

Sold Price Analysis Report (August 01, 2008 to August 29, 2008)

Single Family Residential

Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
Country Club	80788594	1695 Miller Avenue	\$2,595,000	\$2,395,000	\$2,287,500	88%	96%	124
Country Club	80818877	1505 Arriba Court	\$2,950,000	\$2,950,000	\$2,950,000	100%	100%	5
North Los Altos	80803915	101 Lyell Street	\$1,250,000	\$1,095,000	\$1,065,000	85%	97%	71
North Los Altos	80807098	110 Catalina Court	\$2,460,000	\$2,460,000	\$2,440,000	99%	99%	8
North Los Altos	80807328	461 Marich Way	\$1,499,000	\$1,399,000	\$1,480,000	99%	106%	55
North Los Altos	80808845	465 Mundel Way	\$2,750,000	\$2,595,000	\$2,455,000	89%	95%	58
North Los Altos	80808987	60 East Portola Avenue	\$2,788,000	\$2,495,000	\$2,300,000	82%	92%	86
North Los Altos	80814716	424 Orange Avenue	\$2,495,000	\$2,495,000	\$2,295,000	92%	92%	91
North Los Altos	80816384	731 Vera Cruz Avenue	\$3,595,000	\$3,380,000	\$3,350,000	93%	99%	25
North Los Altos	80819904	235 Marvin Avenue	\$2,135,000	\$2,135,000	\$2,200,000	103%	103%	11
North Los Altos	80822037	361 Raquel Lane	\$2,200,000	\$2,200,000	\$2,160,000	98%	98%	9
North Los Altos	80822044	661 Vera Cruz Avenue	\$1,549,000	\$1,549,000	\$1,652,000	107%	107%	8
North Los Altos	80823514	288 Sunkist Lane	\$2,798,000	\$2,798,000	\$2,688,000	96%	96%	11
North Los Altos	80823654	188 Higgins Avenue	\$1,398,000	\$1,398,000	\$1,440,000	103%	103%	4
North Los Altos	80826484	238 Valley Street	\$2,695,000	\$2,695,000	\$2,695,000	100%	100%	9
South of El Monte	80810255	634 Stardust Lane	\$1,923,000	\$1,858,888	\$1,820,000	95%	98%	80
South of El Monte	80811663	940 Black Mountain Court	\$1,585,000	\$1,498,000	\$1,510,000	95%	101%	30
South of El Monte	80817827	803 University Avenue	\$1,850,000	\$1,850,000	\$1,875,000	101%	101%	8
South of El Monte	80817878	794 Sunshine Drive	\$2,749,000	\$2,749,000	\$2,600,000	95%	95%	28
South of El Monte	80820333	190 South Springer Road	\$1,649,000	\$1,649,000	\$1,625,000	99%	99%	7
South of El Monte	80820426	839 Parma Way	\$1,729,000	\$1,729,000	\$1,740,000	101%	101%	12
South of El Monte	80820576	1620 Kingston Court	\$1,850,000	\$1,850,000	\$1,800,000	97%	97%	8
South of El Monte	80821903	843 Starlite Lane	\$1,995,000	\$1,995,000	\$1,950,000	98%	98%	9
South of El Monte	80822122	675 Arrowood Court	\$1,899,000	\$1,899,000	\$1,875,000	99%	99%	5
South of El Monte	80822135	1650 Havenhurst Drive	\$1,398,000	\$1,398,000	\$1,485,000	106%	106%	5
South of El Monte	80824844	1175 Peninsular Avenue	\$998,000	\$998,000	\$965,000	97%	97%	12
			\$2,107,000	\$2,058,188	\$2,027,019	96%	98%	30

Townhouse/Condo (Comm Int Dev)

Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
North Los Altos	80823305	226 West Edith Avenue #15	\$695,000	\$695,000	\$716,000	103%	103%	10
North Los Altos	80826292	150 West Edith Avenue #36	\$599,900	\$599,900	\$580,000	97%	97%	8
			\$647,450	\$647,450	\$648,000	100%	100%	9