

CMA Report

Sorted by Price (asc), Area (asc)

Listings as of 03/01/10 at 9:38am

Property Type Residential **Area** 11401, 11405, 11404, 11403, 11402 **Statuses** Pending, Pending Bring Backup, Sold (2/1/2010 to 2/28/2010)

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RESIDENTIAL

PENDING Properties

Address	City	Map	Bd	Bth	SqFt	LotSz	Year	WA*	Date	\$/SqFt	DOM/CDOM	Orig Price	List Price
2830 Bidwell St #3	Davis	294, E5	2 1	(1 0)	882	0.012ac	1970	SPR	02/26/10	173.41	16/16	152,950	152,950
1902 El Paso Ave #3	Davis	1, 9B	2 1	(1 0)	840	0.011ac	1974	SPR	02/09/10	232.14	136/136	195,000	195,000
2181 Bella Casa St	Davis	1, 5B	2 2	(1 1)	1,160	0.021ac	1973	SPR	02/26/10	218.97	17/17	254,000	254,000
633 Villanova Dr	Davis	1, 5C	2 1	(1 0)	1,196	3294sf	1972	SR	01/10/10	241.64	5/170	289,000	289,000
3004 Woods Cir	Davis	200, A1	2-3 2	(2 0)	980	0.041ac	1980	SR	02/09/10	316.22	8/8	309,900	309,900
2403 Bates	Davis	1, 1a	3 1	(1 0)	1,000		1965	SR	02/04/10	319.00	105/105	345,000	319,000
2716 Rubicon Ave	Davis	1, 3C	3 2	(1 1)	1,050	0.093ac	1981	SR	02/04/10	309.52	43/43	325,000	325,000
1600 Cypress Ln	Davis	1, 8C	3 2	(2 0)	1,128	6042sf	1962	SR	02/02/10	291.67	142/142	365,000	329,000
1400 Whittier Dr	Davis	1, 1A	3 2	(2 0)	1,023	0.169ac	1964	SR	02/22/10	327.37	180/180	404,900	334,900
1419 Nutmeg Ln	Davis	1, 9C	3 1	(1 0)	1,000	0.143ac	1968	SR	02/08/10	359.00	11/11	359,000	359,000
2721 Javier Pl	Davis	1, 10C	3 2	(2 0)	1,147	5227sf	1997	SR	02/27/10	313.78	116/204	389,900	359,900
3144 Albany Cir	Davis	1, 11E	3 3	(2 1)	1,414	3049sf	2004	SR	09/17/09	265.13	57/57	399,900	374,900
2900 Mallorca Ln	Davis	1, 1A	4 2	(2 0)	1,708	0.140ac	1995	SPR	08/31/09	233.61	77/77	399,000	399,000
504 F St	Davis	1, 7D	2 1	(1 0)	1,064	5625sf	1929	SR	02/05/10	375.94	14/14	400,000	400,000
2218 Glacier Dr	Davis	1, 10A	3 3	(2 1)	1,464	4356sf	1991	SR	02/15/10	276.64	76/76	405,000	405,000
3507 Monte Vista	Davis	1, 11A	3 2	(2 0)	1,466	0.187ac	1973	SR	02/03/10	278.99	12/12	409,000	409,000
4205 San Jeronimo Ter	Davis	1, 12D	3 3	(2 1)	1,426	3500sf	2007	SR	02/11/10	300.84	118/118	439,000	429,000
310 11th St	Davis	2, 7C	3 2	(2 0)	1,770	6835sf	1952	SR	01/15/10	248.02	17/17	450,000	439,000
1504 Baywood Ln	Davis	1, 9C	4-5 5	(4 1)	2,233	0.169ac	1966	SR	02/23/10	196.60	95/324	439,000	439,000
416 Schmeiser Ave	Davis	295, A7	3 2	(2 0)	1,894	0.189ac	1983	SR	02/11/10	237.06	114/114	499,000	449,000
3543 Koso St	Davis	1, 10b	4 3	(2 1)	2,161	0.120ac	1995	SR	02/02/10	212.40	149/149	499,000	459,000
2739 Brentwood Pl	Davis	1, 10E	3 2	(2 0)	1,504	0.257ac	1988	SR	02/22/10	305.19	8/8	459,000	459,000
612 Benbow Ct	Davis	1, 10E	4 3	(2 1)	1,837	8276sf	1992	SR	02/02/10	258.52	7/7	474,900	474,900
2318 Regis Dr	Davis	1, 1A	4 2	(2 0)	2,171	7710sf	1968	SPR	02/28/10	220.64	19/19	479,000	479,000
905 San Sebastian	Davis	1, 11C	4 3	(2 1)	1,832	6969sf	1996	SR	02/24/10	261.46	8/8	479,000	479,000
4509 El Macero Dr	Davis	1, 12E	4 2	(2 0)	1,815	0.243ac	1969	SR	01/21/10	274.66	15/124	498,500	498,500
1218 Harvard Dr	Davis	1, 5D	2-3 2	(2 0)	1,682	0.207ac	1962	SR	01/19/10	306.18	10/10	515,000	515,000
2220 Caravaggio Dr	Davis	1, 10B	4 2	(2 0)	1,699	5570sf	2001	SR	02/16/10	305.47	8/8	519,000	519,000
910 Acacia Ln	Davis	1, 5D	3-4 2	(2 0)	1,720	7006sf	1965	SPR	02/03/10	307.56	265/265	570,000	529,000
2923 Coho Pl	Davis	1, 2c	3 2	(2 0)	1,805	0.152ac	1989	SR	02/09/10	298.62	12/12	539,000	539,000
1613 Cape Cod Ct	Davis	1, 4C	3-4 2	(2 0)	2,005	6600sf	2000	SR	01/27/10	278.80	5/5	559,000	559,000
1120 Kent Dr	Davis	1, 5C	4 2	(2 0)	1,943	8208sf	1970	SR	02/08/10	292.85	4/4	569,000	569,000
2805 Del Mar Pl	Davis	1, 3C	4 3	(2 1)	2,380	7841sf	1988	SR	02/24/10	251.64	6/6	598,900	598,900
2701 Danube Ave	Davis	1, 3D	4 2	(2 0)	2,022	9625sf	1976	SPR	01/29/10	296.24	56/56	599,000	599,000
507 F St	Davis	1, 7D	3-4 3	(3 0)	2,399	6000sf	2009	SR	02/05/10	302.21	442/442	699,000	725,000
5502 Cowell Blvd	Davis	1, 10A	4 3	(3 0)	3,520	15246sf	2001	SR	02/03/10	226.99	32/228	799,000	799,000
3901 Yana Pl	Davis	376, H1	4 3	(3 0)	2,750	0.186ac	2010	SPR	01/28/10	336.36	0/0	925,000	925,000
1347 Cassel	Davis	1, 5A	5 3	(3 0)	3,270	11389sf	2009	SR	02/24/10	305.50	307/307	999,000	999,000
Listing Count 38	Averages				1,694					277.81	71/92	473,943	465,707
					High 999,000					Low 152,950			Median 444,000

PENDING BRING BACKUP Properties

Address	City	Map	Bd	Bth	SqFt	LotSz	Year	WA*	Date	\$/SqFt	DOM/CDOM	Orig Price	List Price
3096 Woods Cir	Davis	1, 2c	2 2	(1 1)	1,160	0.036ac	1985	SPR	02/26/10	275.00	182/182	320,000	319,000
921 3rd St	Davis	1, 5F	2 1	(1 0)	742	5227sf	1947	SR	02/13/10	510.78	2/2	379,000	379,000
3041 Woods Cir	Davis	1, 2C	4 3	(3 0)	1,558	0.039ac	1991	SPR	02/24/10	275.35	22/22	429,000	429,000
1404 Alder Pl	Davis	181, C4	3-4 2	(2 0)	1,600	0.214ac	1970	SR	01/14/10	280.63	155/155	479,000	449,000
1663 Joshua Tree St	Davis	1, 4C	5-6 3	(3 0)	3,283	7536sf	2003	SPR	02/12/10	267.74	87/169	895,000	879,000
Listing Count 5	Averages				1,669					321.90	90/106	500,400	491,000
					High 879,000					Low 319,000			Median 429,000

SOLD Properties

Address	City	Map	Bd	Bth	SqFt	LotSz	Year	WA*	Date	\$/SqFt	DOM/CDOM	Orig Price	List Price	Sale Price	SP %	LP
1827 Fremont Ct #3	Davis	294, E5	2 1	(1 0)	903	0.012ac	1972	SPR	02/22/10	177.19	4/4	154,777	154,777	160,000	103.37	
1506 Claremont Dr	Davis	1, 8B	4 1	(1 0)	1,400	0.219ac	Unkn	SR	02/02/10	214.29	27/27	389,000	349,000	300,000	85.96	
2653 Lafayette Dr	Davis	2, 4l	4-5 3	(3 0)	1,905	0.193ac	1969	SR	02/16/10	217.85	136/136	492,000	435,900	415,000	95.21	
44710 Garden Ct	El Macero	1, 10A	2 2	(2 0)	1,347	2735sf	1974	SR	02/24/10	371.20	99/99	569,000	515,000	500,000	97.09	
831 Mesquite Dr	Davis	1, 10C	4 2	(2 0)	1,685	0.130ac	1997	SR	02/10/10	299.70	26/26	519,000	519,000	505,000	97.30	
3319 Morro Bay	Davis	1, 2C	3 2	(2 0)	1,447	8730sf	1987	SPR	02/04/10	353.84	151/151	559,000	529,000	512,000	96.79	
615 A St	Davis	1, 7D	3 2	(2 0)	1,615	8220sf	1950	SR	02/26/10	328.17	0/0	530,000	530,000	530,000	100.00	
44015 S El Macero Dr	El Macero	1, 1A	3 3	(2 1)	2,356	0.342ac	1980	SR	02/08/10	263.16	18/18	620,000	620,000	620,000	100.00	
221 Faro Ave	Davis	1, 7B	4-5 3	(3 0)	2,245	6720sf	1978	SR	02/08/10	289.09	73/237	649,000	649,000	649,000	100.00	
1939 Alicante St	Davis	1, 11c	4-5 3	(3 0)	2,460	0.187ac	1994	SR	02/25/10	265.04	153/153	725,000	699,000	652,000	93.28	
3808 Gaviota Pl	Davis	1, 11b	4 3	(3 0)	2,688	9148sf	2000	SR	02/18/10	274.93	3/3	749,000	749,000	739,000	98.66	
Listing Count 11	Averages				1,823					277.68	63/78	541,434	522,698	507,455	97.08	
					High 739,000					Low 160,000			Median 512,000			
Report Count 54	Reported Averages				1,718					281.87	71/90	490,141	479,658	507,455		

Reported By: Andrew J Dowling Lic: 01232466 / Coldwell Banker Doug Arnold Phone: 530-753-6485

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

(0040 -0)

All measurements and calculations of area are approximate. Information provided by Seller/Other sources, not verified by Broker. All Interested persons should independently verify accuracy of information. Provided properties may or may not be listed by the office/agent presenting the information.

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