

## Brief Summary of Compared Listings

January 13, 2010

This page summarizes the comparable listings contained in this market analysis.

**Status: Closed Sale**

ML#	L/S Date	Address	City	Sqft	Bds	Bth	Built	L/S Price	DOM
S09120145	12/17/2009	906 Camino Real # 202	Redondo Beach	750	1	1.00	1970	\$320,000	50
S09108142	12/18/2009	649 South Prospect # 20	Redondo Beach	977	2	2.00	1970	\$350,000	12
S09112289	12/04/2009	678 The Village	Redondo Beach	568	1	1.00	1974	\$367,000	9
S09115587	12/01/2009	615 South Prospect # 10	Redondo Beach	975	2	2.00	1970	\$399,000	7
S09100472	12/31/2009	637 South Prospect # 20	Redondo Beach	949	2	2.00	1970	\$415,000	111
S09110645	12/18/2009	250 The Village # 112	Redondo Beach	932	1	1.00	1978	\$439,000	21
V09091552	12/30/2009	220 The Village # 202	Redondo Beach	854	1	1.00	1978	\$450,000	131
S09098709	12/21/2009	637 South Prospect # 20	Redondo Beach	1,290	3	2.00	1970	\$480,000	104
S09104824	12/07/2009	615 Esplanade # 106	Redondo Beach	719	1	1.00	1971	\$506,000	67
W09077007	12/20/2009	4726 Pacific Coast	Torrance	1,132	3	2.00	1953	\$525,000	110
H741349	12/23/2009	4602 West Pacific Coast	Torrance	1,148	3	2.00	1953	\$584,500	46
S09100457	12/09/2009	103 North Broadway # E	Redondo Beach	1,473	2	3.00	1989	\$630,000	38
S09093790	12/04/2009	220 The Village # 103	Redondo Beach	1,618	2	2.00	1978	\$630,000	59
S09115578	12/10/2009	238 North Irena # A	Redondo Beach	1,243	3	3.00	1980	\$645,000	20
S09067901	12/16/2009	202 South Prospect	Redondo Beach	1,424	2	2.00	1952	\$646,500	181
V09100119	12/29/2009	506 North Helberta # 6	Redondo Beach	2,000	3	3.00	1980	\$690,000	44
S09083488	12/20/2009	1301 South Catalina Ave	Redondo Beach	1,500	2	3.00		\$735,000	97
S09107339	12/04/2009	808 Vincent	Redondo Beach	1,529	3	3.00	1980	\$735,000	56
V09105791	12/07/2009	414 North Lucia	Redondo Beach	1,269	3	2.00	1950	\$750,000	8
Z09083799	12/23/2009	312 South Lucia	Redondo Beach	2,236	4	3.00	1976	\$770,000	140
S09110480	12/22/2009	200 North Catalina # A	Redondo Beach	2,300	3	4.00	1991	\$770,000	7
S09069639	12/31/2009	206 South Lucia	Redondo Beach	1,870	4	2.00	1912	\$795,000	27
V09043181	12/01/2009	520 The Village # 410	Redondo Beach	2,048	2	2.00	1980	\$800,000	172
S09081701	12/22/2009	765 Avenue C	Redondo Beach	1,622	3	2.00	1923	\$805,000	140
V09072548	12/07/2009	4031 Paseo De Las Tortug	Torrance	2,014	3	3.00	1969	\$820,000	108
V09115538	12/30/2009	810 North Irena # B	Redondo Beach	2,176	3	3.00	2009	\$834,500	28
S09067280	12/24/2009	129 North Broadway # A	Redondo Beach	2,074	3	4.00	2009	\$837,000	122
S09088863	12/18/2009	312 Ave E	Redondo Beach	2,277	5	2.00	1949	\$845,000	121
S09057911	12/08/2009	223 North Irena # 3	Redondo Beach	3,164	5	4.00	1990	\$890,000	182
V09066279	12/29/2009	4813 Paseo De Las Tortug	Torrance	1,597	4	2.00	1956	\$905,000	150
S09045156	12/15/2009	749 South Juanita	Redondo Beach	2,039	3	2.00	1949	\$910,000	115
S09070482	12/14/2009	209 Via Alameda	Redondo Beach	2,751	5	3.00	1948	\$935,000	164
V09079686	12/30/2009	914 Knob Hill	Redondo Beach	2,334	4	2.00	1962	\$935,500	146
S09025722	12/04/2009	105 Paseo De La Playa #	Redondo Beach	2,053	3	4.00	2009	\$1,100,000	227
S09084520	12/18/2009	5209 Paseo De Pablo	Torrance	2,301	4	3.00	1956	\$1,140,000	121
S09025728	12/02/2009	105 Paseo De La Playa #	Redondo Beach	2,150	3	4.00	2009	\$1,212,500	181
S09102330	12/01/2009	1013 Avenue A	Redondo Beach	3,262	5	4.00	2000	\$1,425,000	72
N09091892	12/07/2009	507 South Francisca	Redondo Beach	3,800	4	4.00	2008	\$1,475,000	99
<b>Averages:</b>				<b>1,748</b>	<b>3</b>	<b>2.50</b>	<b>1972</b>	<b>\$750,039</b>	<b>92</b>

## Summary

Status	Total	Avg Price	Avg \$ Per SqFt	Median	Low	High	Avg DOM
ACT							
PND/BAK							
SLD/LSE	38	\$750,039	\$448.23	\$760,000	\$320,000	\$1,475,000	92
WTH							
EXP/CNL							
<b>Total</b>	<b>38</b>	<b>\$750,039</b>	<b>\$448.23</b>	<b>\$760,000</b>	<b>\$320,000</b>	<b>\$1,475,000</b>	<b>92</b>