

CMA Report

Sorted by Area (asc), Price (asc)

Listings as of 12/28/09 at 3:54am

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RESIDENTIAL

PENDING Properties

Address	City	Map	Bd	Bth	SqFt	LotSz	Year	Date	\$/SqFt	DOM	Orig Price	List Price
3971 Barrett Rd	Los Angeles	595, F5	33	(1 1 1 0)	1,664	6970sf	2005	12/22/09	189.90	56	316,000	316,000
5811 Burwood Ave	Los Angeles	565, D5	21	(1 0 0 0)	942	5220sf	1950	12/21/09	232.48	11	219,000	219,000
2132 Keith St	Los Angeles	635, B1	21	(0 0 0 0)	1,255	9300sf	1902	12/23/09	211.08	14	264,900	264,900
4460 Catalpa St	Los Angeles	635, D2	21	(1 0 0 0)	1,129	6987sf	1942	12/21/09	255.98	258	289,000	289,000
5317 Atlas St	Los Angeles	595, F4	11	(0 0 0 0)	685	4660sf	1940	12/22/09	218.98	217	150,000	150,000
5525 Bohlig Rd #39	Los Angeles	635, G1	22	(2 0 0 0)	813		1982	12/21/09	207.87	0	169,000	169,000
917 N Avenue 51	Highland Park	595, B2	22	(1 1 0 0)	988	5998sf	1955	12/26/09	197.37	9	195,000	195,000
320 S Avenue 60	Los Angeles	595, D3	21	(1 0 0 0)	834	3875sf	1904	12/21/09	358.51	226	395,000	299,000
3101 Minnesota St	Los Angeles	595, B6	32	(1 0 1 0)	1,248	7144sf	1904	12/21/09	240.38	1	300,000	300,000
4031 Van Horne Ave	Los Angeles	595, F5	42	(2 0 0 0)	1,517	6700sf	1938	12/18/09	197.10	27	305,000	299,000
4365 Latona Ave	Los Angeles	595, C5	32	(1 1 0 0)	944	4872sf	1949	12/21/09	331.46	168	312,900	312,900
5123 Raphael St	Los Angeles	595, B2	22	(2 0 0 0)	1,134	4800sf	1924	12/21/09	226.54	13	256,900	256,900
641 N Cross Ave	Los Angeles	595, A3	33	(2 0 1 0)	1,500	4000sf	2009	12/21/09	332.67	38	499,000	499,000
Listing Count 13		Averages			1,127				246.18	80	282,438	274,592
					High 499,000				Low 150,000			Median 289,000

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

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CMA Report

Listings as of 12/28/09 at 3:54am

RESIDENTIAL INCOME

PENDING Properties

Address	City	Map	Bd	Bth	SqFt	LotSz	Year	Date	#/Units	\$/SqFt	DOM	Orig Price	List Price
1418 Holbrook St	Los Angeles	565, C6	00	(0 0 0 0)	2,662	16814sf	1925	12/22/09	3	187.64	634	699,000	499,500
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
2044 Hancock St	Los Angeles	635, B1	00	(0 0 0 0)	0	8189sf	1950	12/23/09	4	0.00	64	650,000	650,000
2521 Eastlake Ave	Los Angeles	595, B7	00	(0 0 0 0)	2,455	7797sf	1925	12/23/09	0	89.57	48	249,900	219,900
517-517 1/2 Clifton St	Los Angeles	595, B7	22	(2 0 0 0)	1,176	6000sf	1924	12/23/09	1	92.69	102	174,900	109,000
410 Lewis St	Los Angeles	595, E1	00	(0 0 0 0)	1,607	2482sf	1926	12/23/09	2	161.79	7	260,000	260,000
Listing Count 6		Averages			1,734					176.60	144	383,933	334,700
				High	650,000			Low	109,000			Median	264,900
Report Count 19		Report Averages			1,296					226.85	100	314,489	293,574

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