	\$1,049,888	\$999,888	\$900,000	86%	90%	112
Sunnyvale	81052057	807 Hollenbeck Avenue	\$969,000	\$890,000	\$850,000	88%	96%	148
Sunnyvale	81053441	567 Crawford Drive	\$1,188,088	\$899,000	\$918,000	77%	102%	128
Sunnyvale	81053714	910 Azure Avenue	\$1,219,000	\$1,199,000	\$1,175,000	96%	98%	130
Sunnyvale	81053931	1254 Van Dyck Drive	\$1,025,000	\$989,888	\$975,000	95%	98%	215
Sunnyvale	81101829	565 West Remington Drive	\$848,000	\$748,000	\$747,400	88%	100%	188
Sunnyvale	81101885	1610 Bittern Drive	\$1,285,000	\$1,175,000	\$1,164,000	91%	99%	63
Sunnyvale	81102463	367 Orchard Avenue	\$458,000	\$458,000	\$417,000	91%	91%	56
Sunnyvale	81103671	1072 South Mary Avenue	\$974,950	\$899,950	\$900,000	92%	100%	47
Sunnyvale	81103921	1215 Van Dyck Drive	\$998,000	\$998,000	\$985,000	99%	99%	38
Sunnyvale	81104280	831 South Knickerbocker Drive	\$749,000	\$699,000	\$680,000	91%	97%	154
Sunnyvale	81105826	1476 Kingfisher Way	\$828,000	\$805,000	\$790,000	95%	98%	34
Sunnyvale	81105828	753 West Knickerbocker Drive	\$898,000	\$868,000	\$850,000	95%	98%	40
Sunnyvale	81105862	522 Dawn Drive	\$1,199,000	\$1,098,000	\$1,062,500	89%	97%	36
Sunnyvale	81106746	1027 West Mckinley Avenue	\$730,000	\$715,000	\$700,000	96%	98%	30
Sunnyvale	81107014	1339 Selo Drive	\$1,239,800	\$1,239,800	\$1,240,000	100%	100%	8
Sunnyvale	81107045	968 Bidwell Avenue	\$759,950	\$735,000	\$730,000	96%	99%	30
Sunnyvale	81107959	1158 Pomegranate Court	\$849,950	\$849,950	\$900,000	106%	106%	8
Sunnyvale	81108048	541 North Bayview Avenue	\$524,000	\$524,000	\$524,000	100%	100%	8
Sunnyvale	81108049	807 Beaverton Court	\$1,268,000	\$1,268,000	\$1,220,000	96%	96%	15
Sunnyvale	81108073	1206 Sesame Drive	\$988,000	\$988,000	\$1,018,000	103%	103%	7
Sunnyvale	81108117	298 Garner Drive	\$398,000	\$398,000	\$394,000	99%	99%	6
Sunnyvale	81108215	322 Lakechime Drive	\$439,950	\$439,950	\$436,000	99%	99%	6
Sunnyvale	81108594	425 Molino Avenue	\$838,000	\$838,000	\$890,000	106%	106%	10
Sunnyvale	81108880	1223 Rousseau Drive	\$909,888	\$909,888	\$948,000	104%	104%	9
Sunnyvale	81109044	1121 Myrtle Drive	\$500,000	\$500,000	\$505,000	101%	101%	10
Sunnyvale	81109123	553 Carrick Court	\$918,000	\$918,000	\$900,000	98%	98%	12
Sunnyvale	81109165	155 Cromart Court	\$1,060,000	\$1,060,000	\$1,040,000	98%	98%	7
Sunnyvale	81109729	729 Kenley Way	\$1,298,000	\$1,298,000	\$1,312,000	101%	101%	10
Sunnyvale	81109915	1003 South Mary Avenue	\$849,000	\$849,000	\$858,000	101%	101%	18
Sunnyvale	81110243	1568 Benton Street	\$759,888	\$759,888	\$770,000	101%	101%	10
Sunnyvale	81110248	180 Donner Court	\$779,000	\$779,000	\$743,400	95%	95%	137
Sunnyvale	81110275	889 Norfolk Pine Avenue	\$1,250,000	\$1,250,000	\$1,285,000	103%	103%	8
Sunnyvale	81110279	873 Durshire Way	\$928,888	\$928,888	\$900,000	97%	97%	24
Sunnyvale	81110295	578 Croyden Court	\$789,900	\$789,900	\$825,000	104%	104%	6
Sunnyvale	81110309	765 Devonshire Way	\$949,888	\$949,888	\$942,000	99%	99%	24
Sunnyvale	81110315	1704 Laurentian Way	\$1,288,000	\$1,288,000	\$1,300,000	101%	101%	5

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Sunnyvale	81110317	1156 Stonelake Court	\$342,000	\$342,000	\$405,000	118%	118%	13
Sunnyvale	81110324	909 Sutter Avenue	\$710,000	\$710,000	\$705,000	99%	99%	20
Sunnyvale	81110327	1202 Sargent Drive	\$978,000	\$978,000	\$958,000	98%	98%	28
Sunnyvale	81110465	1128 Pecos Way	\$449,995	\$449,995	\$438,850	98%	98%	6
Sunnyvale	81110526	721 Glencoe Court	\$875,000	\$875,000	\$915,000	105%	105%	10
Sunnyvale	81110733	1284 Mandarin Drive	\$983,000	\$949,900	\$915,700	93%	96%	14
Sunnyvale	81110946	571 Fir Avenue	\$415,000	\$415,000	\$440,000	106%	106%	11
Sunnyvale	81111264	574 Belfast Court	\$995,000	\$995,000	\$1,050,000	106%	106%	10
Sunnyvale	81111385	1210 Lime Drive	\$899,000	\$899,000	\$960,000	107%	107%	8
Sunnyvale	81111394	1055 Iris Avenue	\$899,000	\$899,000	\$889,000	99%	99%	12
Sunnyvale	81112142	931 Iris Avenue	\$775,000	\$775,000	\$765,000	99%	99%	13
Sunnyvale	81112551	876 Elmira Drive	\$1,078,000	\$1,078,000	\$1,030,000	96%	96%	8
Sunnyvale	81112619	1085 Fairwood Avenue	\$499,000	\$499,000	\$518,000	104%	104%	5
Sunnyvale	81113649	1081 West Washington Avenue	\$887,000	\$887,000	\$868,000	98%	98%	14
			\$847,402	\$824,624	\$821,568	97%	100%	55

Townhouse/Condo (Comm Int Dev)

Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
Sunnyvale	81032865	705 San Conrado Terrace #1	\$354,900	\$280,000	\$280,000	79%	100%	264
Sunnyvale	81051224	967 Belmont Terrace #4	\$465,000	\$445,000	\$460,000	99%	103%	85
Sunnyvale	81056864	617 Arcadia Terrace #206	\$409,000	\$409,000	\$395,000	97%	97%	260
Sunnyvale	81100431	631 East El Camino Real #104	\$339,950	\$339,950	\$333,000	98%	98%	7
Sunnyvale	81102690	250 Fringe Tree Terrace	\$599,000	\$599,000	\$570,000	95%	95%	7
Sunnyvale	81102693	1271 Poplar Avenue #306	\$318,000	\$298,500	\$278,888	88%	93%	72
Sunnyvale	81102820	513 Porpoise Bay Terrace #B	\$599,000	\$579,000	\$570,000	95%	98%	50
Sunnyvale	81103025	999 West Evelyn Terrace #68	\$288,888	\$288,888	\$280,000	97%	97%	35
Sunnyvale	81104624	1163 La Rochelle Terrace #D	\$595,000	\$595,000	\$585,000	98%	98%	40
Sunnyvale	81105752	1213 Blackberry Terrace	\$649,000	\$639,000	\$628,000	97%	98%	16
Sunnyvale	81106681	1148 La Rochelle Terrace #D	\$609,000	\$609,000	\$591,000	97%	97%	21
Sunnyvale	81106848	422 Ives Terrace	\$739,900	\$739,900	\$705,000	95%	95%	31
Sunnyvale	81107188	1151 La Rochelle Terrace #F	\$609,000	\$609,000	\$597,500	98%	98%	234
Sunnyvale	81107305	720 Blair Court #M	\$420,000	\$420,000	\$501,000	119%	119%	26
Sunnyvale	81107705	603 Arcadia Terrace #201	\$407,000	\$375,000	\$380,000	93%	101%	20
Sunnyvale	81108431	1521 New Brunswick Avenue	\$750,000	\$750,000	\$770,000	103%	103%	13
Sunnyvale	81109121	1087 Konstanz Terrace	\$679,000	\$679,000	\$664,000	98%	98%	7
Sunnyvale	81110288	969 Asilomar Terrace #3	\$529,000	\$529,000	\$519,000	98%	98%	18
Sunnyvale	81110489	606 Arcadia Terrace #201	\$405,000	\$405,000	\$405,000	100%	100%	7
Sunnyvale	81110937	817 Cezanne Drive	\$340,000	\$328,000	\$325,000	96%	99%	17
Sunnyvale	81111280	614 Arcadia Terrace #204	\$399,000	\$399,000	\$385,000	96%	96%	10
Sunnyvale	81111399	720 Quetta Avenue #E	\$570,000	\$570,000	\$585,000	103%	103%	10
			\$503,393	\$494,829	\$491,245	98%	99%	57