

Sold Price Analysis Report (January 03, 2011 to January 31, 2011)

Single Family Residential

Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
Sunnyvale	81032007	742 Morse Avenue	\$399,999	\$399,999	\$405,000	101%	101%	4
Sunnyvale	81034652	329 Lakechime Drive	\$399,000	\$399,000	\$420,000	105%	105%	20
Sunnyvale	81038269	1151 Pecos Way	\$525,000	\$479,000	\$465,000	89%	97%	59
Sunnyvale	81040477	299 East Hemlock Avenue	\$410,000	\$463,000	\$463,000	113%	100%	60
Sunnyvale	81042020	1413 Bedford Avenue	\$1,169,000	\$1,029,000	\$1,000,000	86%	97%	114
Sunnyvale	81047325	294 Hiddenlake Drive	\$380,000	\$359,900	\$355,000	93%	99%	65
Sunnyvale	81048260	813 Flin Way	\$949,900	\$949,900	\$905,000	95%	95%	72
Sunnyvale	81048863	1306 Los Arboles Avenue	\$768,000	\$768,000	\$700,000	91%	91%	35
Sunnyvale	81049264	1105 West Knickerbocker Drive	\$899,000	\$859,000	\$833,000	93%	97%	57
Sunnyvale	81049905	1033 Celilo Drive	\$949,800	\$949,800	\$908,000	96%	96%	44
Sunnyvale	81050474	418 Molino Avenue	\$799,000	\$799,000	\$778,000	97%	97%	55
Sunnyvale	81050880	890 West Knickerbocker Drive	\$914,950	\$898,850	\$889,000	97%	99%	65
Sunnyvale	81051795	763 Ajax Drive	\$699,980	\$699,980	\$656,667	94%	94%	29
Sunnyvale	81051930	720 Koa Court	\$898,000	\$848,000	\$835,000	93%	98%	93
Sunnyvale	81053561	1628 Warbler Way	\$750,000	\$699,500	\$679,650	91%	97%	38
Sunnyvale	81053792	605 West Mckinley Avenue	\$339,000	\$339,000	\$365,000	108%	108%	15
Sunnyvale	81054043	1001 Ticonderoga Drive	\$838,000	\$838,000	\$815,000	97%	97%	43
Sunnyvale	81054046	1356 Thunderbird Avenue	\$948,000	\$948,000	\$890,000	94%	94%	82
Sunnyvale	81054495	1034 Rubis Drive	\$925,000	\$925,000	\$870,000	94%	94%	43
Sunnyvale	81054516	1614 Benton Court	\$760,000	\$760,000	\$740,000	97%	97%	28
Sunnyvale	81054729	1330 Bobolink Circle	\$899,950	\$899,950	\$880,000	98%	98%	11
Sunnyvale	81055206	520 Carroll Street	\$898,000	\$898,000	\$874,000	97%	97%	184
Sunnyvale	81055795	232 East Eaglewood Avenue	\$515,000	\$515,888	\$505,000	98%	98%	12
Sunnyvale	81056204	861 Dwight Avenue	\$475,000	\$474,950	\$468,500	99%	99%	112
Sunnyvale	81056763	1360 Los Arboles Avenue	\$775,000	\$775,000	\$780,000	101%	101%	10
Sunnyvale	81056913	1139 West Remington Drive	\$749,000	\$749,000	\$700,000	93%	93%	26
Sunnyvale	81056915	890 Pecan Court	\$1,129,000	\$1,129,000	\$1,066,000	94%	94%	13
Sunnyvale	81056918	1109 Lily Avenue	\$883,000	\$883,000	\$875,000	99%	99%	12
Sunnyvale	81057549	886 Lakemuir Drive	\$389,900	\$389,900	\$389,900	100%	100%	33
Sunnyvale	81057626	1127 Havenwood Avenue	\$404,900	\$404,900	\$405,000	100%	100%	7
Sunnyvale	81058248	1632 Grosbeak Avenue	\$798,000	\$798,000	\$780,000	98%	98%	10
Sunnyvale	81100021	578 Connemara Way	\$998,850	\$998,850	\$1,010,000	101%	101%	54
Sunnyvale	81102548	961 The Dalles Avenue	\$875,000	\$875,000	\$875,000	100%	100%	0
			\$742,795	\$733,435	\$714,567	96%	97%	46

Townhouse/Condo (Comm Int Dev)

Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
Sunnyvale	81023030	125 Connemara Way #75	\$400,000	\$295,000	\$328,000	82%	111%	196
Sunnyvale	81026802	929 Glen Valley Trails	\$599,000	\$560,000	\$500,000	83%	89%	133
Sunnyvale	81026808	931 Glen Valley Trails	\$499,000	\$499,000	\$474,000	95%	95%	66
Sunnyvale	81032861	970 Bellomo Avenue #B	\$583,000	\$399,000	\$400,000	69%	100%	82
Sunnyvale	81033040	988 Belmont Terrace #10	\$515,000	\$479,900	\$479,900	93%	100%	129
Sunnyvale	81034689	880 East Fremont Avenue #713	\$255,000	\$240,000	\$220,000	86%	92%	299

Sold Price Analysis Report (January 03, 2011 to January 31, 2011)

Townhouse/Condo (Comm Int Dev)

Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
Sunnyvale	81042106	1007 Bryant Way #G	\$658,000	\$634,800	\$631,000	96%	99%	97
Sunnyvale	81042141	1095 Munich Terrace #5	\$540,000	\$550,500	\$530,000	98%	96%	91
Sunnyvale	81048982	990 La Mesa Terrace #D	\$318,500	\$290,000	\$290,000	91%	100%	244
Sunnyvale	81049696	479 Costa Mesa Terrace #F	\$330,000	\$330,000	\$321,750	98%	98%	25
Sunnyvale	81050324	739 Winstead Terrace	\$589,000	\$579,000	\$560,000	95%	97%	66
Sunnyvale	81051917	1163 La Rochelle Terrace #E	\$569,000	\$569,000	\$545,000	96%	96%	49
Sunnyvale	81055157	331 East Washington Avenue	\$599,000	\$599,000	\$596,000	99%	99%	31
Sunnyvale	81055847	1644 Belleville Way	\$569,000	\$569,000	\$570,000	100%	100%	196
Sunnyvale	81056019	576 De Guigne Drive	\$395,000	\$395,000	\$545,700	138%	138%	212
Sunnyvale	81056039	578 De Guigne Drive	\$345,000	\$345,000	\$515,200	149%	149%	234
Sunnyvale	81056065	580 De Guigne Drive	\$375,000	\$375,000	\$515,100	137%	137%	203
Sunnyvale	81056066	582 De Guigne Drive	\$375,000	\$375,000	\$489,600	131%	131%	203
Sunnyvale	81056067	584 De Guigne Drive	\$295,000	\$295,000	\$481,440	163%	163%	200
Sunnyvale	81056068	586 De Guigne Drive	\$375,000	\$375,000	\$511,020	136%	136%	210
Sunnyvale	81056069	921 Glen Valley Terrace	\$195,000	\$195,000	\$369,000	189%	189%	209
Sunnyvale	81056070	923 Glen Valley Terrace	\$195,000	\$195,000	\$385,560	198%	198%	200
Sunnyvale	81056072	925 Glen Valley Trails	\$345,000	\$345,000	\$480,000	139%	139%	234
Sunnyvale	81056073	933 Glen Valley Trails	\$295,000	\$295,000	\$475,320	161%	161%	203
Sunnyvale	81056074	935 Glen Valley Trails	\$195,000	\$195,000	\$340,000	174%	174%	213
Sunnyvale	81056893	250 Santa Fe Terrace #321	\$409,000	\$399,000	\$379,000	93%	95%	17
Sunnyvale	81057216	871 West California Avenue #A	\$289,000	\$289,000	\$285,000	99%	99%	10
Sunnyvale	81057394	963 La Mesa Terrace #H	\$559,900	\$559,900	\$559,000	100%	100%	13
			\$416,657	\$400,968	\$456,307	110%	114%	145