

Sold Price Analysis Report (November 01, 2008 to November 28, 2008)

Single Family Residential

Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
Sunnyvale	80813043	390 Cypress Avenue	\$760,000	\$699,000	\$650,000	86%	93%	132
Sunnyvale	80816763	855 Birch Avenue	\$599,000	\$535,000	\$520,000	87%	97%	114
Sunnyvale	80823030	990 Lakewood Drive	\$535,000	\$500,000	\$420,000	79%	84%	80
Sunnyvale	80831205	1113 Fairwood Avenue	\$514,900	\$514,900	\$520,000	101%	101%	9
Sunnyvale	80831351	1398 South Bernardo Avenue	\$889,800	\$889,800	\$848,000	95%	95%	10
Sunnyvale	80832357	762 Chopin Drive	\$1,028,888	\$998,000	\$930,000	90%	93%	73
Sunnyvale	80832672	706 Lakefair Drive	\$459,900	\$459,900	\$460,000	100%	100%	24
Sunnyvale	80833056	578 Dublin Way	\$1,058,000	\$1,058,000	\$971,000	92%	92%	54
Sunnyvale	80834139	910 Fairwood Avenue	\$429,000	\$429,000	\$439,000	102%	102%	10
Sunnyvale	80835047	555 Pine Avenue	\$500,000	\$500,000	\$465,000	93%	93%	33
Sunnyvale	80835848	1171 Kelsey Drive	\$1,080,000	\$1,080,000	\$1,125,000	104%	104%	10
Sunnyvale	80836968	960 Marion Way	\$699,000	\$699,000	\$610,000	87%	87%	20
Sunnyvale	80837205	851 Radcliff Way	\$1,200,000	\$1,200,000	\$1,150,000	96%	96%	22
Sunnyvale	80837216	1118 Lafayette Drive	\$799,500	\$799,500	\$770,000	96%	96%	8
Sunnyvale	80837251	1687 Kitchener Drive	\$998,000	\$998,000	\$998,000	100%	100%	21
Sunnyvale	80838296	686 Borregas	\$429,000	\$429,000	\$398,000	93%	93%	109
Sunnyvale	80838378	1250 Tucson Avenue	\$430,000	\$430,000	\$440,000	102%	102%	17
Sunnyvale	80838441	839 Lori Avenue	\$549,900	\$549,900	\$565,000	103%	103%	7
Sunnyvale	80838659	1185 West Mckinley Avenue	\$838,000	\$838,000	\$810,000	97%	97%	51
Sunnyvale	80839250	1242 Manzano Way	\$535,000	\$535,000	\$531,000	99%	99%	17
Sunnyvale	80839378	525 Fern Ridge Court	\$875,000	\$876,000	\$858,000	98%	98%	19
Sunnyvale	80839743	713 Santa Rita Street	\$544,900	\$544,900	\$538,000	99%	99%	10
Sunnyvale	80839766	729 West Washington Avenue	\$524,900	\$524,900	\$525,000	100%	100%	25
Sunnyvale	80839818	113 Waverly Street	\$649,900	\$649,900	\$650,000	100%	100%	17
Sunnyvale	80841806	617 Borregas Avenue	\$482,900	\$482,900	\$482,900	100%	100%	11
Sunnyvale	80842629	1548 Blackhawk Drive	\$998,000	\$998,000	\$1,011,500	101%	101%	48
Sunnyvale	80833906	767 Ajax Drive	\$898,000	\$898,000	\$890,000	99%	99%	19
			\$715,055	\$708,022	\$687,978	96%	97%	36

Townhouse/Condo (Comm Int Dev)

Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
Sunnyvale	80774228	781 North Fair Oaks Avenue #00003	\$469,000	\$350,000	\$330,000	70%	94%	189
Sunnyvale	80820450	242 Peppermint Tree Terrace #2	\$650,983	\$643,113	\$618,158	95%	96%	85
Sunnyvale	80824726	791 North Fair Oaks Avenue #3	\$319,900	\$319,900	\$310,000	97%	97%	112
Sunnyvale	80829280	701 San Conrado Terrace #3	\$319,900	\$319,900	\$309,500	97%	97%	15
Sunnyvale	80831300	1134 Lemans Terrace	\$648,000	\$625,000	\$610,000	94%	98%	35
Sunnyvale	80836895	1024 Michelangelo Drive	\$619,000	\$619,000	\$625,000	101%	101%	13
Sunnyvale	80839827	129 Crescent Avenue	\$539,000	\$539,000	\$530,000	98%	98%	34
			\$509,398	\$487,988	\$476,094	93%	98%	69