



# CMA Report

Listings as of 09/06/11 at 2:38pm

**Property Type** Residential **Area** 11401, 11405, 11404, 11403, 11402 **Statuses** Pending, Pending Bring Backup, Sold (8/1/2011 to 8/31/2011)

**RESIDENTIAL**  
**PENDING BRING BACKUP Properties**

<b>Listing Count</b> 5	<b>Averages</b>	1,973	239.27	64/75	526,590	514,590
		<b>High</b> 1,195,000	<b>Low</b> 155,000			<b>Median</b> 399,950

**SOLD Properties**

Address	City	Map	Bd	Bth	SqFt	LotSz	Year	WA*	Date	\$/SqFt	DOM/CDOM	Orig Price	List Price	Sale Price	SP % LP
2072 Alta Loma St	Davis	294, C6	2	2 (1 1)	1,160	0.023ac	1973	SPR	08/26/11	160.26	133/133	231,100	199,900	185,900	93.00
3144 Woods Cir	Davis	1, 2C	2	2 (1 1)	1,120	0.023ac	1984	SPR	08/19/11	232.14	58/58	279,000	274,000	260,000	94.89
3331 Seabright Ave	Davis	1, 2C	3	1 (1 0)	1,235	4486sf	1986	SR	08/09/11	229.96	153/153	355,000	290,000	284,000	97.93
853 San Rafael St	Davis	1, 10C	2	1 (1 0)	969	3049sf	1992	SR	08/17/11	301.34	110/305	299,000	294,000	292,000	99.32
1322 Chestnut Ln	Davis	1, 3G	3	1 (1 0)	1,000	0.159ac	1961	SR	08/08/11	323.00	52/52	328,900	326,500	323,000	98.93
1845 Humboldt Ave	Davis	1, 1A	3	2 (2 0)	1,219	0.080ac	1982	SR	08/26/11	272.93	28/28	343,000	339,700	332,700	97.94
44660 Garden Ct	El Macero	1, 14E	2	2 (2 0)	1,252	0.056ac	1973	SPR	08/26/11	283.55	91/91	525,000	412,000	355,000	86.17
3097 Woods Cir	Davis	1, 8D	3-4	3 (3 0)	1,668	0.035ac	1991	SPR	08/17/11	220.02	98/98	399,000	379,000	367,000	96.83
2230 Halsey Cir	Davis	1, 6G	3	3 (2 1)	1,425	4624sf	1996	SR	08/29/11	257.89	32/32	389,500	375,000	367,500	98.00
1343 Marina Cir	Davis	1, 2c	3	2 (2 0)	1,227	0.161ac	1978	SPR	08/31/11	313.77	33/33	485,000	385,000	385,000	100.00
435 G St #207	Davis	1, 5F	2	2 (2 0)	1,134		2008	SR	08/12/11	361.55	49/87	439,000	439,000	410,000	93.39
932 Santiago St	Davis	1, 10C	3	2 (2 0)	1,308	0.130ac	1994	SR	08/29/11	317.28	17/17	429,000	429,000	415,000	96.74
2037 Imperial Ave	Davis	1, 1A	3	3 (2 1)	1,700	5140sf	1989	SR	08/18/11	246.71	151/151	499,000	450,000	419,400	93.20
1503 El Capitan St	Davis	1, 4C	3	2 (2 0)	1,194	4356sf	1997	SR	08/30/11	353.43	19/19	449,500	449,500	422,000	93.88
1040 Columbia Pl	Davis	1, 5F	3	2 (2 0)	1,565	0.231ac	1964	SR	08/19/11	271.57	72/72	480,000	439,000	425,000	96.81
1707 Humboldt Ave	Davis	293, J7	3	2 (2 0)	1,683	0.072ac	1978	SPR	08/31/11	229.42	138/378	525,000	439,900	432,000	98.20
2307 Bryce Ln	Davis	1, 4D	3	2 (2 0)	1,335	5662sf	1990	SR	08/25/11	326.59	14/14	449,000	449,000	436,000	97.10
2031 Catalina Dr	Davis	1, 1A	2-3	3 (2 1)	1,935	0.070ac	Unkn	SR	08/01/11	232.56	60/60	515,000	479,000	450,000	93.95
1115 Villanova Dr	Davis	1, 14D	4	2 (2 0)	1,717		1968	SR	08/03/11	276.65	58/58	475,000	475,000	475,000	100.00
407 12th St	Davis	1, 7c	3	2 (2 0)	1,455	0.193ac	1956	SPR	08/05/11	340.21	7/7	499,000	499,000	495,000	99.20
1306 W 8th St	Davis	1, 1A	3-4	2 (2 0)	2,007	9282sf	1962	SPR	08/18/11	259.09	60/60	555,000	535,000	520,000	97.20
2510 Anza Ave	Davis	1, 1A	3-4	4 (3 1)	3,400	0.225ac	1971	SR	08/08/11	153.53	13/13	625,000	497,888	522,000	104.84
2222 Butte Pl	Davis	1, 3C	3	3 (2 1)	2,026	11120sf	1977	SR	08/18/11	261.60	15/15	539,000	539,000	530,000	98.33
1233 Caricia Dr	Davis	1, 1A	4	3 (3 0)	2,300	0.141ac	1999	SR	08/26/11	232.61	21/21	539,900	539,900	535,000	99.09
44644 Garden Ct	El Macero	1, 12F	2	2 (2 0)	1,750	0.063ac	1972	SR	08/08/11	308.00	2/2	539,000	539,000	539,000	100.00
222 Pintail Pl	Davis	1, 10B	4	3 (3 0)	2,364	4792sf	1993	SR	08/30/11	230.54	36/36	562,000	562,000	545,000	96.98
2307 Isle Royale Ln	Davis	1, 3C	4	3 (3 0)	2,000	5663sf	1991	SR	08/03/11	277.50	22/22	569,000	569,000	555,000	97.54
516 D St #A&B	Davis	1, 1A	2	2 (1 1)	1,406	0.140ac	1896	SR	08/29/11	401.49	43/43	610,000	599,000	564,500	94.24
1012 Fordham Dr	Davis	1, 1a	4	3 (2 1)	2,184	0.223ac	1969	SR	08/24/11	269.69	10/10	589,000	589,000	589,000	100.00
421 Lago Pl	Davis	2, 2E	4	2 (2 0)	2,297	0.231ac	1978	SPR	08/19/11	256.42	3/3	589,000	589,000	589,000	100.00
1519 Navajo St	Davis	1, 4C	4	3 (2 1)	2,349	0.135ac	1999	SR	08/15/11	253.30	3/3	595,000	595,000	595,000	100.00
4227 Arroyo Ave	Davis	1, 12C	4-5	3 (3 0)	3,009	6700sf	2000	SR	08/29/11	202.06	7/7	624,900	624,900	608,000	97.30
921 Sycamore Ln	Davis	1, 5D	4	3 (3 0)	2,040	5000sf	Unde	SR	08/19/11	311.27	50/50	639,000	635,000	635,000	100.00
708 Elmwood Dr	Davis	1, 6D	4	3 (3 0)	2,213	9490sf	1958	SR	08/18/11	320.83	8/8	695,000	695,000	710,000	102.16
2824 Audubon Cir	Davis	1, 9A	5	3 (3 0)	2,596	7222sf	1998	SPR	08/08/11	279.28	9/9	725,000	725,000	725,000	100.00
361 Sandpiper Dr	Davis	1, 1A	5	3 (3 0)	3,200	0.230ac	1992	SPR	08/15/11	232.09	6/6	729,900	729,900	742,673	101.75
27353 El Macero Ct	El Macero	1, 13E	4	3 (3 0)	2,506	0.332ac	1974	SPR	08/15/11	297.29	15/15	755,000	755,000	745,000	98.68
1341 Cassel Ln	Davis	1, 1A	4	3 (3 0)	3,000	0.250ac	2008	SR	08/18/11	325.00	120/120	1,088,500	1,088,500	975,000	89.57

<b>Listing Count</b> 38	<b>Averages</b>	1,846	274.27	48/60	525,347	506,068	493,570	97.53
		<b>High</b> 975,000	<b>Low</b> 185,900			<b>Median</b> 485,000		

<b>Report Count</b> 83	<b>Report Averages</b>	1,774	271.12	59/69	499,295	480,299	493,570
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Featured properties may not be listed by the office/agent presenting this brochure.

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All measurements and calculations of area are approximate. Information provided by Seller/Other sources, not verified by Broker.

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U.S. Patent 6,910,045