

## Sold Price Analysis Report (April 01, 2010 to April 30, 2010)

### Single Family Residential

Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
Country Club	81006331	874 Hoffman Terrace	\$1,569,000	\$1,480,000	\$1,400,000	89%	95%	49
Country Club	81007694	1464 Fairway Drive	\$1,875,000	\$1,875,000	\$1,855,000	99%	99%	1
Highlands	80952665	940 Highlands Circle	\$2,395,000	\$2,195,000	\$2,050,000	86%	93%	139
Highlands	81002750	2235 Sycamore Court	\$1,398,000	\$1,398,000	\$1,279,000	91%	91%	39
Highlands	81002816	2060 Kent Drive	\$1,495,000	\$1,495,000	\$1,470,000	98%	98%	36
Highlands	81006944	1440 Highland View Court	\$1,795,000	\$1,695,000	\$1,650,000	92%	97%	44
Highlands	81009866	1045 Highlands Circle	\$1,498,888	\$1,498,888	\$1,460,000	97%	97%	19
North Los Altos	80944631	516 University Avenue	\$2,760,000	\$2,590,000	\$2,420,000	88%	93%	192
North Los Altos	81002372	270 Alta Vista Avenue	\$1,835,000	\$1,795,000	\$1,712,700	93%	95%	166
North Los Altos	81007281	414 Panchita Way	\$1,495,000	\$1,495,000	\$1,440,000	96%	96%	57
North Los Altos	81008724	645 Palm Avenue	\$999,000	\$999,000	\$975,000	98%	98%	20
North Los Altos	81009880	653 Kingswood Way	\$1,499,000	\$1,499,000	\$1,550,000	103%	103%	9
North Los Altos	81011484	930 Carmel Court	\$1,490,000	\$1,490,000	\$1,500,000	101%	101%	7
North Los Altos	81012817	490 Patrick Way	\$1,495,000	\$1,495,000	\$1,565,000	105%	105%	9
North Los Altos	81014082	490 Raquel Court	\$1,350,000	\$1,350,000	\$1,440,000	107%	107%	8
North Los Altos	81016684	405 Monterey Place	\$1,549,000	\$1,549,000	\$1,700,000	110%	110%	7
South of El Monte	80941190	2031 Farndon Avenue	\$1,729,000	\$1,595,000	\$1,525,000	88%	96%	209
South of El Monte	80951267	996 Miramonte Avenue	\$1,490,000	\$1,424,900	\$1,140,000	77%	80%	417
South of El Monte	81000589	690 Riverside Drive	\$1,589,000	\$1,589,000	\$1,489,000	94%	94%	54
South of El Monte	81001762	1625 Candace Way	\$1,475,000	\$1,475,000	\$1,437,500	97%	97%	52
South of El Monte	81005056	1666 Kensington Avenue	\$2,195,000	\$1,998,000	\$1,901,000	87%	95%	39
South of El Monte	81007517	197 North El Monte Avenue	\$2,695,000	\$2,695,000	\$2,300,000	85%	85%	26
South of El Monte	81007528	812 Nash Road	\$1,498,000	\$1,498,000	\$1,425,000	95%	95%	22
South of El Monte	81008240	492 Arboleda Drive	\$1,449,000	\$1,449,000	\$1,420,000	98%	98%	11
South of El Monte	81008661	989 Stanley Avenue	\$2,398,000	\$2,398,000	\$2,398,000	100%	100%	10
South of El Monte	81010148	1816 Newcastle Drive	\$1,495,000	\$1,495,000	\$1,550,000	104%	104%	5
South of El Monte	81010337	1269 Miraflores Way	\$1,300,000	\$1,300,000	\$1,275,000	98%	98%	7
South of El Monte	81011514	1933 Fallen Leaf Lane	\$1,395,000	\$1,395,000	\$1,395,000	100%	100%	6
South of El Monte	81011550	603 Glen Alto Drive	\$1,999,000	\$1,999,000	\$1,850,000	93%	93%	19
South of El Monte	81012916	1516 Richardson Avenue	\$1,268,800	\$1,268,800	\$1,300,000	102%	102%	12
South of El Monte	81014251	754 Filip Road	\$1,500,000	\$1,500,000	\$1,600,000	107%	107%	8
South of El Monte	81016731	1935 Annette Lane	\$1,500,000	\$1,500,000	\$1,616,000	108%	108%	7
			<b>\$1,671,053</b>	<b>\$1,639,956</b>	<b>\$1,596,506</b>	<b>96%</b>	<b>97%</b>	<b>53</b>

### Townhouse/Condo (Comm Int Dev)

Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
North Los Altos	80953048	4388 El Camino Real #336	\$599,880	\$599,880	\$599,880	100%	100%	98
North Los Altos	80957440	1070 Mercedes Avenue #24	\$505,000	\$505,000	\$505,000	100%	100%	12
North Los Altos	81008650	5100 El Camino Real #108	\$898,000	\$898,000	\$865,000	96%	96%	8
			<b>\$667,627</b>	<b>\$667,627</b>	<b>\$656,627</b>	<b>98%</b>	<b>98%</b>	<b>39</b>