

Comparative Market Analysis

Summary of Comparable Listings

December 04, 2007

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

SLD Listings

Address	Price	Bds	Bth	Sqft	\$/Sqft	Built	ML#	Date	CDOM
S=									
1517 228Th W	\$475,000	2	2.00	1,338	\$355.01	1918	S947464	11/15/2007	12
20946 La Salle	\$505,000	3	1.00	1,308	\$386.09	1947	S954381	11/09/2007	44
1152 209Th	\$410,000	3	1.00	835	\$491.02	1953	S955901	11/15/2007	21
1417 216Th	\$430,000	2	1.00	970	\$443.30	1940	S947820	11/30/2007	145
21124 Menlo	\$450,000	3	2.00	1,586	\$283.73	1968	S954963	11/04/2007	161
21276 Doble Ave.	\$499,000	3	2.00	1,295	\$385.33	1960	S953593	11/15/2007	48
912 Gastine	\$513,000	3	1.00	1,458	\$351.85	1953	S954693	11/21/2007	35
1157 225Th W	\$789,950	5	3.00	3,071	\$257.23	2007	S957808	11/28/2007	28
24253 Ward	\$650,000	3	2.00	1,660	\$391.57	1956	S952994	11/08/2007	58
24619 Madison	\$710,000	3	1.00	1,356	\$523.60	1942	S956749	11/01/2007	
2874 Sonoma St.	\$585,000	3	1.50	1,336	\$437.87	1953	P954235	11/23/2007	30
1612 Flower Avenue	\$676,000	3	1.50	1,367	\$494.51	1954	S951409	11/01/2007	54
3310 Onrado St	\$722,000	3	2.00	1,381	\$522.81	1955	S953097	11/15/2007	60
20532 Amie	\$732,000	3	2.00	1,561	\$468.93	1958	P957172	11/29/2007	6
1121 Patronella Ave	\$742,500	4	2.00	2,154	\$344.71	1951	S955929	11/16/2007	5
2889 Plaza Del Amo 908	\$780,000	4	2.50	2,000	\$390.00	2002	P954456	11/30/2007	113
2564 El Dorado	\$829,000	3	3.00	1,831	\$452.76	1950	P955403	11/14/2007	11
4320 Newton Street	\$775,000	3	1.50	1,792	\$432.48	1954	S949283	11/21/2007	129
4028 Paseo De Las Tortugas	\$1,000,000	3	2.50	2,000	\$500.00	1967	P953595	11/16/2007	171
5267 Doris Way	\$655,000	2	1.00	851	\$769.68	1949	S954871	11/16/2007	14
22422 Ellinwood	\$756,000	3	2.00	1,646	\$459.30	1952	S954498	11/06/2007	13
23520 Carlow Road	\$790,000	4	2.00	2,017	\$391.67	1962	S952901	11/06/2007	40
5107 Sharynne Lane	\$885,000	2	1.00	1,229	\$720.10	1949	S950389	11/13/2007	138
22022 Ocean	\$627,500	3	2.00	1,218	\$515.19	1956	S953000	11/06/2007	83
22022 Reynolds	\$675,000	2	2.00	1,532	\$440.60	1955	S956518	11/19/2007	26
21902 Linda	\$725,000	3	2.00	1,175	\$617.02	1955	P953270	11/06/2007	18
4809 Jacques	\$935,000	4	3.00	2,381	\$392.69	1955	S947743	11/09/2007	127
4525 Laurette	\$1,170,000	6	4.00	3,010	\$388.70	1982	S951500	11/06/2007	80
19526 Hinsdale Avenue	\$679,000	3	1.00	1,151	\$589.92	1955	S952527	11/05/2007	56
20709 Wendy	\$886,000	4	2.00	1,793	\$494.14	1961	S954780	11/01/2007	13
16932 Osage	\$435,000	2	1.00	987	\$440.73	1952	S950000	11/21/2007	115
3332 189Th St	\$480,000	3	1.00	1,000	\$480.00	1951	S955765	11/21/2007	137
18428 Faysmith	\$500,000	3	2.00	1,065	\$469.48	1953	S952238	11/02/2007	43
3821 180Th Place W	\$522,000	4	2.00	1,503	\$347.31	1958	S956707	11/17/2007	5
3702 180Th W	\$530,000	3	2.00	1,272	\$416.67	1953	S951945	11/30/2007	88
3806 172Nd	\$540,000	3	2.00	1,535	\$351.79	1955	S953317	11/28/2007	58
3753 170Th St. W	\$635,000	3	1.50	1,406	\$451.64	1953	S951002	11/16/2007	219
18516 Ermanita	\$655,000	3	2.00	1,820	\$359.89	1950	S954492	11/15/2007	35
3701 184Th Pl W	\$660,000	5	2.50	2,452	\$269.17	1956	S955843	11/09/2007	16
17038 Falda	\$670,000	3	2.00	1,704	\$393.19	1948	S948181	11/30/2007	135
4146 177Th	\$699,950	4	3.00	2,287	\$306.06	1952	S954961	11/29/2007	138
18525 Illinois W	\$567,000	3	2.00	1,198	\$473.29	1955	S957703	11/30/2007	125
17115 Casimir	\$595,000	3	2.00	1,411	\$421.69	1951	S949949	11/01/2007	95
1625 Beech	\$580,000	3	2.00	1,223	\$474.24	1938	S955288	11/01/2007	8
1222 Beech	\$675,000	3	2.00	1,442	\$468.10	1938	S955874	11/21/2007	26
1822 235 Th St.	\$627,000	3	2.00	1,383	\$453.36	1950	S950016	11/21/2007	100

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2210 234Th Street	\$682,000	4	2.00	1,938	\$351.91	1975	S955878	11/20/2007	54
1922 232Nd	\$700,000	3	2.00	1,905	\$367.45	1973	S956168	11/28/2007	22
2255 229Th. Pl.	\$853,000	4	3.00	2,430	\$351.03	1966	S953771	11/01/2007	125
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Averages:	\$666,590	3.0	1.9	1,597	\$435.00	1956			68.40

Median Price of all Listings: **\$670,000**

Average Price of all Listings: **\$666,590**