

Sold Price Analysis Report (February 03, 2009 to February 27, 2009)

Single Family Residential

Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
Sunnyvale	80803470	985 Fairwood Avenue	\$640,000	\$449,000	\$445,100	70%	99%	311
Sunnyvale	80816376	1014 Colusa Avenue	\$585,950	\$450,000	\$440,000	75%	98%	202
Sunnyvale	80820250	1333 Eleanor Way	\$699,000	\$599,000	\$585,000	84%	98%	240
Sunnyvale	80836175	594 North Bayview Avenue	\$599,800	\$555,000	\$533,000	89%	96%	112
Sunnyvale	80838711	994 East Evelyn Avenue	\$649,999	\$579,999	\$560,000	86%	97%	91
Sunnyvale	80840687	430 East Ferndale Avenue	\$519,000	\$475,000	\$460,000	89%	97%	88
Sunnyvale	80841441	774 Santa Paula Avenue	\$469,900	\$399,000	\$391,000	83%	98%	94
Sunnyvale	80842454	468 Novato Avenue	\$765,000	\$765,000	\$770,000	101%	101%	71
Sunnyvale	80844084	1250 Prescott Avenue	\$438,000	\$438,000	\$425,000	97%	97%	17
Sunnyvale	80844793	989 Nettle Place	\$888,000	\$825,000	\$815,000	92%	99%	59
Sunnyvale	80845470	1385 Socorro Avenue	\$401,567	\$385,000	\$385,000	96%	100%	54
Sunnyvale	80849314	379 Greenlake Drive	\$419,900	\$419,900	\$396,000	94%	94%	35
Sunnyvale	80849811	881 San Mateo Court	\$465,000	\$465,000	\$475,000	102%	102%	12
Sunnyvale	80850544	1086 West Iowa Avenue	\$699,000	\$699,000	\$670,000	96%	96%	120
Sunnyvale	80900053	563 Crawford Drive	\$739,000	\$739,000	\$700,000	95%	95%	125
Sunnyvale	80902017	872 Hanover Avenue	\$1,058,000	\$1,058,000	\$1,035,000	98%	98%	9
Sunnyvale	80903130	375 South Fair Oaks Avenue	\$495,000	\$495,000	\$475,000	96%	96%	7
Sunnyvale	80904977	1356 Arleen Avenue	\$728,000	\$728,000	\$670,000	92%	92%	4
Sunnyvale	80906631	1122 Smyrna Court	\$999,999	\$999,999	\$999,999	100%	100%	3
Sunnyvale	80825968	678 East Duane Avenue	\$469,999	\$409,999	\$400,000	85%	98%	181
Sunnyvale	80839759	551 Sunnymount Avenue	\$899,000	\$825,000	\$785,000	87%	95%	133
Sunnyvale	80847776	131 West Hemlock Avenue	\$489,000	\$459,000	\$395,000	81%	86%	44
Sunnyvale	80903252	1140 South Sage Court	\$1,188,000	\$1,188,000	\$1,172,000	99%	99%	6
			\$665,483	\$626,343	\$607,917	91%	97%	88

Townhouse/Condo (Comm Int Dev)

Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
Sunnyvale	80809273	785 North Fair Oaks Avenue #3	\$369,900	\$299,900	\$295,000	80%	98%	270
Sunnyvale	80833063	455 Costa Mesa Terrace #H	\$525,000	\$440,000	\$435,000	83%	99%	123
Sunnyvale	80844348	880 East Fremont Avenue #729	\$459,999	\$439,000	\$425,000	92%	97%	83
Sunnyvale	80847107	841 West California Avenue #B	\$298,000	\$298,000	\$285,000	96%	96%	57
Sunnyvale	80847734	645 West Garland Terrace	\$499,000	\$499,000	\$499,000	100%	100%	7
Sunnyvale	80849789	1262 Riesling Terrace	\$465,000	\$465,000	\$460,000	99%	99%	21
Sunnyvale	80900800	1375 Sydney Drive	\$738,000	\$738,000	\$731,000	99%	99%	9
Sunnyvale	80902047	1156 La Rochelle Terrace #A	\$645,000	\$645,000	\$640,000	99%	99%	8
Sunnyvale	80771676	1269 Poplar Avenue #00106	\$495,000	\$375,000	\$365,000	74%	97%	252
Sunnyvale	80844173	1057 Saginaw Terrace #201	\$515,000	\$515,000	\$475,000	92%	92%	31
Sunnyvale	80845342	1037 North Scotia Terrace #201	\$474,000	\$474,000	\$456,000	96%	96%	54
			\$498,536	\$471,627	\$460,545	92%	98%	83