

### CMA Report

Listings as of 04/04/08 at 1:44pm

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Property Type Residential Area 11404, 11405, 11402, 11403, 11401 Statuses Pending, Sold (3/1/2008 to 4/1/2008)

**RESIDENTIAL**

**PENDING Properties**

Address	City	Map	Bd Bth	SqFt	LotSz	Year	Date	\$/SqFt	DOM/CDOM	Orig Price	List Price
1712 Fremont Ct #1	Davis	1, 1A	2 1	760		1973	03/07/08	301.32	1/1	229,000	229,000
3215 Bermuda Ave #21	Davis	1, 12D	4 2	1,531		1975	03/18/08	235.14	13/13	360,000	360,000
2626 Blackburn Dr	Davis	1, 11B	3 2	1,258	0.152ac	1971	02/29/08	293.32	9/9	369,000	369,000
347 Messina Ter	Davis	1, 12D	3 3	1,266		2007	03/14/08	307.66	129/129	399,000	389,500
353 Messina Ter	Davis	1, 12D	3 3	1,266		2007	03/14/08	307.66	99/99	399,000	389,500
3019 Bryant Pl	Davis	1, 10B	4 2	1,428	0.150ac	1975	03/07/08	279.41	6/110	399,000	399,000
1513 Cypress Ln	Davis	1, 8C	3 2	1,324	6360sf	1962	03/04/08	305.89	56/165	405,000	405,000
325 E 8th St #1	Davis	1, 7D	3 2	1,702	0.085ac	1984	03/26/08	240.31	252/252	439,000	409,000
3321 Monte Vista Ave	Davis	1, 11E	3 2	1,535		1973	03/03/08	270.36	104/104	530,000	415,000
2612 Amapola Dr	Davis	1, 7B	3 2	1,224	3572sf	1986	02/07/08	340.28	15/15	416,500	416,500
435 G St #204	Davis	2, 8D	2-3	2,135		New	04/03/08	369.16	41/41	419,000	419,000
435 G St #203	Davis	2, 8D	2-3	2,136		New	03/25/08	368.84	32/32	419,000	419,000
2918 Temple Dr	Davis	1, 10B	4 2	1,439	0.180ac	1972	03/11/08	293.26	3/3	422,000	422,000
435 G St #208	Davis	2, 8D	2-3	2,150		New	03/25/08	391.22	50/50	449,900	449,900
435 G St #207	Davis	2, 8D	2-3	2,171		Unde	03/20/08	392.74	70/128	459,900	459,900
1707 Baywood Ln	Davis	1, 3F	3 2	1,527	5985sf	1965	03/16/08	304.52	124/124	538,000	465,000
844 Lake Blvd	Davis	1, 13G	3 2	1,708	5743sf	1978	02/14/08	272.25	9/9	465,000	465,000
2739 Concord Ave	Davis	1, 10E	3 2	1,534	7876sf	1989	03/28/08	306.32	7/7	469,900	469,900
3114 Florinda Ln	Davis	1, 11C	4 2	1,763	0.150ac	1994	02/26/08	283.55	28/28	519,900	499,900
2846 Loyola Dr	Davis	1, 10C	4 3	1,743	7200sf	1972	03/13/08	286.86	169/169	574,900	500,000
2001 Catalina Dr	Davis	1, 1A	3 3	1,940	0.150ac	2003	11/24/07	270.62	10/10	525,000	525,000
4019 Vistosa St	Davis	1, 12C	4 3	2,040	6534sf	1999	04/03/08	264.71	206/206	619,000	540,000
915 Mesquite	Davis	1, 10C	4 2	1,685	5227sf	1997	03/30/08	323.44	33/33	545,000	545,000
2839 Zamora Ln	Davis	1, 11A	4 3	1,728	6098sf	1994	03/26/08	317.71	64/64	549,000	549,000
2708 Cadiz St	Davis	1, 5B	4 3	2,264	0.171ac	1978	02/29/08	253.98	23/23	575,000	575,000
1202 Antelope Ave	Davis	1, 5B	4 2	2,162	0.223ac	1987	03/28/08	269.43	23/23	595,000	582,500
1831 Tahoe Pl	Davis	1, 1a	3 3	2,013	0.120ac	1996	03/28/08	290.11	196/196	649,000	584,000
224 Guaymas Pl	Davis	1, 7B	4 3	2,348	0.146ac	1985	03/11/08	263.63	55/55	650,000	619,000
1626 La Paloma Ct	Davis	1, 10F	4 2	1,791	0.150ac	1995	03/14/08	351.20	43/43	649,000	629,000
3039 Carmelo Ln	Davis	1, 11c	5 3	2,461	0.160ac	1993	04/02/08	278.34	29/29	685,000	685,000
2702 Calder Ct	Davis	1, 10b	4 3	2,475	0.160ac	1999	03/17/08	298.95	49/49	749,500	739,900
27055 Patwin Rd	Davis	1, 1E	4 3	2,254	40268sf	1969	04/01/08	332.52	41/41	749,000	749,500
826 Cherry Ln	Davis	1, 5D	3 3	2,151	13249sf	1963	03/25/08	394.70	13/13	849,000	849,000
5622 Cowell Blvd	Davis	1, 14D	4 3	2,880	0.350ac	2001	03/26/08	294.79	131/131	875,000	849,000
806 Harrier Pl	Davis	1, 5A	3-4	3,285	0.216ac	1991	03/03/08	315.11	37/99	899,000	899,000
3708 Los Cerros Pl	Davis	2, 11C	4 3	2,813	9583sf	1997	02/17/08	337.36	2/2	949,000	949,000
5402 Tufts St	Davis	377, A1	5 4	3,825	0.230ac	2003	02/01/08	248.37	56/329	950,000	950,000
1605 Arena Dr	Davis	1, 11B	5 3	3,600	0.203ac	2001	02/12/08	277.50	34/34	1,049,000	999,000
636 Jerome St	Davis	355, G7	4 3	3,067	9576sf	1973	03/07/08	374.96	109/109	1,150,000	1,150,000
44408 Clubhouse Dr	El Macero	1, 13E	4 3	3,168	18054sf	1976	03/03/08	408.78	2/2	1,295,000	1,295,000
<b>Listing Count 40</b>		<b>Averages</b>		1,928				307.91	59/74	605,963	590,350
				<b>High 1,295,000</b>				<b>Low 229,000</b>			<b>Median 512,500</b>

**SOLD Properties**

Address	City	Map	Bd Bth	SqFt	LotSz	Year	Date	\$/SqFt	DOM/CDOM	Orig Price	List Price	Sale Price	SP%LP
2300 Sycamore Ln #14	Davis	1, 14B	2 2	1,016	0.020ac	1981	03/11/08	287.89	40/40	264,500	264,500	292,500	110.60
527 Flicker Ave	Davis	1, 6A	2 1	969	0.092ac	1990	03/28/08	319.92	184/184	400,000	325,000	310,000	95.40
259 Baja Ave	Davis	1, 7B	2 1	1,008	3900sf	1974	03/31/08	356.15	0/0	359,000	359,000	359,000	100.00
2737 Blackburn Dr	Davis	1, 10B	3 1	988	0.146ac	1971	03/14/08	383.60	19/19	379,000	379,000	379,000	100.00
2533 Bombadil Ln	Davis	1, 13B	2 1	880	0.069ac	1981	03/14/08	442.05	13/13	399,000	399,000	389,000	97.50
435 G St #205	Davis	2, 8D	2 2	1,136		New	04/01/08	360.92	16/16	419,000	419,000	410,000	97.90
608 I St	Davis	1, 8D	3 1	1,086	9088sf	1952	03/31/08	414.36	193/193	559,000	475,000	450,000	94.70
1015 Kent Dr	Davis	1, 5C	4 3	2,184	9496sf	1970	03/19/08	311.36	48/267	700,000	700,000	680,000	97.10
636 B St	Davis	1, 4F	2 2	1,342	0.248ac	1926	03/05/08	532.79	59/59	749,000	749,000	715,000	95.50
2614 Nevelson Ct	Davis	1, 10B	4-5	3,274	0.160ac	2000	03/20/08	255.74	3/3	727,500	727,500	735,000	101.00
<b>Listing Count 10</b>		<b>Averages</b>		1,348				366.48	58/79	495,600	479,700	471,950	98.38
				<b>High 735,000</b>				<b>Low 292,500</b>			<b>Median 399,500</b>		
<b>Report Count 50</b>		<b>Report Averages</b>		1812				319.62	59/75	583,890	568,220	471,950	

Presented By: Andrew J Dowling / Coldwell Banker-Doug Arnold Phone: 530-753-6485

Featured properties may not be listed by the office/agent presenting this brochure.

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