

Sold Price Analysis Report (June 01, 2007 to June 29, 2007)

Res. Apt/Condo/Loft/Co-Op/TIC

Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
College	ML80729429	2585 Park Boulevard #Z204	\$750,000	\$699,000	\$730,000	97%	104%	6
Downtown Palo Alto	ML80720348	325 Channing Avenue #117	\$1,595,000	\$1,595,000	\$1,550,000	97%	97%	29
Downtown Palo Alto	ML80723008	360 Everett Avenue #6A	\$2,100,000	\$1,995,000	\$1,965,000	94%	98%	24
Downtown Palo Alto	ML80729396	913 Cowper Street	\$925,000	\$925,000	\$1,100,000	119%	119%	8
South Palo Alto	ML80710390	2452 W Bayshore Road #00003	\$589,000	\$589,000	\$580,000	98%	98%	69
South Palo Alto	ML80723416	3909 Middlefield Road #D	\$579,000	\$579,000	\$575,000	99%	99%	16
South Palo Alto	ML80726784	2458 W Bayshore Road #00010	\$449,950	\$449,950	\$465,000	103%	103%	14
West of U.S. 101	ML80719468	453 E Okeefe Street #00207	\$438,888	\$438,888	\$432,000	98%	98%	21
West of U.S. 101	ML80719759	480 E Okeefe Street #313	\$268,000	\$268,000	\$261,000	97%	97%	46
West of U.S. 101	ML80723978	480 E Okeefe Street #209	\$274,000	\$274,000	\$272,000	99%	99%	32
Woodland / Newell Area	ML80711390	1982 W Bayshore Road #116	\$549,000	\$549,000	\$540,000	98%	98%	209
			\$774,349	\$760,167	\$770,000	99%	101%	43

Res. Single Family

Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
Barron Park	ML80723408	3808 Laguna Avenue	\$2,195,000	\$2,195,000	\$2,390,000	109%	109%	7
Barron Park	ML80724800	700 Chimalus Drive	\$1,049,000	\$1,049,000	\$1,173,000	112%	112%	10
Barron Park	ML80725044	520 Barron Avenue	\$898,000	\$898,000	\$950,000	106%	106%	7
Barron Park	ML80725832	3560 Whitsell Avenue	\$1,699,000	\$1,699,000	\$1,775,000	104%	104%	9
Barron Park	ML80726688	3707 La Calle Court	\$3,395,000	\$3,395,000	\$3,410,000	100%	100%	9
Barron Park	ML80728943	754 Josina Avenue	\$1,395,000	\$1,395,000	\$1,715,000	123%	123%	15
Barron Park	ML80729133	736 Barron Avenue	\$2,150,000	\$2,150,000	\$2,400,000	112%	112%	8
Barron Park	ML80730309	777 Kendall Avenue	\$1,295,000	\$1,295,000	\$1,600,000	124%	124%	9
College	ML80716425	2139 Wellesley Street	\$740,000	\$740,000	\$753,000	102%	102%	13
College	ML80720309	2130 Bowdoin Street	\$689,000	\$689,000	\$723,000	105%	105%	9
College	ML80723439	2136 Bowdoin Street	\$729,000	\$829,000	\$808,000	111%	97%	39
College	ML80725132	202 Sequoia Avenue	\$1,699,000	\$1,699,000	\$2,022,222	119%	119%	12
College	ML80729221	1633 Portola Avenue	\$1,349,000	\$1,349,000	\$1,435,000	106%	106%	9
College	ML80729466	371 College Avenue	\$989,000	\$989,000	\$1,300,000	131%	131%	8
Community Center	ML80719827	1005 Parkinson Avenue	\$1,600,000	\$1,600,000	\$1,650,500	103%	103%	26
Community Center	ML80721662	754 Homer Avenue	\$936,000	\$899,000	\$897,000	96%	100%	27
Community Center	ML80723303	1030 Hamilton Avenue	\$3,450,000	\$3,250,000	\$3,050,000	88%	94%	30
Community Center	ML80724932	1118 Guinda Street	\$2,199,000	\$2,095,000	\$2,095,000	95%	100%	14
Crescent Park	ML80671208	420 Maple Street	\$7,000,000	\$7,000,000	\$6,590,000	94%	94%	124
Crescent Park	ML80714677	750 Ashby Drive	\$2,295,000	\$2,295,000	\$2,150,000	94%	94%	55
Crescent Park	ML80724735	1436 Hamilton Avenue	\$2,295,000	\$2,295,000	\$2,400,514	105%	105%	15
Crescent Park	ML80736128	1479 Kings Lane	\$1,200,000	\$1,200,000	\$1,425,000	119%	119%	2
Downtown Palo Alto	ML80731197	134 Tasso Street	\$1,550,000	\$1,550,000	\$1,761,000	114%	114%	8
East of U.S. 101 East Palo Alto	ML80525098	2724 Xavier Street	\$1,050,000	\$950,000	\$820,000	78%	86%	344
East of U.S. 101 East Palo Alto	ML80667533	1729 Tulane Avenue	\$675,000	\$619,000	\$615,000	91%	99%	190
East of U.S. 101 East Palo Alto	ML80707278	2227 Poplar Avenue	\$694,000	\$670,000	\$690,000	99%	103%	67
East of U.S. 101 East Palo Alto	ML80708503	2663 Fordham Street	\$559,900	\$539,900	\$539,900	96%	100%	113
East of U.S. 101 East Palo Alto	ML80710713	2653 Fordham Street	\$580,000	\$534,900	\$535,000	92%	100%	53

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East of U.S. 101 East Palo Alto	ML80710810	1047 Albern Street	\$629,995	\$660,000	\$660,000	105%	100%	5
East of U.S. 101 East Palo Alto	ML80711068	2112 Lincoln Street	\$599,000	\$599,000	\$599,000	100%	100%	408
East of U.S. 101 East Palo Alto	ML80711430	959 Beech Street	\$679,000	\$629,000	\$650,000	96%	103%	75
East of U.S. 101 East Palo Alto	ML80713609	1104 Sage Street	\$649,000	\$649,000	\$650,000	100%	100%	60
East of U.S. 101 East Palo Alto	ML80716906	120 Grace Avenue	\$599,000	\$599,000	\$599,000	100%	100%	41
East of U.S. 101 East Palo Alto	ML80723596	908 Tinsley Street	\$739,000	\$739,000	\$747,200	101%	101%	4
East of U.S. 101 East Palo Alto	ML80724105	2551 Gloria Way	\$650,000	\$499,900	\$489,000	75%	98%	28
Green Gables	ML80723287	806 Seale Avenue	\$3,500,000	\$3,500,000	\$3,412,500	98%	98%	19
Green Gables	ML80723462	185 Lois Lane	\$1,749,000	\$1,749,000	\$1,750,000	100%	100%	8
Green Gables	ML80726313	2388 Louis Road	\$1,298,000	\$1,388,000	\$1,350,000	104%	97%	28
Green Gables	ML80731167	1797 Channing Avenue	\$1,495,000	\$1,495,000	\$1,495,000	100%	100%	9
Midtown	ML80721836	568 Saint Claire Drive	\$1,898,000	\$1,898,000	\$1,980,000	104%	104%	32
Midtown	ML80724262	772 Rosewood Drive	\$1,849,000	\$1,849,000	\$1,910,000	103%	103%	10
Midtown	ML80724497	2820 Ross Road	\$988,000	\$988,000	\$1,130,000	114%	114%	9
Midtown	ML80725065	235 El Carmelo Avenue	\$1,449,000	\$1,449,000	\$1,511,000	104%	104%	20
Midtown	ML80726460	723 Coastland Drive	\$1,298,000	\$1,298,000	\$1,381,060	106%	106%	7
Midtown	ML80728901	3019 Price Court	\$1,098,000	\$1,098,000	\$1,400,000	128%	128%	9
Midtown	ML80729472	2410 Bryant Street	\$1,098,000	\$1,098,000	\$1,200,000	109%	109%	8
Midtown	ML80731203	3375 South Court	\$2,795,000	\$2,795,000	\$2,780,000	99%	99%	13
Old Palo Alto	ML80704761	550 Churchill Avenue	\$3,698,000	\$2,698,000	\$2,500,000	68%	93%	102
Old Palo Alto	ML80723419	2051 Emerson Street	\$5,498,000	\$5,498,000	\$5,200,000	95%	95%	9
Old Palo Alto	ML80726620	2150 High Street	\$1,195,000	\$1,195,000	\$1,200,000	100%	100%	8
Old Palo Alto	ML80727356	115 Santa Rita Avenue	\$949,999	\$949,999	\$953,999	100%	100%	12
Palo Alto Hills	ML80726785	4180 Manuela Avenue	\$3,295,000	\$3,295,000	\$3,150,000	96%	96%	18
South Palo Alto	ML80718802	30 Roosevelt Circle	\$895,000	\$895,000	\$935,000	104%	104%	6
South Palo Alto	ML80718841	4195 Park Boulevard	\$899,000	\$899,000	\$940,000	105%	105%	16
South Palo Alto	ML80723460	711 Holly Oak Drive	\$1,449,000	\$1,449,000	\$1,630,000	112%	112%	14
South Palo Alto	ML80723472	846 Warren Way	\$1,250,000	\$1,250,000	\$1,425,000	114%	114%	6
South Palo Alto	ML80724923	966 Amarillo Avenue	\$1,249,000	\$1,249,000	\$1,360,000	109%	109%	7
South Palo Alto	ML80725091	4033 Middlefield Road	\$898,000	\$898,000	\$983,888	110%	110%	8
South Palo Alto	ML80726543	3872 Duncan Place	\$1,199,000	\$1,199,000	\$1,430,000	119%	119%	8
South Palo Alto	ML80726749	3211 Ross Road	\$1,298,000	\$1,398,000	\$1,350,000	104%	97%	23
South Palo Alto	ML80726778	3679 Evergreen Drive	\$1,395,000	\$1,395,000	\$1,676,000	120%	120%	7
South Palo Alto	ML80726791	4242 Newberry Court	\$895,000	\$895,000	\$985,000	110%	110%	8
South Palo Alto	ML80729468	3821 Nathan Way	\$1,295,000	\$1,295,000	\$1,425,000	110%	110%	7
South Palo Alto	ML80729513	3540 Louis Road	\$995,000	\$995,000	\$1,360,000	137%	137%	9
South Palo Alto	ML80729531	912 Dennis Drive	\$899,000	\$899,000	\$1,180,000	131%	131%	8
South Palo Alto	ML80732227	292 Whitclem Drive	\$998,888	\$1,025,000	\$1,175,000	118%	115%	8
Stanford	ML80711622	737 Mayfield Avenue	\$1,700,000	\$1,700,000	\$1,650,000	97%	97%	67
Stanford	ML80717048	793 Mayfield Avenue	\$1,495,000	\$1,575,000	\$1,650,000	110%	105%	33
Ventura	ML80659238	3455 Park Boulevard	\$850,000	\$830,000	\$875,000	103%	105%	142
Ventura	ML80729390	4042 2Nd Street	\$959,000	\$959,000	\$1,130,000	118%	118%	10
West of U.S. 101	ML80716317	2085 Addison Avenue	\$796,000	\$796,000	\$786,000	99%	99%	36

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Woodland / Newell Area	ML80719572	930 Oconnor Street	\$680,000	\$700,000	\$695,000	102%	99%	43
			\$1,502,025	\$1,483,135	\$1,541,830	103%	104%	37

Res. Townhouse

Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
College	ML80716645	554 Cambridge Avenue	\$525,000	\$499,000	\$487,000	93%	98%	51
Midtown	ML80726752	773 Loma Verde Avenue #0000A	\$825,000	\$825,000	\$950,500	115%	115%	9
Old Palo Alto	ML80723366	1747 Alma Street	\$899,000	\$899,000	\$850,000	95%	95%	36
South Palo Alto	ML80714401	1070 Colorado Avenue	\$749,000	\$725,000	\$725,000	97%	100%	49
South Palo Alto	ML80728151	1074 Colorado Place	\$750,000	\$750,000	\$728,151	97%	97%	7
Ventura	ML80729445	430 Jacobs Court	\$899,000	\$899,000	\$963,000	107%	107%	9
			\$774,500	\$766,167	\$783,942	101%	102%	27