

Comparative Market Analysis

Monday, December 19, 2011

Summary of Comparable Listings

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

Active

Address	L/S Price	Bd	Bth	Sqft	\$/Sq	Built	ML#	List Date	CDOM
2340 Mcneil CR	\$199,900	3	2.00	1,000	\$199.90	1976	P803306	11/16/11	33
2798 Cape DR	\$265,000	3	2.00	1,754	\$151.08	1987	P805267	12/02/11	14
2201 Mangular AV	\$269,000	4	2.00	1,952	\$137.81	1988	I11128172	9/24/11	86
2953 Teal DR	\$310,000	3	2.00	1,754	\$176.74	1986	P805825	12/12/11	7
2907 Lancaster LN	\$311,900	4	3.00	1,751	\$178.13	1996	K11133868	10/11/11	69
807 Bridgewood ST	\$320,000	4	3.00	2,680	\$119.40	2000	H11103212	8/06/11	197
2989 Drake ST	\$322,000	5	3.00	2,469	\$130.42	1997	P801546	10/28/11	52
2838 Cape DR	\$325,000	4	3.00	2,326	\$139.72	1987	S11027410	3/01/11	293
1780 Mojave View CR	\$329,900	4	3.00	1,707	\$193.26	1989	S675315	9/30/11	80
3313 Rural CR	\$345,000	3	3.00	2,713	\$127.17	2005	Y1106673	10/30/11	50
1270 Stephanie DR	\$345,000	4	3.00	2,475	\$139.39	1998	L37472	11/06/11	43
2517 Mangular AV	\$359,900	4	3.00	2,145	\$167.79	1989	H11161388	12/16/11	3
2820 Mangular AV	\$369,900	4	3.00	2,326	\$159.03	1986	H11140297	10/25/11	55
1192 Athlone LN	\$403,900	4	3.00	3,307	\$122.13	2005	I11136384	10/14/11	66
1425 Deer Hollow DR	\$449,000	5	4.00	3,752	\$119.67	2002	I11115952	9/02/11	108
1305 Alee CR	\$457,990	3	3.00	2,524	\$181.45	2011	I11113542	8/28/11	113
3294 Huntfield ST	\$475,000	5	4.00	3,949	\$120.28	2005	K11135601	9/11/11	99
3613 Rawley ST	\$482,655	5	4.00	3,638	\$132.67	2011	K11079203	6/21/11	181
1407 Fanning CR	\$490,000	5	5.00	3,875	\$126.45	2006	C11130432	10/03/11	77
1308 Harvest Circle	\$499,000	4	3.00	2,617	\$190.68	1988	K08095303	7/01/08	1,224
1318 Alee CR	\$525,255	5	4.00	3,302	\$159.07	2011	I11113528	8/28/11	113
1300 Alee CR	\$532,727	5	4.00	3,302	\$161.33	2011	I11071725	6/06/11	127
3560 Rawley ST	\$850,000	4	3.00	3,300	\$257.58	1961	K11099219	7/30/11	142
	\$401,653	4.0	3.10	2,636	\$156	1995			141

Median: **\$359,900**

Average: **\$401,653**

On average, these comparable listings sold in days for \$