

## Sold Price Analysis Report (February 01, 2011 to February 28, 2011)

### Single Family Residential

Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
Grant	81057856	2705 Ramos Court	\$939,000	\$939,000	\$890,000	95%	95%	748
Grant	81102507	2193 Sun Mor Avenue	\$998,000	\$998,000	\$1,000,000	100%	100%	9
Grant	81104123	211 Carmelita Drive	\$820,000	\$820,000	\$800,000	98%	98%	3
Miramonte	81010905	1401 Marigold Court	\$1,646,000	\$1,658,940	\$1,627,051	99%	98%	242
Miramonte	81024800	1416 Marigold Court	\$1,754,000	\$1,754,000	\$1,823,086	104%	104%	45
Miramonte	81056216	1922 Miramonte Avenue	\$1,295,000	\$1,295,000	\$1,308,000	101%	101%	11
Miramonte	81101445	1614 Columbia Drive	\$899,000	\$899,000	\$1,030,000	115%	115%	9
Miramonte	81105773	1037 Rose Avenue	\$1,150,000	\$1,150,000	\$1,150,000	100%	100%	0
Miramonte	81107682	1747 Begen Avenue	\$850,000	\$850,000	\$850,000	100%	100%	0
North Shoreline	81049550	295 Farley Street	\$649,000	\$599,000	\$570,000	88%	95%	78
San Antonio	81053464	148 College Street	\$459,900	\$449,900	\$425,000	92%	94%	7
Thompson	81058152	327 Ruth Avenue	\$495,000	\$605,000	\$600,000	121%	99%	26
Thompson	81102372	507 Emmons Drive	\$819,000	\$819,000	\$849,000	104%	104%	7
			<b>\$982,608</b>	<b>\$987,449</b>	<b>\$994,011</b>	<b>101%</b>	<b>101%</b>	<b>91</b>

### Townhouse/Condo (Comm Int Dev)

Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
Downtown	81020621	1721 California Street #24	\$299,000	\$299,000	\$315,000	105%	105%	207
Downtown	81101247	700 Chiquita Avenue #24	\$524,000	\$524,000	\$514,000	98%	98%	11
Downtown	81106070	232 View Street	\$849,000	\$849,000	\$920,000	108%	108%	7
Miramonte	81100866	938 Clark Avenue #57	\$399,000	\$399,000	\$395,000	99%	99%	176
North Shoreline	81050930	505 Cypress Point Drive #292	\$279,000	\$249,000	\$225,000	81%	90%	90
North Shoreline	81054887	505 Cypress Point Drive #54	\$360,000	\$360,000	\$348,000	97%	97%	191
North Shoreline	81101397	1011 Asbury Way	\$698,000	\$698,000	\$685,000	98%	98%	22
Rengstorff	81027263	1921 Rock Street #29	\$350,000	\$315,000	\$287,040	82%	91%	178
Rengstorff	81054820	221 North Rengstorff Avenue #2	\$568,000	\$538,000	\$512,000	90%	95%	55
San Antonio	81029648	40 Paragon Court	\$775,000	\$749,000	\$715,900	92%	96%	201
San Antonio	81035902	21 Royal Oak Court	\$629,000	\$615,000	\$620,000	99%	101%	101
San Antonio	81040075	1910 Mount Vernon Court #8	\$380,000	\$290,000	\$290,000	76%	100%	154
San Antonio	81054229	49 Showers Drive #W101	\$444,900	\$359,900	\$385,000	87%	107%	81
San Antonio	81102505	432 Baywood Court #705	\$725,000	\$725,000	\$734,000	101%	101%	9
Sylvan Dale	81007636	1031 Crestview Drive #107	\$350,000	\$320,000	\$320,000	91%	100%	266
Sylvan Dale	81011977	1033 Crestview Drive #218	\$250,000	\$260,000	\$260,000	104%	100%	175
Whisman	81041523	14 Cassandra Way	\$435,000	\$370,000	\$375,000	86%	101%	159
Whisman	81049546	128 Ada Avenue #5	\$515,000	\$515,000	\$515,000	100%	100%	15
Whisman	81101632	217 Ada Avenue #56	\$595,000	\$595,000	\$595,000	100%	100%	8
			<b>\$496,047</b>	<b>\$475,258</b>	<b>\$474,260</b>	<b>96%</b>	<b>100%</b>	<b>111</b>