

Sold Price Analysis Report (May 03, 2010 to May 28, 2010)

Single Family Residential

Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
Santa Clara	80819550	181 Woodhams Road	\$719,000	\$570,000	\$515,000	72%	90%	234
Santa Clara	80833187	2533 Borax Drive	\$459,000	\$349,000	\$365,000	80%	105%	436
Santa Clara	80835236	4210 Ramshall Place	\$729,000	\$489,000	\$475,000	65%	97%	185
Santa Clara	80947938	2532 Amethyst Drive	\$349,000	\$375,000	\$375,000	107%	100%	210
Santa Clara	80956771	2105 Monroe Street	\$479,900	\$363,900	\$330,750	69%	91%	127
Santa Clara	81000361	763 Yale Lane	\$749,900	\$749,900	\$736,000	98%	98%	94
Santa Clara	81004277	1751 Benton Street	\$485,000	\$445,000	\$455,318	94%	102%	97
Santa Clara	81006110	1731 Oswald Place	\$728,000	\$668,000	\$650,000	89%	97%	70
Santa Clara	81006285	1703 Natalie Avenue	\$599,900	\$569,900	\$550,000	92%	97%	54
Santa Clara	81007155	2839 Barkley Avenue	\$649,000	\$649,000	\$640,000	99%	99%	42
Santa Clara	81007295	2904 Fresno Street	\$648,000	\$628,000	\$630,000	97%	100%	56
Santa Clara	81007464	2408 Moraine Drive	\$499,000	\$439,000	\$439,000	88%	100%	70
Santa Clara	81007904	717 Flannery Street	\$575,000	\$575,000	\$543,000	94%	94%	42
Santa Clara	81008182	2373 Klune Court	\$399,000	\$399,000	\$425,000	107%	107%	76
Santa Clara	81008335	3502 Gibson Avenue	\$928,000	\$898,000	\$865,000	93%	96%	25
Santa Clara	81010073	2181 Bowers Avenue	\$509,000	\$480,000	\$475,000	93%	99%	65
Santa Clara	81010228	849 Leith Avenue	\$525,000	\$525,000	\$468,000	89%	89%	29
Santa Clara	81010669	2230 Brown Avenue	\$446,800	\$446,800	\$475,000	106%	106%	25
Santa Clara	81010696	2299 Brown Avenue	\$548,888	\$548,888	\$515,000	94%	94%	17
Santa Clara	81011207	692 Robin Drive	\$480,000	\$480,000	\$520,000	108%	108%	5
Santa Clara	81011212	3365 Brookdale Drive	\$748,888	\$748,888	\$723,000	97%	97%	13
Santa Clara	81011247	2858 Chromite Drive	\$599,000	\$599,000	\$600,000	100%	100%	9
Santa Clara	81011368	854 Harrison Street	\$538,050	\$512,000	\$506,000	94%	99%	23
Santa Clara	81011478	2175 Esperanca Avenue	\$569,000	\$569,000	\$575,000	101%	101%	6
Santa Clara	81012269	4413 Watson Circle	\$749,000	\$749,000	\$730,000	97%	97%	23
Santa Clara	81012409	1195 Doyle Circle	\$1,000,000	\$1,000,000	\$1,000,000	100%	100%	37
Santa Clara	81012507	718 Pritchard Court	\$699,999	\$699,999	\$695,000	99%	99%	13
Santa Clara	81012781	675 Malarin Avenue	\$465,000	\$465,000	\$465,000	100%	100%	165
Santa Clara	81012793	688 Armanini Avenue	\$659,000	\$659,000	\$686,000	104%	104%	7
Santa Clara	81013555	1736 Harrison Street	\$569,000	\$569,000	\$555,000	98%	98%	8
Santa Clara	81013685	1163 Inverness Avenue	\$669,950	\$669,950	\$645,000	96%	96%	37
Santa Clara	81013843	2228 Cabrillo Avenue	\$519,950	\$519,950	\$525,000	101%	101%	13
Santa Clara	81013907	556 Woodstock Way	\$529,900	\$529,900	\$560,000	106%	106%	9
Santa Clara	81013983	2921 Mauricia Avenue	\$819,800	\$819,800	\$895,000	109%	109%	8
Santa Clara	81013987	2183 Hunter Place	\$699,000	\$699,000	\$711,000	102%	102%	8
Santa Clara	81014042	3478 Shafer Drive	\$648,895	\$648,895	\$650,000	100%	100%	24
Santa Clara	81015136	1701 Loveland Court	\$669,000	\$639,000	\$625,000	93%	98%	28
Santa Clara	81015311	192 Muir Avenue	\$868,000	\$868,000	\$889,000	102%	102%	9
Santa Clara	81015324	2418 Hart Avenue	\$529,950	\$529,950	\$571,000	108%	108%	14
Santa Clara	81015445	3457 Santa Barbara Avenue	\$549,000	\$549,000	\$540,000	98%	98%	61
Santa Clara	81015558	676 Flannery Street	\$439,000	\$439,000	\$475,000	108%	108%	8
Santa Clara	81015781	731 San Miguel Avenue	\$499,900	\$499,900	\$525,000	105%	105%	36
Santa Clara	81015836	3460 Fowler Avenue	\$650,000	\$650,000	\$660,000	102%	102%	4

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Single Family Residential

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Santa Clara	81016060	3332 Duke Court	\$698,000	\$698,000	\$675,000	97%	97%	10
Santa Clara	81016166	689 Woodhams Road	\$776,000	\$776,000	\$773,835	100%	100%	4
Santa Clara	81016474	3001 Mark Avenue	\$598,888	\$598,888	\$655,000	109%	109%	7
Santa Clara	81016502	2451 Austin Place	\$689,000	\$689,000	\$679,000	99%	99%	11
Santa Clara	81016577	987 Elizabeth Drive	\$776,000	\$776,000	\$755,000	97%	97%	17
Santa Clara	81016600	2312 Roosevelt Circle	\$599,000	\$599,000	\$609,000	102%	102%	8
Santa Clara	81016603	806 Main Street	\$500,000	\$500,000	\$525,000	105%	105%	12
Santa Clara	81016617	3065 Machado Avenue	\$580,000	\$580,000	\$580,000	100%	100%	10
Santa Clara	81017108	3394 Londonderry Drive	\$729,000	\$729,000	\$729,000	100%	100%	13
Santa Clara	81017139	3801 Hancock Drive	\$899,950	\$899,950	\$985,000	109%	109%	11
Santa Clara	81017334	3198 Agate Drive	\$425,000	\$425,000	\$430,000	101%	101%	9
Santa Clara	81017346	151 Brian Lane	\$765,000	\$765,000	\$751,000	98%	98%	13
Santa Clara	81017539	46 Rodonovan Drive	\$799,000	\$799,000	\$828,000	104%	104%	10
Santa Clara	81017784	2071 Madan Lane	\$799,000	\$799,000	\$799,000	100%	100%	12
Santa Clara	81018282	785 Jill Avenue	\$424,900	\$424,900	\$424,900	100%	100%	11
Santa Clara	81018369	2467 Homestead Road	\$847,000	\$847,000	\$900,000	106%	106%	15
Santa Clara	81018986	3360 Princeton Court	\$739,950	\$739,950	\$740,000	100%	100%	9
Santa Clara	81019109	2079 Larsen Place	\$625,000	\$625,000	\$646,000	103%	103%	8
Santa Clara	81019865	220 North Cypress Avenue	\$649,000	\$649,000	\$610,000	94%	94%	20
Santa Clara	81020359	586 Giannini Drive	\$798,000	\$798,000	\$820,000	103%	103%	13
Santa Clara	81020484	1933 Monroe Street	\$399,900	\$399,900	\$410,000	103%	103%	8
			\$629,895	\$615,613	\$618,403	98%	100%	43

Townhouse/Condo (Comm Int Dev)

Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
Santa Clara	80927768	980 Kiely Boulevard #107	\$162,900	\$170,000	\$180,000	110%	106%	174
Santa Clara	80932278	3901 Lick Mill Boulevard #138	\$279,900	\$300,000	\$305,000	109%	102%	218
Santa Clara	80940727	2287 Creek Bed Court	\$399,000	\$399,000	\$405,000	102%	102%	182
Santa Clara	80957158	1855 Palm View Place #118	\$349,000	\$349,000	\$359,000	103%	103%	9
Santa Clara	81003786	942 Kiely Boulevard #B	\$145,000	\$134,000	\$108,000	74%	81%	78
Santa Clara	81004654	3901 Lick Mill Boulevard #454	\$409,000	\$409,000	\$430,000	105%	105%	23
Santa Clara	81005200	980 Kiely Boulevard #220	\$195,500	\$169,900	\$169,900	87%	100%	53
Santa Clara	81006542	3901 Lick Mill Boulevard #210	\$280,000	\$280,000	\$290,000	104%	104%	12
Santa Clara	81008540	2571 Lancaster Court	\$433,985	\$433,985	\$435,000	100%	100%	33
Santa Clara	81011793	67 Cabot Avenue	\$969,000	\$969,000	\$950,000	98%	98%	43
Santa Clara	81012194	2565 Lancaster Court	\$429,000	\$429,000	\$429,000	100%	100%	10
Santa Clara	81012375	2201 Monroe Street #1007	\$249,900	\$249,900	\$274,100	110%	110%	32
Santa Clara	81012637	1400 Bowe Avenue #1407	\$399,900	\$399,900	\$370,000	93%	93%	30
Santa Clara	81012926	1690 Civic Center Drive #705	\$475,000	\$475,000	\$453,888	96%	96%	37
Santa Clara	81013039	2324 Falling Water Court	\$430,950	\$430,950	\$435,000	101%	101%	15
Santa Clara	81013137	837 Pomeroy Avenue #12	\$265,000	\$265,000	\$273,100	103%	103%	8
Santa Clara	81014917	2250 Monroe Street #249	\$329,900	\$329,900	\$320,000	97%	97%	9
Santa Clara	81015210	4298 Dry Bed Court	\$417,000	\$417,000	\$417,000	100%	100%	34

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Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
Santa Clara	81015475	1310 Karmen Court	\$585,000	\$585,000	\$588,000	101%	101%	9
Santa Clara	81016070	4035 Crandall Circle	\$689,000	\$689,000	\$690,000	100%	100%	11
Santa Clara	81016300	1037 Wood Duck Avenue	\$529,000	\$529,000	\$550,000	104%	104%	18
Santa Clara	81016811	2202 Saint Claire Court	\$485,000	\$449,000	\$449,000	93%	100%	27
Santa Clara	81016885	927 Visconti Place	\$629,000	\$629,000	\$619,000	98%	98%	14
Santa Clara	81018065	1400 Bowe Avenue #310	\$399,950	\$399,950	\$400,000	100%	100%	9
Santa Clara	81018574	2601 Cortez Drive #1102	\$359,000	\$359,000	\$355,000	99%	99%	19
Santa Clara	81019489	2969 Roma Court	\$499,000	\$499,000	\$495,000	99%	99%	6
			\$415,188	\$413,442	\$413,461	100%	100%	43