

## CMA Report

Sorted by Area (asc), Price (asc)

Listings as of 09/07/09 at 3:51am

Page 1

**RESIDENTIAL**

**PENDING Properties**

Address	City	Map	Bd	Bth	SqFt	LotSz	Year	Date	\$/SqFt	DOM/CDOM	Orig Price	List Price
4885 La Roda Ave	Eagle Rock	565, B6	2	1	840	4060sf	1925	08/28/09	500.00	193/0	400,000	420,000
1357 Upton Pl	Los Angeles	565, C5	2	2	1,216	5526sf	1950	09/01/09	349.51	29/29	425,000	425,000
4007 Barrett Rd	Los Angeles	595, F5	4	3	1,420	7070sf	1988	07/20/09	238.73	7/0	339,000	339,000
2236 W Avenue 33	Los Angeles	594, H3	4	1	1,432	18830sf	1921	08/31/09	266.20	24/0	381,200	381,200
2605 W Avenue 34	Los Angeles	594, H2	3	1	1,028	5240sf	1921	09/04/09	427.04	116/116	439,000	439,000
241 S Avenue 57 #133	Los Angeles	595, C3	2	2	927		1962	09/04/09	150.92	74/0	194,900	139,900
6164 Ruby Pl	Los Angeles	595, D1	2	1	1,112	5140sf	1924	07/30/09	164.75	6/0	183,200	183,200
6216 Echo St	Los Angeles	595, D2	2	1	860	4800sf	1911	09/01/09	288.26	6/0	247,900	247,900
1817 N Avenue 53	Los Angeles	565, B7	4	2	1,044	12500sf	1921	09/02/09	335.15	48/48	349,900	349,900
5145 San Rafael Ave	Los Angeles	595, B2	3	4	2,528	4786sf	2005	09/04/09	163.77	33/33	417,000	414,000
908 N Avenue 65	Los Angeles	595, B2	2	1	936	6460sf	1924	09/03/09	469.02	127/127	499,000	439,000
727 N Avenue 50	Highland Park	595, B2	4	3	2,966	7187sf	2004	09/03/09	148.31	14/0	439,900	439,900
4130 Van Horne	Los Angeles	595, F5	5	2	2,176	7020sf	1926	08/30/09	149.31	48/0	324,900	324,900
3508 Loma Lada Dr	Los Angeles	594, H3	1	2	1,232	5380sf	1926	09/02/09	288.15	0/0	355,000	355,000
4877 Ruth	Los Angeles	565, C6	3	2	1,161	5445sf	1923	08/29/09	313.95	31/0	364,500	364,500
4280 Via Arbolada #207	Los Angeles	595, D4	1	1	990		1986	09/01/09	245.35	130/0	164,900	242,900
805 Temple Ter #309	Los Angeles	595, D4	2	2	945	8.840ac	1980	09/04/09	316.40	30/30	299,000	299,000
4201 Via Marisol #237	Los Angeles	595, D4	2	2	1,348	4.962ac	1987	09/01/09	308.53	14/14	425,000	415,900
5442 Ebay Ave	Los Angeles	595, D4	2	1	900	7936sf	1945	09/04/09	134.72	80/0	195,000	121,250
3726 Richardson Dr	Los Angeles	594, H3	2	1	954	4810sf	1950	09/03/09	202.31	17/0	203,000	193,000
1012 Terrace 49	Los Angeles	595, A2	2	1	712	3126sf	1921	09/01/09	280.76	6/6	199,900	199,900
707 San Pascual Ave	Los Angeles	595, F1	2	1	952	6300sf	1918	08/31/09	262.50	73/0	249,900	249,900
4804 Glenalbyn Dr	Los Angeles	595, A4	2	1	959	3750sf	1933	08/26/09	395.20	36/0	399,500	379,000
5928 Meridian St	Los Angeles	595, D1	2	1	998	3397sf	1923	09/02/09	379.76	9/0	379,000	379,000
1769 Sunny Heights Dr	Los Angeles	594, J3	5	3	2,261	8561sf	1965	09/01/09	218.84	18/0	494,800	494,800
3733 Cazador St	Los Angeles	594, J3	3	2	1,200	5175sf	1976	08/31/09	333.25	13/0	399,900	399,900
4241 Raynol St	Los Angeles	595, C6	2	2	774	3833sf	1926	08/31/09	127.59	69/0	103,950	98,753
316 N Avenue 54	Los Angeles	595, C2	3	3	1,737	5074sf	1913	09/01/09	132.41	75/0	318,000	230,000
<b>Listing Count</b> 28		<b>Averages</b>			1,272				271.10	47/14	328,295	320,204
					<b>High</b> 494,800				<b>Low</b> 98,753		<b>Median</b> 352,450	

Presented By: Cheryl Johnson Lic: 00843761 / Bob Taylor Properties Inc.Lic:

Featured properties may not be listed by the office/agent presenting this brochure.

(RAP04 -0)

Information is provided as a courtesy by the i-Tech MLS, has not been verified, is not guaranteed, and is subject to change. The method and manner of calculating Days On Market (DOM) may not reflect the total number of days a property has been made available for sale.

Copyright ©2009 Rapattoni Corporation. All rights reserved.

## CMA Report

Listings as of 09/07/09 at 3:51am

Page 2

**RESIDENTIAL INCOME**

**PENDING Properties**

Address	City	Map	Bd	Bth	SqFt	LotSz	Year	Date	#/Units	\$/SqFt	DOM/CDOM	Orig Price	List Price
5746 Aldama St	Los Angeles	595, C2	0	0	0	7927sf	1909	09/02/09	3	0.00	239/239	439,000	379,000
2129 Hancock St	Los Angeles	635, B1	0	0	0	4399sf	1923	09/01/09	2	0.00	10/10	329,000	329,000
2762 Estara Ave	Los Angeles	594, G2	0	0	1,976	7492sf	1949	09/04/09	4	163.41	259/259	349,900	322,900
<b>Listing Count</b> 3		<b>Averages</b>			1,976					163.41	169/169	372,633	343,633
					<b>High</b> 379,000				<b>Low</b> 322,900			<b>Median</b> 329,000	
<b>Report Count</b> 31		<b>Report Averages</b>			1,296					267.38	59/29	332,585	322,471

*Presented By: Cheryl Johnson Lic: 00843761 / Bob Taylor Properties Inc.Lic:*

Featured properties may not be listed by the office/agent presenting this brochure.

(RAP04 -0)

Information is provided as a courtesy by the i-Tech MLS, has not been verified, is not guaranteed, and is subject to change. The method and manner of calculating Days On Market (DOM) may not reflect the total number of days a property has been made available for sale.

Copyright ©2009 Rapattoni Corporation. All rights reserved.