

CMA Report

Sorted by Area (asc), Price (asc)

Listings as of 12/21/09 at 3:48am

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RESIDENTIAL

ACTIVE Properties

Address	City	Map	Bd	Bth	SqFt	LotSz	Year	Date	\$/SqFt	DOM	Orig Price	List Price	
1411 N Avenue 45	Los Angeles	564, J1	2	1	(1 0 0 0)	792	4617sf	1922	11/18/09	363.01	33	292,500	287,500
4437 Lynnfield St	Los Angeles	595, D7	2	1	(1 0 0 0)	780	5401sf	1948	09/23/09	229.49	89	201,000	179,000
2721 Commodore St	Los Angeles	595, C7	3	2	(0 0 0 0)	1,668	4500sf	1922	11/11/09	173.80	40	308,900	289,900
4217 Scandia Way	Los Angeles	594, J1	3	3	(0 0 0 0)	2,449	4878sf	2007	11/06/09	350.76	45	899,000	859,000
623 Bridewell St	Los Angeles	595, F2	2	1	(0 0 0 0)	1,000	5000sf	1923	12/01/09	289.00	20	299,000	289,000
941 Nolden St	Highland Park	595, C1	4	1	(1 0 0 0)	1,330	6216sf	1911	08/26/09	240.60	48	365,000	319,999
729 Milo Ter Ter	Los Angeles	595, B2	2	1	(1 0 0 0)	1,075	4800sf	1940	11/12/09	306.05	39	399,000	329,000
5906 Hellman Ave	Los Angeles	595, E4	4	2	(1 1 0 0)	1,915	7500sf	1980	09/12/09	218.80	100	629,000	419,000
3711 E Baldwin St #708	Los Angeles	,	2	2	(2 0 0 0)	1,060		2008	10/06/09	259.43	76	300,000	275,000
4817 San Marcos Pl	Los Angeles	595, A3	3	2	(0 0 0 0)	1,292	4660sf	1924	10/20/09	339.78	62	449,000	439,000
638 Museum Dr	Los Angeles	595, A3	2	2	(0 0 0 0)	1,393	4480sf	1923	07/30/09	423.55	114	605,000	590,000
638 Museum Dr	Los Angeles	595, A3	2	2	(1 0 1 0)	1,393	4581sf	1923	08/05/09	423.55	90	605,000	590,000
3363 Holyoke Dr	Los Angeles	594, H3	2	1	(1 0 0 0)	1,408	8383sf	1937	08/20/09	227.20	123	399,900	319,900
4519 Sunnycrest Dr	Los Angeles	564, G7	4	4	(4 0 0 0)	3,587	16830sf	1990	10/16/09	160.30	66	618,000	575,000
3711 Baldwin St #101	Los Angeles	635, B1	3	3	(3 0 0 0)	1,766	1446sf	1996	11/23/09	187.99	28	349,470	331,999
Listing Count 15		Averages				1,527			279.55	65	447,985	406,220	
						High 859,000			Low 179,000			Median 329,000	

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

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RESIDENTIAL INCOME

ACTIVE Properties

Address	City	Map	Bd	Bth	SqFt	LotSz	Year	Date	#/Units	\$/SqFt	DOM	Orig Price	List Price
2251 Glover Pl	Los Angeles	594, G5	8 4	(4 0 0 0)	2,736	4835sf	1965	11/20/09	4	182.38	31	699,000	499,000
4465 Turquoise St	Los Angeles	595, C7	0 0	(0 0 0 0)	0	7492sf	1911	12/09/09	3	0.00	12	250,000	230,000
5068 Ithaca Ave	Los Angeles	595, E7	4 4	(4 0 0 0)	1,920	4946sf	1953	10/05/09	4	156.20	77	330,000	299,900
3219 N Griffin Ave	Lincoln Heigh	595, A6	0 0	(0 0 0 0)	0	8220sf	1959	12/01/09	6	0.00	20	670,000	629,000
479 Crane Blvd	Los Angeles	595, B4	0 0	(0 0 0 0)	1,710		1923	12/05/09	0	192.40	16	399,000	329,000
Listing Count 5		Averages			2,122					176.99	31	469,600	397,380
					High 629,000			Low 230,000				Median 329,000	
Report Count 20		Report Averages			1,626					262.46	56	453,389	404,010

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