

Sold Price Analysis Report (August 01, 2008 to August 30, 2008)

Single Family Residential

Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
Santa Clara	80753223	2673 Sonoma Place	\$748,888	\$598,500	\$571,300	76%	95%	284
Santa Clara	80763893	725 Kiely Boulevard	\$698,000	\$560,000	\$520,000	74%	93%	172
Santa Clara	80769189	827 Baird Avenue	\$649,950	\$499,950	\$470,000	72%	94%	278
Santa Clara	80782824	1914 Fillmore Street	\$599,000	\$568,000	\$535,000	89%	94%	124
Santa Clara	80784826	986 Curtis Avenue	\$619,000	\$555,000	\$520,000	84%	94%	248
Santa Clara	80785731	2619 Painted Rock Drive	\$515,000	\$449,000	\$467,000	91%	104%	174
Santa Clara	80788780	723 Asbury Place	\$685,000	\$639,000	\$629,000	92%	98%	104
Santa Clara	80801215	196 North Cypress Avenue	\$1,653,000	\$1,482,000	\$1,397,000	85%	94%	72
Santa Clara	80801873	2090 Menzel Place	\$599,999	\$599,999	\$575,000	96%	96%	88
Santa Clara	80803566	3437 Santa Barbara Avenue	\$580,000	\$569,000	\$555,000	96%	98%	76
Santa Clara	80806554	3049 Agate Drive	\$619,000	\$575,000	\$570,000	92%	99%	85
Santa Clara	80807792	621 Enright Avenue	\$634,000	\$609,000	\$609,000	96%	100%	53
Santa Clara	80808600	1451 Bergin Place	\$625,000	\$625,000	\$605,000	97%	97%	110
Santa Clara	80811099	2697 Donovan Avenue	\$502,888	\$580,000	\$580,000	115%	100%	85
Santa Clara	80811420	2405 Crystal Drive	\$539,950	\$499,950	\$500,000	93%	100%	45
Santa Clara	80812805	1655 Betty Court	\$699,950	\$699,950	\$680,000	97%	97%	105
Santa Clara	80812869	2038 Monroe Street	\$445,000	\$445,000	\$417,000	94%	94%	38
Santa Clara	80813342	3488 Flora Vista Avenue	\$600,000	\$600,000	\$610,000	102%	102%	38
Santa Clara	80814324	2795 Glorietta Circle	\$999,950	\$999,950	\$965,000	97%	97%	25
Santa Clara	80814546	3547 Golden State Drive	\$649,000	\$649,000	\$630,000	97%	97%	18
Santa Clara	80816009	907 Baird Avenue	\$599,500	\$599,500	\$553,500	92%	92%	146
Santa Clara	80816647	2225 Gianera Street	\$719,000	\$719,000	\$680,000	95%	95%	30
Santa Clara	80816835	2354 Fatjo Place	\$525,000	\$525,000	\$500,000	95%	95%	12
Santa Clara	80817400	991 Curtis Avenue	\$575,000	\$575,000	\$550,000	96%	96%	16
Santa Clara	80818337	737 Catala Court	\$819,000	\$719,000	\$705,000	86%	98%	49
Santa Clara	80818391	4726 Armour Drive	\$499,900	\$499,900	\$510,000	102%	102%	322
Santa Clara	80818727	3681 Warbler Avenue	\$999,800	\$999,800	\$1,040,000	104%	104%	8
Santa Clara	80819057	264 Tyler Avenue	\$609,000	\$609,000	\$595,000	98%	98%	61
Santa Clara	80819600	3416 Tracy Drive	\$799,950	\$799,950	\$819,000	102%	102%	10
Santa Clara	80819860	3810 Hancock Drive	\$879,000	\$879,000	\$872,000	99%	99%	15
Santa Clara	80820186	2091 Sheraton Drive	\$599,999	\$599,999	\$560,000	93%	93%	14
Santa Clara	80820270	2291 Lenox Place	\$715,000	\$715,000	\$700,000	98%	98%	12
Santa Clara	80820637	3187 Dallas Court	\$719,000	\$719,000	\$710,000	99%	99%	8
Santa Clara	80821481	692 Woodhams Road	\$599,000	\$599,000	\$640,000	107%	107%	8
Santa Clara	80822438	2953 Millar Avenue	\$679,950	\$679,950	\$665,000	98%	98%	5
Santa Clara	80822619	1140 Chapel Drive	\$660,000	\$660,000	\$645,000	98%	98%	20
Santa Clara	80822657	2083 Xavier Court	\$719,950	\$719,950	\$719,950	100%	100%	24
Santa Clara	80822773	768 Layton Street	\$668,888	\$668,888	\$640,000	96%	96%	147
Santa Clara	80823170	2416 Robinson Avenue	\$449,500	\$449,500	\$465,000	103%	103%	291
Santa Clara	80823397	4277 Marston Lane	\$929,950	\$929,950	\$920,000	99%	99%	7
Santa Clara	80824316	2158 Los Padres Boulevard	\$474,900	\$474,900	\$475,900	100%	100%	2
Santa Clara	80826176	2622 Day Court	\$629,950	\$629,950	\$623,000	99%	99%	49
Santa Clara	80826797	3194 Mauricia Avenue	\$828,888	\$828,888	\$850,000	103%	103%	10

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Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
Santa Clara	80827612	1873 Shamrock Avenue	\$670,000	\$670,000	\$681,000	102%	102%	0
			\$682,561	\$660,760	\$648,288	95%	98%	79

Townhouse/Condo (Comm Int Dev)

Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
Other Area	80806639	3901 Lick Mill Boulevard #00209	\$364,900	\$364,900	\$360,000	99%	99%	17
Other Area	80818670	2601 Cortez Drive #2103	\$469,900	\$469,900	\$450,000	96%	96%	48
Santa Clara	80769041	2250 Monroe Street #00167	\$389,000	\$379,000	\$345,000	89%	91%	31
Santa Clara	80771600	151 Buckingham Drive #242	\$339,999	\$319,999	\$300,000	88%	94%	117
Santa Clara	80779916	1400 Bowe Avenue #1210	\$409,900	\$384,900	\$350,123	85%	91%	124
Santa Clara	80780439	1730 Halford Avenue #00139	\$410,000	\$310,000	\$295,000	72%	95%	170
Santa Clara	80784323	121 Buckingham Drive #00063	\$479,900	\$445,000	\$412,000	86%	93%	125
Santa Clara	80786913	4246 Atlantic Court	\$550,000	\$550,000	\$555,000	101%	101%	91
Santa Clara	80803479	935 Garrity Way	\$849,800	\$829,800	\$805,000	95%	97%	109
Santa Clara	80808889	936 Kiely Boulevard #1	\$299,000	\$275,000	\$275,000	92%	100%	63
Santa Clara	80810089	2201 The Alameda #26	\$449,000	\$449,000	\$413,000	92%	92%	49
Santa Clara	80810605	2459 Golf Links Circle	\$715,000	\$699,500	\$690,000	97%	99%	38
Santa Clara	80811305	3655 Brach Way	\$599,950	\$574,950	\$550,000	92%	96%	41
Santa Clara	80812051	803 Transill Circle	\$759,000	\$759,000	\$736,500	97%	97%	54
Santa Clara	80813692	1700 Civic Center Drive #207	\$285,000	\$285,000	\$277,500	97%	97%	18
Santa Clara	80814081	1760 Halford Avenue #163	\$249,950	\$249,950	\$270,000	108%	108%	9
Santa Clara	80815283	2250 Monroe Street #00373	\$349,900	\$349,900	\$370,000	106%	106%	7
Santa Clara	80816016	4482 Lick Mill Boulevard	\$799,980	\$799,980	\$782,500	98%	98%	53
Santa Clara	80816379	2464 Rebecca Lynn Way	\$580,000	\$580,000	\$573,000	99%	99%	29
Santa Clara	80816397	4477 Laird Circle	\$610,000	\$610,000	\$610,000	100%	100%	276
Santa Clara	80816978	962 Kiely Boulevard #G	\$279,800	\$279,800	\$272,000	97%	97%	18
Santa Clara	80817672	2580 Homestead Road #3201	\$459,888	\$459,888	\$424,000	92%	92%	29
Santa Clara	80818469	4077 Crandall Circle	\$838,000	\$809,000	\$778,000	93%	96%	45
Santa Clara	80821242	3257 Benton Street	\$465,000	\$465,000	\$459,000	99%	99%	9
Santa Clara	80821740	1400 Bowe Avenue #1803	\$409,850	\$409,850	\$392,500	96%	96%	16
Santa Clara	80824816	121 Buckingham Drive #22	\$399,888	\$399,888	\$390,000	98%	98%	167
Santa Clara	80826013	806 Woodhams Oaks Place	\$400,000	\$400,000	\$420,000	105%	105%	8
			\$489,356	\$478,119	\$465,005	95%	97%	65