

Sold Price Analysis Report (November 03, 2011 to November 30, 2011)

Single Family Residential

Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
Barron Park	81140663	861 Chimalus Drive	\$895,000	\$895,000	\$1,035,000	116%	116%	7
Barron Park	81140774	4033 Campana Drive	\$1,100,000	\$1,100,000	\$1,325,000	120%	120%	7
Barron Park	81141980	4157 Interdale Way	\$1,400,000	\$1,295,000	\$1,250,000	89%	97%	26
Barron Park	81144484	3879 Magnolia Drive	\$1,095,000	\$1,095,000	\$1,080,000	99%	99%	8
College	81139508	960 South California Avenue	\$1,950,000	\$1,799,000	\$1,850,000	95%	103%	49
College	81140630	1229 Stanford Avenue	\$1,400,000	\$1,335,000	\$1,300,000	93%	97%	37
College	81142418	1547 Mariposa Avenue	\$1,495,000	\$1,398,000	\$1,350,000	90%	97%	34
Community Center	81138717	1430 Channing Avenue	\$2,395,000	\$2,275,000	\$2,220,000	93%	98%	40
Community Center	81140731	1190 Hamilton Avenue	\$2,380,000	\$2,100,000	\$2,375,000	100%	113%	48
Community Center	81141660	906 Addison Avenue	\$1,499,000	\$1,499,000	\$1,600,000	107%	107%	2
Crescent Park	81137929	75 Crescent Drive	\$5,500,000	\$4,200,000	\$4,150,000	75%	99%	57
Crescent Park	81138745	557 East Crescent Drive	\$5,900,000	\$5,300,000	\$5,100,000	86%	96%	23
Crescent Park	81139686	1256 Martin Avenue	\$2,649,000	\$2,498,000	\$2,400,000	91%	96%	40
Crescent Park	81139781	1661 University Avenue	\$4,180,000	\$4,180,000	\$3,900,000	93%	93%	39
Downtown	81117445	959 Waverley Street	\$3,995,000	\$3,595,000	\$3,440,000	86%	96%	189
Green Acres	81115588	621 Arastradero Road	\$1,250,000	\$1,250,000	\$1,250,000	100%	100%	192
Green Acres	81146224	4131 Willmar Drive	\$1,388,000	\$1,388,000	\$1,566,000	113%	113%	7
Green Gables	81142216	2115 Edgewood Drive	\$1,100,000	\$1,100,000	\$1,100,000	100%	100%	191
Green Gables	81143519	120 Walter Hays Drive	\$1,525,000	\$1,525,000	\$1,500,000	98%	98%	8
Green Gables	81143523	144 Walter Hays Drive	\$1,488,000	\$1,488,000	\$1,685,000	113%	113%	9
Green Gables	81144009	130 Heather Lane	\$1,950,000	\$1,950,000	\$2,030,000	104%	104%	13
Green Gables	81145327	750 Wildwood Lane	\$1,299,950	\$1,299,950	\$1,400,000	108%	108%	7
Midtown	81134456	601 Bryson Avenue	\$1,230,000	\$1,169,000	\$1,163,000	95%	99%	51
Midtown	81143404	190 El Dorado Avenue	\$998,000	\$998,000	\$1,075,000	108%	108%	8
Midtown	81145294	753 Colorado Avenue	\$845,000	\$845,000	\$1,128,000	133%	133%	8
Old Palo Alto	81141652	1525 Alma Street	\$750,000	\$750,000	\$750,000	100%	100%	8
Old Palo Alto	81143508	1998 Middlefield Road	\$1,898,000	\$1,898,000	\$2,048,000	108%	108%	7
Professorville	81123457	1520 Middlefield Road	\$829,000	\$900,000	\$1,100,000	133%	122%	26
Professorville	81137042	566 Lincoln Avenue	\$2,199,950	\$2,199,950	\$2,325,000	106%	106%	15
Professorville	81141634	1344 Tasso Street	\$3,195,000	\$3,195,000	\$3,050,000	95%	95%	22
South Palo Alto	81134128	2455 Chabot Terrace	\$1,095,000	\$998,000	\$926,250	85%	93%	76
South Palo Alto	81138698	847 Bruce Drive	\$1,650,000	\$1,650,000	\$1,758,000	107%	107%	9
South Palo Alto	81141621	3585 Bryant Street	\$1,088,000	\$1,088,000	\$1,100,000	101%	101%	15
South Palo Alto	81141640	3461 Kenneth Drive	\$1,198,000	\$1,198,000	\$1,390,000	116%	116%	8
South Palo Alto	81142467	363 Tennessee Lane	\$998,000	\$998,000	\$1,249,000	125%	125%	8
South Palo Alto	81143814	959 Moreno Avenue	\$1,288,000	\$1,288,000	\$1,255,000	97%	97%	23
South Palo Alto	81145372	815 Richardson Court	\$1,298,000	\$1,298,000	\$1,425,000	110%	110%	6
South Palo Alto	81146092	729 East Charleston Road	\$1,198,000	\$1,198,000	\$1,265,000	106%	106%	7
Ventura	81130862	3401 Park Boulevard	\$750,000	\$700,000	\$672,000	90%	96%	69
			\$1,803,638	\$1,716,305	\$1,758,596	98%	102%	36

Townhouse/Condo (Comm Int Dev)

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Sold Price Analysis Report (November 03, 2011 to November 30, 2011)**Townhouse/Condo (Comm Int Dev)**

Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
Barron Park	81139766	569 Villa Real	\$938,000	\$938,000	\$963,000	103%	103%	8
College	81142050	435 Sheridan Avenue #208	\$799,000	\$799,000	\$825,000	103%	103%	11
College	81144337	431 College Avenue	\$639,000	\$639,000	\$667,000	104%	104%	9
Downtown	81121848	360 Everett Avenue #3C	\$950,000	\$889,000	\$888,000	93%	100%	153
Downtown	81139767	685 High Street #2F	\$850,000	\$850,000	\$842,500	99%	99%	8
Green Acres	81140726	4250 El Camino Real #338	\$425,000	\$425,000	\$410,000	96%	96%	17
			\$766,833	\$756,667	\$765,917	100%	101%	34