

## CMA Report

Sorted by Area (asc), Price (asc)

Listings as of 02/08/10 at 5:40am

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**RESIDENTIAL**

**ACTIVE Properties**

Address	City	Map	Bd	Bth	SqFt	LotSz	Year	Date	\$/SqFt	DOM	Orig Price	List Price
1327 N Avenue 46	Eagle Rock	594, J1	22	(2 0 0 0)	0	7241sf	1926	12/06/09	0.00	64	439,000	429,000
5030 Budau Pl	Los Angeles	595, E7	32	(2 0 0 0)	964	4800sf	1925	10/15/09	321.58	116	359,000	310,000(V)
3269 Drew St	Los Angeles	594, F1	33	(2 1 0 0)	1,624	5000sf	1924	01/06/10	204.99	33	349,900	332,900
5636 Raber St	Los Angeles	565, C7	22	(2 0 0 0)	1,352	6700sf	2005	12/22/09	217.42	48	325,710	293,955
3029 Johnston St	Los Angeles	595, A7	21	(0 0 0 0)	668	5706sf	1921	09/22/09	67.37	139	119,900	45,000
4041 Via Marisol #304	Los Angeles	595, D5	22	(0 0 0 0)	1,120		1982	01/20/10	258.84	19	295,000	289,900
805 Temple Ter #313	Los Angeles	595, D4	22	(2 0 0 0)	1,033	1sf	1980	01/13/10	307.84	26	328,000	318,000
4589 Via Marisol #367	Los Angeles	595, D4	22	(2 0 0 0)	1,038	22368sf	1981	12/19/09	307.32	51	329,000	319,000
4210 Via Arbolada #203	Los Angeles	595, D4	22	(1 1 0 0)	1,075		1984	12/11/09	306.05	59	339,000	329,000
317 Crane Blvd	Los Angeles	595, B4	11	(0 0 0 0)	656	2820sf	1934	10/09/09	289.48	106	207,900	189,900
3630 Altamont St	Los Angeles	594, J5	33	(3 0 0 0)	1,820	5750sf	2009	07/24/09	288.46	199	629,000	525,000
4752 Frieda Dr	Mount Washing	595, A2	32	(2 0 0 0)	1,128	5314sf	1957	01/04/10	469.77	35	550,000	529,900
948 Elyria Dr	Los Angeles	594, J4	32	(2 0 0 0)	2,362	10669sf	1909	01/04/10	304.40	33	739,000	719,000
3030 Valle Vista Dr #11	Los Angeles	594, H1	11	(1 0 0 0)	598	958sf	1979	11/09/09	200.50	91	143,900	119,900
3062 Weldon Ave	Los Angeles	594, G1	31	(1 0 0 0)	852	4750sf	1924	10/26/09	287.30	105	269,777	244,777
3638 Kinney Cir	Los Angeles	594, H2	42	(1 1 0 0)	1,452	4650sf	1963	11/20/09	196.39	80	299,900	285,155
4080 Via Marisol #336	Los Angeles	595, D5	22	(1 1 0 0)	1,100	3841sf	1981	11/03/09	290.00	97	339,000	319,000
4684 Cleland Ave	Los Angeles	595, A2	54	(1 2 1 0)	2,123	5070sf	1963	05/04/09	225.62	280	599,000	479,000
4452 College View Ave	Los Angeles	564, J7	43	(2 0 1 0)	2,370	6250sf	1991	12/07/09	227.81	63	559,900	539,900
<b>Listing Count 19</b>		<b>Averages</b>			1,296				265.06	87	380,099	348,331
					<b>High 719,000</b>				<b>Low 45,000</b>			<b>Median 319,000</b>

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

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

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## CMA Report

Listings as of 02/08/10 at 5:40am

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**RESIDENTIAL INCOME**

**ACTIVE Properties**

Address	City	Map	Bd	Bth	SqFt	LotSz	Year	Date	#/Units	\$/SqFt	DOM	Orig Price	List Price
5122 Oakland St	Los Angeles	595, F5	8 6	(6 0 0 0)	4,084	6447sf	1962	09/10/09	6	170.18	148	720,000	695,000
1953 Lansdowne Ave	Los Angeles	635, F2	0 0	(0 0 0 0)	1,460	4965sf	1941	12/15/09	2	256.85	55	449,000	375,000
<b>Listing Count</b> 2		<b>Averages</b>			2,772					213.52	102	584,500	535,000
				<b>High</b>	695,000			<b>Low</b>	375,000			<b>Median</b>	535,000
<b>Report Count</b> 21		<b>Report Averages</b>			1,444					259.91	88	399,566	366,109

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