

Sold Price Analysis Report (May 01, 2008 to May 31, 2008)

Single Family Residential

Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
Sunnyvale	80755738	1157 Blazingwood Drive	\$674,000	\$450,000	\$450,000	67%	100%	226
Sunnyvale	80759289	1381 Arleen Avenue	\$1,598,888	\$1,490,000	\$1,350,000	84%	91%	192
Sunnyvale	80763621	818 East California Avenue	\$574,900	\$499,900	\$475,000	83%	95%	336
Sunnyvale	80767406	933 South Bernardo Avenue	\$925,000	\$899,999	\$875,000	95%	97%	120
Sunnyvale	80768185	875 San Mateo Court	\$549,000	\$549,000	\$530,500	97%	97%	24
Sunnyvale	80772046	879 Acacia Avenue	\$670,000	\$449,000	\$445,000	66%	99%	121
Sunnyvale	80772173	835 San Pier Court	\$599,000	\$570,000	\$580,000	97%	102%	87
Sunnyvale	80774004	1040 Lassen Terrace	\$825,000	\$825,000	\$800,000	97%	97%	72
Sunnyvale	80774101	730 Santa Susana Street	\$550,000	\$550,000	\$525,000	95%	95%	112
Sunnyvale	80775487	1141 West Iowa Avenue	\$725,000	\$725,000	\$720,000	99%	99%	76
Sunnyvale	80778282	723 Lakechime Drive	\$550,000	\$550,000	\$540,000	98%	98%	42
Sunnyvale	80778412	572 West Mckinley Avenue	\$700,000	\$700,000	\$675,000	96%	96%	76
Sunnyvale	80778848	802 Lois Avenue	\$949,000	\$949,000	\$930,000	98%	98%	27
Sunnyvale	80780039	1175 West Iowa Avenue	\$934,000	\$920,000	\$902,000	97%	98%	73
Sunnyvale	80781934	292 East Iowa Avenue	\$650,000	\$619,999	\$605,000	93%	98%	43
Sunnyvale	80782271	802 Pear Avenue	\$1,195,000	\$1,195,000	\$1,125,000	94%	94%	27
Sunnyvale	80783864	1579 Oriole Avenue	\$1,188,000	\$1,188,000	\$1,150,000	97%	97%	15
Sunnyvale	80783881	1450 Valcartier Street	\$1,299,000	\$1,199,000	\$1,130,000	87%	94%	32
Sunnyvale	80784113	609 Hines Terrace	\$1,080,000	\$1,080,000	\$1,050,000	97%	97%	35
Sunnyvale	80785155	953 Olympus Court	\$1,549,000	\$1,549,000	\$1,518,000	98%	98%	23
Sunnyvale	80785520	1203 Van Dyck Drive	\$1,249,000	\$1,199,800	\$1,155,000	92%	96%	41
Sunnyvale	80786300	497 Rincon Avenue	\$899,000	\$899,000	\$885,000	98%	98%	10
Sunnyvale	80786306	1656 Quail Avenue	\$958,000	\$938,000	\$902,000	94%	96%	37
Sunnyvale	80786394	1079 Susan Way	\$1,248,000	\$1,248,000	\$1,220,000	98%	98%	11
Sunnyvale	80786451	1510 Klamath Drive	\$1,289,000	\$1,289,000	\$1,230,000	95%	95%	9
Sunnyvale	80786645	1322 Miette Way	\$1,070,000	\$1,070,000	\$1,080,000	101%	101%	9
Sunnyvale	80786771	662 East Duane Avenue	\$449,950	\$449,950	\$449,950	100%	100%	8
Sunnyvale	80786920	856 Bremerton Drive	\$1,160,000	\$1,160,000	\$1,220,000	105%	105%	8
Sunnyvale	80786925	573 Hyannis Drive	\$1,075,000	\$1,075,000	\$1,075,000	100%	100%	10
Sunnyvale	80786951	1549 Mallard Way	\$948,000	\$948,000	\$951,000	100%	100%	8
Sunnyvale	80787191	255 East Taylor Avenue	\$619,950	\$619,950	\$612,000	99%	99%	13
Sunnyvale	80787358	728 Shasta Fir Drive	\$1,025,000	\$1,025,000	\$988,000	96%	96%	14
Sunnyvale	80787836	858 Helena Drive	\$1,385,000	\$1,385,000	\$1,400,000	101%	101%	10
Sunnyvale	80788133	353 Sara Avenue	\$987,000	\$987,000	\$960,000	97%	97%	30
Sunnyvale	80788349	454 Liquidambar Way	\$823,888	\$823,888	\$835,000	101%	101%	24
Sunnyvale	80788419	579 Crawford Drive	\$1,185,000	\$1,185,000	\$1,280,000	108%	108%	10
Sunnyvale	80788433	943 Rosette Court	\$1,098,800	\$1,098,800	\$1,028,800	94%	94%	32
Sunnyvale	80788535	717 Chopin Drive	\$1,078,000	\$1,078,000	\$1,038,000	96%	96%	12
Sunnyvale	80788553	1338 Frontenac Avenue	\$1,160,000	\$1,160,000	\$1,150,000	99%	99%	7
Sunnyvale	80789053	981 Amador Avenue	\$558,000	\$558,000	\$530,000	95%	95%	183
Sunnyvale	80789158	911 Inverness Way	\$888,888	\$888,000	\$875,000	98%	99%	36
Sunnyvale	80789284	919 Hillsboro Avenue	\$1,350,000	\$1,350,000	\$1,330,000	99%	99%	12
Sunnyvale	80789562	1294 West Knickerbocker Drive	\$825,000	\$825,000	\$860,000	104%	104%	9

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Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
Sunnyvale	80789627	815 Mulberry Lane	\$1,485,000	\$1,485,000	\$1,460,000	98%	98%	10
Sunnyvale	80789722	190 Anaheim Terrace	\$749,900	\$749,900	\$728,000	97%	97%	8
Sunnyvale	80800401	998 Inverness Way	\$872,000	\$872,000	\$880,000	101%	101%	10
Sunnyvale	80800562	586 Belfast Court	\$970,000	\$970,000	\$1,020,000	105%	105%	9
Sunnyvale	80800585	674 Tiffany Court	\$949,900	\$949,900	\$930,000	98%	98%	9
Sunnyvale	80800603	1130 Manzano Way	\$565,000	\$565,000	\$550,000	97%	97%	15
Sunnyvale	80800945	1148 Lily Avenue	\$729,000	\$729,000	\$729,000	100%	100%	9
Sunnyvale	80801268	801 Inverness Way	\$899,000	\$899,000	\$900,000	100%	100%	8
Sunnyvale	80801520	572 Gresham Avenue	\$624,888	\$588,888	\$568,000	91%	96%	5
Sunnyvale	80802001	1130 Shenandoah Drive	\$1,150,000	\$1,150,000	\$1,168,000	102%	102%	11
Sunnyvale	80802145	1408 Newfoundland Drive	\$1,368,000	\$1,368,000	\$1,408,000	103%	103%	7
Sunnyvale	80802156	1318 Dunnock Way	\$975,000	\$975,000	\$1,010,000	104%	104%	5
Sunnyvale	80802164	833 Revere Drive	\$898,000	\$898,000	\$950,000	106%	106%	7
Sunnyvale	80802248	731 Madrone Avenue	\$583,900	\$583,900	\$590,000	101%	101%	17
Sunnyvale	80802445	391 Sunset Avenue	\$794,000	\$794,000	\$820,000	103%	103%	6
Sunnyvale	80802574	1473 Mallard Way	\$988,000	\$988,000	\$1,020,000	103%	103%	10
Sunnyvale	80802834	1610 Kamsack Drive	\$989,000	\$989,000	\$1,030,000	104%	104%	13
Sunnyvale	80803244	306 Schroeder Street	\$649,000	\$649,000	\$649,000	103%	103%	8
Sunnyvale	80803632	1250 Pome Avenue	\$1,269,000	\$1,269,000	\$1,301,000	103%	103%	11
Sunnyvale	80803657	1614 Martin Avenue	\$938,000	\$938,000	\$975,000	104%	104%	8
Sunnyvale	80803831	361 Pescadero Terrace	\$925,000	\$925,000	\$948,000	102%	102%	9
Sunnyvale	80803887	1051 Bougainvillea Terrace	\$829,000	\$829,000	\$829,000	100%	100%	7
Sunnyvale	80805200	810 Mulberry Lane	\$895,000	\$895,000	\$923,000	103%	103%	10
Sunnyvale	80807177	873 Persimmon Avenue	\$949,000	\$949,000	\$939,888	99%	99%	43
Sunnyvale	80807925	1034 East Evelyn Avenue	\$665,000	\$665,000	\$701,000	105%	105%	8
Sunnyvale	80810383	544 Cashmere Court	\$870,000	\$870,000	\$870,000	100%	100%	1
Sunnyvale	80786740	1627 Kitchener Drive	\$1,249,000	\$1,249,000	\$1,240,000	99%	99%	9
			\$942,055	\$928,727	\$922,645	98%	99%	37

Townhouse/Condo (Comm Int Dev)

Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
Sunnyvale	80767203	602 San Conrado Terrace #00003	\$369,888	\$300,000	\$310,000	84%	103%	70
Sunnyvale	80768270	125 Connemara Way #00057	\$403,850	\$489,500	\$435,047	108%	89%	55
Sunnyvale	80770909	610 Arcadia Terrace #00303	\$528,000	\$508,000	\$475,000	90%	94%	97
Sunnyvale	80773154	1007 Bryant Way #0000K	\$655,000	\$635,000	\$600,000	92%	94%	64
Sunnyvale	80800070	212 East Red Oak Drive #A	\$399,000	\$350,000	\$350,000	88%	100%	82
Sunnyvale	80778736	612 Lakehaven Terrace	\$509,999	\$485,000	\$458,000	90%	94%	82
Sunnyvale	80779581	999 Evelyn Terrace #00021	\$390,000	\$375,000	\$350,000	90%	93%	66
Sunnyvale	80780512	990 La Mesa Terrace #0000H	\$725,000	\$680,000	\$675,000	93%	99%	35
Sunnyvale	80783153	979 Pinto Palm Terrace #00030	\$559,999	\$559,999	\$535,000	96%	96%	227
Sunnyvale	80783443	902 Sunrose Terrace #00102	\$529,000	\$505,000	\$500,000	95%	99%	49
Sunnyvale	80783698	1116 Lemans Terrace #00152	\$699,900	\$679,900	\$665,000	95%	98%	38
Sunnyvale	80783957	832 Azure Street	\$575,000	\$575,000	\$555,000	97%	97%	34

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Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
Sunnyvale	80784526	880 East Fremont Avenue #634	\$339,999	\$339,999	\$320,000	94%	94%	131
Sunnyvale	80785423	171 Brahms Way	\$588,888	\$588,888	\$583,000	99%	99%	29
Sunnyvale	80785511	1136 Le Mans Terrace #00162	\$675,000	\$675,000	\$650,000	96%	96%	26
Sunnyvale	80786500	880 East Fremont Avenue #505	\$564,999	\$564,999	\$559,000	99%	99%	22
Sunnyvale	80787338	1001 East Evelyn Terrace #139	\$385,900	\$385,900	\$385,900	100%	100%	22
Sunnyvale	80788525	125 Connemara Way #00168	\$520,000	\$520,000	\$510,000	98%	98%	14
Sunnyvale	80789360	1661 New Brunswick Avenue	\$759,900	\$759,900	\$759,900	100%	100%	10
Sunnyvale	80800328	618 North Garland Terrace	\$638,888	\$638,888	\$610,000	95%	95%	12
Sunnyvale	80800488	710 Russett Terrace	\$675,000	\$675,000	\$700,000	104%	104%	9
Sunnyvale	80800621	139 Holly Terrace	\$745,000	\$745,000	\$744,000	100%	100%	12
Sunnyvale	80802481	616 South Fair Oaks Avenue	\$479,000	\$479,000	\$480,000	100%	100%	185
Sunnyvale	80803437	1102 Lautrec Terrace	\$879,000	\$879,000	\$859,700	98%	98%	94
Sunnyvale	80803673	1001 East Evelyn Terrace #00130	\$384,950	\$384,950	\$384,950	100%	100%	6
			\$559,246	\$551,157	\$538,180	96%	98%	59