

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
Country Club	81006377	1538 Frontero Avenue	\$1,299,950	\$1,299,950	\$1,237,000	95%	95%	56
Country Club	81013038	1487 Country Club Drive	\$1,649,000	\$1,649,000	\$1,596,000	97%	97%	10
Highlands	81012845	1205 Arthur Court	\$1,198,000	\$1,198,000	\$1,180,000	98%	98%	20
Highlands	81013999	1931 Deodara Drive	\$1,928,000	\$1,928,000	\$1,904,000	99%	99%	41
Highlands	81018918	914 Regent Drive	\$1,500,000	\$1,500,000	\$1,650,000	110%	110%	3
North Los Altos	80938635	860 South El Monte Avenue	\$1,500,000	\$1,475,000	\$1,425,000	95%	97%	168
North Los Altos	80951316	54 Sylvian Way	\$3,295,000	\$2,895,000	\$2,700,000	82%	93%	178
North Los Altos	81012009	1043 Mercedes Avenue	\$1,299,000	\$1,299,000	\$1,350,000	104%	104%	10
North Los Altos	81012324	780 Los Altos Avenue	\$1,499,000	\$1,499,000	\$1,500,000	100%	100%	31
North Los Altos	81012384	15 North Gordon Way	\$2,149,000	\$2,149,000	\$2,161,000	101%	101%	10
North Los Altos	81012807	77 View Street	\$1,450,000	\$1,450,000	\$1,650,000	114%	114%	11
North Los Altos	81014046	829 Santa Rita Avenue	\$1,895,000	\$1,895,000	\$1,885,000	99%	99%	11
North Los Altos	81014117	156 North Avalon Drive	\$1,449,000	\$1,549,000	\$1,600,000	110%	103%	8
North Los Altos	81018208	107 West Portola Avenue	\$1,099,888	\$1,099,888	\$1,122,588	102%	102%	9
North Los Altos	81019610	446 Rinconada Court	\$1,729,000	\$1,729,000	\$1,800,000	104%	104%	8
South of El Monte	80945708	852 University Avenue	\$1,649,000	\$1,528,000	\$1,450,000	88%	95%	188
South of El Monte	80949304	637 Benvenue Avenue	\$3,188,000	\$2,988,000	\$2,750,000	86%	92%	162
South of El Monte	80957396	653 Arboleda Drive	\$2,249,000	\$2,195,000	\$2,090,000	93%	95%	112
South of El Monte	81008195	851 Carnation Court	\$1,495,000	\$1,495,000	\$1,500,000	100%	100%	31
South of El Monte	81010491	1927 Newcastle Drive	\$1,380,000	\$1,345,000	\$1,290,350	94%	96%	39
South of El Monte	81010674	1120 Portland Avenue	\$929,000	\$929,000	\$921,000	99%	99%	22
South of El Monte	81011299	2070 Fallen Leaf Lane	\$1,449,000	\$1,449,000	\$1,400,000	97%	97%	56
South of El Monte	81011881	1320 Carvo Court	\$2,198,000	\$2,198,000	\$2,005,000	91%	91%	22
South of El Monte	81012908	940 Covington Court	\$1,299,000	\$1,299,000	\$1,350,000	104%	104%	7
South of El Monte	81014078	1634 Fallen Leaf Lane	\$1,298,000	\$1,298,000	\$1,175,000	91%	91%	31
South of El Monte	81014198	1095 Riverside Drive	\$1,950,000	\$1,950,000	\$1,900,000	97%	97%	8
South of El Monte	81016697	1208 Green Oak Lane	\$1,895,000	\$1,895,000	\$1,860,000	98%	98%	33
South of El Monte	81016703	1074 South Springer Road	\$1,325,000	\$1,325,000	\$1,305,000	98%	98%	29
South of El Monte	81018266	654 Camellia Way	\$1,679,000	\$1,679,000	\$1,870,000	111%	111%	7
South of El Monte	81020864	2030 Louise Lane	\$1,299,950	\$1,299,950	\$1,320,000	102%	102%	7
			\$1,674,093	\$1,649,593	\$1,631,565	97%	99%	44

Townhouse/Condo (Comm Int Dev)

Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
North Los Altos	80935974	545 Lassen Street	\$920,000	\$798,000	\$800,000	87%	100%	263
North Los Altos	80951026	124 2Nd Street #9	\$1,299,950	\$1,209,950	\$1,175,000	90%	97%	119
North Los Altos	81002497	4388 El Camino Real #99	\$899,880	\$899,880	\$850,000	94%	94%	5
North Los Altos	81014238	6 Los Altos Square	\$850,000	\$850,000	\$800,000	94%	94%	23
			\$992,458	\$939,458	\$906,250	91%	96%	103