

CMA Report

Sorted by Area (asc), Price (asc)

Listings as of 12/21/09 at 3:51am

Page 1

RESIDENTIAL

PENDING Properties

Address	City	Map	Bd	Bth	SqFt	LotSz	Year	Date	\$/SqFt	DOM	Orig Price	List Price
1944 Isabel St	Los Angeles	594, H4	3 2	(1 1 0 0)	1,020	3280sf	1922	12/17/09	224.51	8	229,000	229,000
6100 Roy St	Los Angeles	595, D1	2 1	(1 0 0 0)	1,016	4920sf	1922	12/03/09	182.09	31	185,000	185,000
1343 Neola St	Eagle Rock	565, C6	2 2	(2 0 0 0)	848	2030sf	1933	12/14/09	282.90	89	239,900	239,900
4867 Wiota St	Los Angeles	565, C1	2 1	(1 0 0 0)	796	6496sf	1948	12/13/09	425.88	4	339,000	339,000
3216 McCarthy Dr	Los Angeles	564, H7	2 1	(1 0 0 0)	1,188	7920sf	1936	12/17/09	379.55	14	450,900	450,900
4933 O Sullivan Dr	Los Angeles	635, E1	4 1	(1 0 0 0)	1,049	8494sf	1929	12/15/09	170.54	37	158,900	178,900
2948 W Avenue 34	Los Angeles	594, G2	3 3	(3 0 0 0)	1,424	5208sf	1940	12/14/09	200.14	95	470,000	285,000
3159 Carlyle St	Glassell Park	594, H3	3 2	(2 0 0 0)	1,385	7500sf	1923	12/15/09	257.33	54	356,400	356,400
3789 Cazador St	Los Angeles	594, J2	3 2	(0 0 0 0)	0	4626sf	1964	11/12/09	0.00	106	575,000	575,000
5415 Monterey Rd	Los Angeles	595, D4	2 1	(0 0 0 0)	756	4795sf	1907	12/18/09	280.42	232	239,888	212,000
917 N Avenue 52	Highland Park	595, B2	2 1	(1 0 0 0)	972	8740sf	1922	12/19/09	256.17	4	249,000	249,000
1409 Nolden St	Los Angeles	565, C7	0 0	(0 0 0 0)	0	2487sf	1924	12/14/09	0.00	14	299,000	299,000
401 San Pascual Ave	Los Angeles	595, E2	4 3	(2 1 0 0)	1,636	4382sf	1922	12/16/09	280.81	57	459,500	459,401
5612 Meridian St	Los Angeles	595, C1	1 1	(1 0 0 0)	728	2100sf	1940	11/19/09	206.04	13	139,900	150,000
5841 Arroyo Dr	Los Angeles	595, D3	2 2	(2 0 0 0)	804	5567sf	1947	12/17/09	230.10	14	185,000	185,000
4031 Van Horne Ave	Los Angeles	595, F5	4 2	(2 0 0 0)	1,517	6700sf	1938	12/18/09	197.10	27	305,000	299,000
3036 Palmer Dr	Los Angeles	564, H6	3 2	(2 0 0 0)	2,010	6460sf	1938	12/15/09	221.39	14	445,000	445,000
3029 Johnston St	Los Angeles	595, A7	2 1	(0 0 0 0)	668	5706sf	1921	12/14/09	104.64	83	119,900	69,900
476 Museum Dr	Los Angeles	595, A3	2 1	(1 0 0 0)	592	5395sf	1925	12/03/09	444.26	38	199,000	263,000
637 N Cross Ave	Los Angeles	595, A3	2 3	(2 0 1 0)	1,400	3600sf	2009	11/23/09	353.57	10	495,000	495,000
3424 Pueblo Ave #3	Los Angeles	595, E6	2 1	(1 0 0 0)	800	1319sf	1981	12/14/09	206.25	25	165,000	165,000
360 W Avenue 26 #445	Los Angeles	594, J7	2 2	(2 0 0 0)	990	69569sf	2006	12/16/09	196.97	21	195,000	195,000
821 Chestnut Ave	Los Angeles	595, F1	3 2	(2 0 0 0)	1,055	6000sf	1947	12/07/09	220.05	9	232,155	232,155
Listing Count 23		Averages			1,079				253.37	43	292,715	285,111
					High 575,000				Low 69,900		Median 249,000	

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 12/21/09 at 3:51am

Page 2

RESIDENTIAL INCOME

PENDING Properties

Address	City	Map	Bd	Bth	SqFt	LotSz	Year	Date	#/Units	\$/SqFt	DOM	Orig Price	List Price
2435 Hancock St	Los Angeles	595, A7	00	(0 0 0 0)	1,660	9888sf	1898	12/14/09	0	162.65	12	270,000	270,000
2105 Barclay St	Los Angeles	594, H6	00	(0 0 0 0)	768	5009sf	1949	12/20/09	3	351.30	9	269,800	269,800
5516 Media Dr	Los Angeles	595, C3	53	(3 0 0 0)	1,848	5968sf	1910	12/14/09	1	127.11	138	298,800	234,900
914 N Avenue 49	Los Angeles	595, A2	42	(2 0 0 0)	1,616	5930sf	1960	12/15/09	1	185.58	44	349,900	299,900
6236 Arroyo Glen St	Los Angeles	595, D2	00	(0 0 0 0)	3,034	4748sf	1952	12/16/09	4	135.10	218	509,900	409,900
2129 Lincoln Park Ave	Lincoln Heigh	635, B1	00	(0 0 0 0)	0	6490sf	1959	12/13/09	2	0.00	49	250,000	250,000
Listing Count 6		Averages			1,785					192.35	78	324,733	289,083
				High	409,900			Low	234,900			Median	269,900
Report Count 29		Report Averages			1,215					241.63	51	299,339	285,933

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.