

Brief Summary of Compared Listings

June 04, 2008

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
S08043685	05/23/2008	1311 Cypress	Hermosa Beach	1,741	3	3.00	2007	\$960,000	31
S959959	05/15/2008	311 Culper	Hermosa Beach	2,018	3	3.50	2007	\$1,365,000	89
V08033111	05/08/2008	501 Monterey	Hermosa Beach	2,391	4	5.00	1998	\$1,399,000	22
S08043625	05/16/2008	726 Monterey Blvd.	Hermosa Beach	2,300	4	3.00	2004	\$1,600,000	20
S08033949	05/02/2008	411 28Th	Hermosa Beach	3,400	4	5.00	2007	\$2,190,000	57
S959629	04/30/2008	2117 Power	Hermosa Beach	1,977	3	2.00	1952	\$2,875,000	135
S961585	05/15/2008	1137 2Nd	Hermosa Beach	1,910	3	2.00	1969	\$800,000	73
S08048009	05/15/2008	1250 7Th	Hermosa Beach	1,567	3	3.00	1954	\$965,000	49
S08029231	05/16/2008	1075 7Th St	Hermosa Beach	3,000	3	3.00	1999	\$1,170,000	82
Averages:				2,256	3	3.28	1989	\$1,480,444	62

Summary

Status	Total	Avg Price	Avg \$ Per SqFt	Median	Low	High	Avg DOM
ACT							
PND/CNT							
SLD/LSE	9	\$1,480,444	\$670.18	\$1,365,000	\$800,000	\$2,875,000	62
WTH							
EXP/CNL							
Total	9	\$1,480,444	\$670.18	\$1,365,000	\$800,000	\$2,875,000	62