

CMA Report

Sorted by Price (asc), Area (asc)

Listings as of 12/01/09 at 11:43am

Property Type Residential **Area** 11401, 11405, 11404, 11403, 11402 **Statuses** Pending, Pending Bring Backup, Sold (11/1/2009 to 11/30/2009)

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RESIDENTIAL

PENDING Properties

Address	City	Map	Bd	Bth	SqFt	LotSz	Year	WA*	Date	\$/SqFt	DOM/CDOM	Orig Price	List Price
1809 Fremont Ct #4	Davis	1, 9B	2	1	819		1972	SR	09/21/09	181.93	7/7	149,000	149,000
1742 Fremont Ct #4	Davis	1, 1A	2	1	800	0.018ac	1972	SR	11/24/09	187.38	11/11	149,900	149,900
3128 Woods Cir	Davis	1, 2C	1	1	896	0.017ac	1985	SR	10/30/09	255.58	139/139	249,000	229,000
1407 Duke Dr	Davis	1, 1b	4	1	1,100	0.138ac	1955	SR	11/25/09	290.00	8/8	319,000	319,000
1419 Garrison St	Davis	1, 10A	3	2	1,062	3920sf	1982	SR	11/11/09	320.15	21/21	340,000	340,000
107 Luz Pl	Davis	1, 7A	3	2	1,225	0.089ac	1979	SR	11/18/09	281.63	152/152	383,000	345,000
3014 Woods Cir	Davis	1, 2C	2	2	1,079	3485sf	1984	SPR	10/02/09	323.45	32/32	379,000	349,000
3144 Albany Cir	Davis	1, 11E	3	3	1,414	3049sf	2004	SR	09/17/09	265.13	57/57	399,900	374,900
928 Gregory Pl	Davis	1, 9C	3-4	2	1,565	0.151ac	1959	SR	11/02/09	239.62	26/367	375,000	375,000
1506 Claremont Dr	Davis	1, 8B	4	1	1,400	0.219ac	Unkn	SR	11/12/09	277.86	27/27	389,000	389,000
2900 Mallorca Ln	Davis	1, 1A	4	2	1,708	0.140ac	1995	SPR	08/31/09	233.61	77/77	399,000	399,000
1061 Trinita Ter	Davis	1, 11c	2	3	1,361	0.080ac	1997	SPR	11/07/09	293.53	43/43	440,000	399,500
1419 Madrone Ln	Davis	1, 9C	3	2	1,234	0.151ac	1961	SR	11/14/09	328.20	60/60	419,000	405,000
2025 Picasso Ave	Davis	1, 9B	3	2	1,419	0.073ac	1978	SR	10/12/09	302.33	41/145	449,000	429,000
2422 Halsey Cir	Davis	314, E1	3	3	1,624	0.080ac	1997	SR	11/17/09	264.72	34/100	429,900	429,900
2271 Halsey Cir	Davis	1, 1A	3	3	1,425	0.075ac	1996	SR	11/11/09	303.86	64/64	439,000	433,000
3012 Concord Pl	Davis	1, 10E	3	2	1,426	6900sf	1979	SR	11/12/09	305.05	16/16	435,000	435,000
2760 Ottawa	Davis	1, 10A	4	2	1,432	9112sf	1978	SR	11/16/09	305.87	0/0	438,000	438,000
1349 Camphor Ln	Davis	1, 10C	4	2	1,751	7656sf	1972	SR	11/04/09	250.71	5/5	439,000	439,000
1125 Juniper Pl	Davis	356, E6	3	2	1,320	0.218ac	1964	SR	11/19/09	340.15	20/20	455,000	449,000
3029 Anza Ave	Davis	294, B4	4	2	2,100	0.211ac	1977	SPR	11/06/09	219.00	12/12	459,900	459,900
1920 Humboldt Ave	Davis	1, 4D	4	2	1,614	0.152ac	1982	SR	10/29/09	302.97	38/38	489,000	489,000
3522 Mono Pl	Davis	1, 1A	4	2	2,068	6534sf	2003	SR	11/10/09	273.21	102/102	615,000	565,000
1623 Westshore St	Davis	1, 3c	3	3	2,465	7118sf	1987	SR	11/18/09	230.83	1/1	569,000	569,000
2613 Hepworth Dr	Davis	1, 2H	3-4	3	2,387	6514sf	2003	SR	10/16/09	250.94	133/133	659,000	599,000
2122 Sargent Ct	Davis	1, 13D	4	3	2,348	7377sf	1999	SPR	11/21/09	255.54	228/228	699,000	600,000
4000 Arroyo	Davis	1, 12c	4	3	2,854	6100sf	1999	SR	11/12/09	216.89	106/106	659,000	619,000
767 Sycamore Ln	Davis	1, 5D	5	3	2,435	0.242ac	1964	SR	10/19/09	264.89	110/110	675,000	645,000
926 Miller Dr	Davis	1, 7D	3	3	1,888	9165sf	1951	SR	11/02/09	349.05	24/24	659,000	659,000
44269 Clubhouse	El Macero	1, 1d	4	3	1,136	15862sf	1972	SR	11/04/09	215.24	7/7	675,000	675,000
1911 Arena Dr	Davis	1, 11B	4	3	2,940	0.200ac	2002	SR	10/21/09	256.77	6/6	754,900	754,900
504 Mockingbird Pl	Davis	1, 6A	4	3	2,479	0.190ac	1993	SR	10/25/09	310.21	4/4	769,000	769,000
Averages					1,712					271.76	50/66	473,703	458,750
Listing Count 32						High 769,000				Low 149,000			Median 434,000

PENDING BRING BACKUP Properties

Address	City	Map	Bd	Bth	SqFt	LotSz	Year	WA*	Date	\$/SqFt	DOM/CDOM	Orig Price	List Price
3401 Bermuda Ave #14	Davis	2, 2D	2	2	1,200	0.039ac	1972	SPR	11/26/09	229.17	22/22	275,000	275,000
2131 Bueno Dr	Davis	1, 7b	3	2	1,200	0.073ac	1982	SR	11/11/09	287.50	35/35	345,000	345,000
1380 Via Colonna Ter	Davis	1, 1a	2	3	1,480	0.080ac	1996	SPR	11/20/09	269.59	9/9	399,000	399,000
1426 Nutmeg Ln	Davis	1, 9C	3	2	1,296	0.164ac	1966	SR	11/16/09	317.90	54/54	423,000	412,000
3329 Lillard Dr	Davis	1, 10E	4	2	1,537	7140sf	1973	SR	11/03/09	282.95	29/142	450,000	434,900
2102 Everglades Pl	Davis	1, 3c	4	2	1,324	5227sf	1992	SR	11/18/09	369.34	32/32	499,000	489,000
Averages					1,340					292.74	30/49	398,500	392,483
Listing Count 6						High 489,000				Low 275,000			Median 405,500

SOLD Properties

Address	City	Map	Bd	Bth	SqFt	LotSz	Year	WA*	Date	\$/SqFt	DOM/CDOM	Orig Price	List Price	Sale Price	SP %	LP
2015 Alta Loma St	Davis	1, 5B	3	2	1,200	0.020ac	1973	SPR	11/20/09	216.67	7/7	270,000	270,000	260,000	96.30	
2318 E 8th St	Davis	1, 1a	2	1	946	0.088ac	1977	SR	11/30/09	285.41	32/32	301,000	292,000	270,000	92.47	
5053 Veranda Ter	Davis	1, 13D	3	3	1,352	0.039ac	1988	SR	11/06/09	221.15	41/41	335,000	299,000	299,000	100.00	
1315 Fig Pl	Davis	1, 9D	3	1	1,000	0.156ac	1967	SR	11/24/09	320.00	3/3	314,000	314,000	320,000	101.91	
1615 L St	Davis	1, 8C	3	1	1,000	0.126ac	1964	SR	11/23/09	335.00	106/106	379,500	349,500	335,000	95.85	
1009 L St	Davis	294, D6	4	2	1,543	0.153ac	Unkn	SR	11/06/09	220.35	71/71	404,900	349,000	340,000	97.42	
1164 San Gallo Ter	Davis	294, G6	3	3	1,584	0.070ac	2001	SR	11/12/09	269.57	78/78	464,400	425,000	427,000	100.47	
3324 Lillard Dr	Davis	1, 6H	4	2	1,667	0.158ac	1973	SR	11/12/09	259.15	102/102	499,000	435,000	432,000	99.31	
1424 Redwood Ln	Davis	1, 6C	3	2	1,640	0.214ac	1966	SR	11/09/09	287.20	15/15	479,000	479,000	471,000	98.33	
3033 Hortaleza Pl	Davis	1, 11C	3	2	1,488	0.190ac	1993	SR	11/25/09	321.91	1/1	479,000	479,000	479,000	100.00	
1408 Santander Ct	Davis	1, 12C	4	3	1,833	4356.000ac	1996	SR	11/04/09	264.59	1/81	489,000	489,000	485,000	99.18	
2805 Prado Ln	Davis	1, 4H	4	3	1,943	0.126ac	1995	SR	11/06/09	250.90	82/82	545,000	500,000	487,500	97.50	
3701 Maidu Pl	Davis	1, 11E	3	3	1,750	0.182ac	Unkn	SR	11/25/09	280.00	10/10	495,000	495,000	490,000	98.99	
4009 Alegre Way	Davis	1, 10F	4	2	1,790	0.160ac	1994	SR	11/18/09	296.59	4/4	538,888	538,888	530,888	98.52	
403 Anza Ave	Davis	1, 1A	4	2	1,548	0.149ac	Unkn	SR	11/06/09	351.42	46/46	549,000	549,000	544,000	99.09	
4303 Amoroso Pl	Davis	1, 1a	4	3	2,170	14100sf	1978	SR	11/23/09	253.46	98/98	699,000	575,000	550,000	95.65	

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RESIDENTIAL

SOLD Properties

Address	City	Map	Bd Bth	SqFt	LotSz	Year	WA*	Date	\$/SqFt	DOM/CDOM	Orig Price	List Price	Sale Price	SP %	LP
3116 Chesapeake Bay Ave	Davis	1, 2C	4-5	22,052	0.180ac	1980	SPR	11/19/09	273.88	8/8	575,000	575,000	562,000	97.74	
734 B St	Davis	1, 7D	3	21,680	0.070ac	2008	SR	11/10/09	339.29	0/0	570,000	570,000	570,000	100.00	
2615 Bellows St	Davis	1, 10A	5	32,567	6098sf	2001	SR	11/06/09	247.37	99/99	714,900	649,000	635,000	97.84	
2222 Bearden St	Davis	1, 1A	4	32,460	0.170ac	2000	SPR	11/18/09	258.13	56/56	658,880	649,000	635,000	97.84	
1705 Mariposa Cir	Davis	1, 11A	4	32,300	7287sf	1999	SR	11/30/09	280.43	121/121	689,000	679,000	645,000	94.99	
2933 Anza Ave	Davis	1, 6A	4	22,186	0.198ac	1978	SR	11/04/09	298.72	9/12	649,000	649,000	653,000	100.62	
3111 Beacon Bay Pl	Davis	1, 2d	5	43,400	0.285ac	1980	SPR	11/20/09	258.24	176/176	1,050,000	950,000	878,000	92.42	
Listing Count 23		Averages		1,787					277.80	51/54	528,194	502,582	491,234	97.74	
				High 878,000					Low 260,000				Median 487,500		
Report Count 61		Report Averages		1,703					276.10	48/60	486,852	468,759	491,234		

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