

Sold Price Analysis Report (October 02, 2008 to October 31, 2008)

Single Family Residential

Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
Cupertino	80701195	10260 Orange Avenue	\$1,089,000	\$1,098,000	\$1,004,800	92%	92%	591
Cupertino	80808721	10729 Santa Lucia Road	\$2,294,999	\$1,998,000	\$1,750,000	76%	88%	107
Cupertino	80820275	803 Candlewood Drive	\$1,128,000	\$998,888	\$995,000	88%	100%	57
Cupertino	80823309	885 Betlin Avenue	\$1,098,888	\$1,049,800	\$1,035,000	94%	99%	42
Cupertino	80828362	1054 Colony Hills Lane	\$1,389,980	\$1,239,890	\$1,288,880	93%	104%	33
Cupertino	80828778	22446 Linda Ann Court	\$1,398,800	\$1,398,800	\$1,325,000	95%	95%	202
Cupertino	80828833	10042 Byrne Avenue	\$998,000	\$998,000	\$975,000	98%	98%	15
Cupertino	80829203	19915 Price Avenue	\$1,498,000	\$1,188,000	\$1,120,500	75%	94%	50
Cupertino	80829219	10411 Lansdale Avenue	\$1,088,888	\$1,088,888	\$1,150,000	106%	106%	41
Cupertino	80829480	18690 Newsom Avenue	\$778,800	\$758,888	\$740,000	95%	98%	32
Cupertino	80830638	1109 Milky Way	\$1,388,888	\$1,388,888	\$1,400,000	101%	101%	9
Cupertino	80831484	838 Betlin Avenue	\$979,800	\$979,800	\$1,011,000	103%	103%	10
Cupertino	80832836	10285 Dempster Avenue	\$1,495,000	\$1,495,000	\$1,480,000	99%	99%	25
Cupertino	80833073	10740 Brookwell Drive	\$985,000	\$985,000	\$998,000	101%	101%	10
Cupertino	80835023	10045 Byrne Avenue	\$1,288,888	\$1,288,888	\$1,330,000	103%	103%	6
Cupertino	80837644	7465 Dumas Drive	\$1,149,800	\$1,149,800	\$1,142,000	99%	99%	8
			\$1,253,171	\$1,194,033	\$1,171,574	93%	98%	77

Townhouse/Condo (Comm Int Dev)

Area	MLS #	Address	Org Price	List Price	Sold Price	Sold\$/Org\$	Sold\$/List\$	DOM
Cupertino	80821130	10280 Park Green Lane #846	\$1,048,000	\$1,048,000	\$1,045,000	100%	100%	66
Cupertino	80824728	20128 Stevens Creek Boulevard #201	\$582,000	\$582,000	\$560,000	96%	96%	38
Cupertino	80825666	10210 Nile Drive	\$649,000	\$638,888	\$625,000	96%	98%	60
Cupertino	80827421	10843 Northoak Square	\$638,000	\$638,000	\$615,000	96%	96%	105
Cupertino	80829023	11019 Northshore Square	\$638,000	\$637,000	\$616,000	97%	97%	26
Cupertino	80830013	19999 Stevens Creek Boulevard #210	\$570,000	\$570,000	\$543,500	95%	95%	30
Cupertino	80831468	10951 Lucky Oak Street	\$588,000	\$588,000	\$645,000	110%	110%	10
Cupertino	80831863	10405 Mary Avenue	\$658,888	\$665,000	\$665,000	101%	100%	26
Cupertino	80834601	20500 Town Center Lane #165	\$680,000	\$680,000	\$665,000	98%	98%	12
Cupertino	80835638	20488 Stevens Creek Boulevard #170	\$675,000	\$675,000	\$675,000	100%	100%	6
Cupertino	80830297	22968 Cricket Hill Road	\$888,885	\$888,885	\$859,000	97%	97%	86
			\$692,343	\$691,888	\$683,045	99%	99%	42