

CMA Report

Listings as of 06/26/06 at 3:34am

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**RESIDENTIAL
ACTIVE Properties**

Address	City	Map	Bd Bth	SqFt	LotSz	Year	Date	\$/SqFt	DOM	Orig Price	List Price
241 S Avenue 57 #116	Highland Park	595, C3	2 2	927	1402sf	1962	06/22/06	360.30	4	334,000	334,000
4433 W Rose Hill Dr	Los Angeles	595, C7	3 1	0	3094sf	1921	06/23/06	0.00	3	364,900	364,900
2527 Arthur St	Los Angeles	594, G2	1 1	550	2080sf	1922	06/23/06	754.55	3	415,000	415,000
3933 Wawona St	Los Angeles	564, H7	1 1	644	8400sf	1947	06/22/06	644.41	4	415,000	415,000
4432 Van Horne Ave	Los Angeles	595, F5	3 2	1280	5460sf	1924	06/23/06	374.22	3	479,000	479,000
5931 Mesa Ave	Los Angeles	595, C2	2 1	1663	7500sf	1914	06/20/06	288.03	6	479,000	479,000
518 N Avenue 53	Los Angeles	595, B2	2 1	1120	2535sf	1922	06/23/06	444.64	3	498,000	498,000
1654 Glen Aylsa Ave	Los Angeles	565, B6	2 2	1041	6676sf	1923	06/19/06	479.35	7	499,000	499,000
1153 Isabel St	Los Angeles	594, J4	2 1	620	5600sf	1921	06/19/06	822.58	4	510,000	510,000
4442 Guardia Ave	Los Angeles	595, F4	3 2	1463	6936sf	1956	06/20/06	358.85	6	525,000	525,000
4966 Coringa Dr	Los Angeles	565, B7	3 1	875	6780sf	1954	06/19/06	600.00	7	525,000	525,000
3636 Stockbridge Ave	Los Angeles	595, G6	5 3	2101	4800sf	1925	06/19/06	251.78	4	529,000	529,000
4446 Catalpa St	Los Angeles	635, D2	3 2	1287	6500sf	1940	06/22/06	412.49	4	530,876	530,876(V)
629 Quail Dr	Los Angeles	595, A3	2 1	622	3130sf	1924	06/21/06	860.13	5	535,000	535,000
3349 Isabel Dr	Los Angeles	594, H3	2 1	1039	6350sf	1930	06/23/06	518.77	3	539,000	539,000
6400 Monterey Rd	Los Angeles	595, E3	2 1	1001	4800sf	1915	06/19/06	538.46	6	539,000	539,000
1018 Cresthaven Dr	Los Angeles	565, E7	2 1	936	6350sf	1922	06/19/06	587.61	7	550,000	550,000
4955 Meridian St	Los Angeles	595, A1	2 1	1050	3600sf	1930	06/21/06	538.10	5	565,000	565,000
433 Rainbow Ave	Mount Washing	595, A4	2 1	1021	3830sf	1925	06/20/06	557.79	5	569,500	569,500
1157 Kipling Ave	Los Angeles	565, C6	3 1	951	6060sf	1946	06/23/06	629.86	3	599,000	599,000
4046 Toland Way	Los Angeles	594, H1	2 1	1160	7170sf	1957	06/23/06	516.38	1	599,000	599,000
2929 Haven St	El Sereno	595, F7	3 2	1948	4800sf	2006	06/23/06	322.90	3	629,000	629,000
1555 Campus Rd	Los Angeles	595, A1	3 1	1307	5670sf	1926	06/21/06	496.56	4	649,000	649,000
4670 Carnegie St	Los Angeles	595, D5	3 2	1410	5000sf	2006	06/20/06	460.28	6	649,000	649,000
3714 Glenalbyn Dr	Mount Washing	595, A5	3 3	2052	4095sf	1992	06/19/06	339.67	5	697,000	697,000
4148 Sea View Dr	Mount Washing	595, A3	2 2	1843	5860sf	1967	06/19/06	409.12	6	754,000	754,000
6413-6413 1/2 Crescent St	Los Angeles	595, E2	5 2	2686	11500sf	1910	06/21/06	297.47	3	799,000	799,000
1230 Valrose Ct	Los Angeles	565, C6	4 4	2684	6600sf	2004	06/23/06	428.09	3	1,149,000	1,149,000
855 Oneonta Dr	Mount Washing	594, J2	3 2	2050	15516sf	1941	06/19/06	583.90	6	1,197,000	1,197,000
Listing Count 29		Averages		1333				495.58	4	590,423	590,423
		High		1,197,000				Low	334,000	Median	539,000

Presented By: Cheryl Johnson / Bob Taylor Properties Inc.

Featured properties may not be listed by the office/agent presenting this brochure.
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Address	City	Map	Bd Bth	SqFt	LotSz	Year	Date	\$/SqFt	DOM	Orig Price	List Price
4801 Avoca St	Los Angeles	565, C6	3 2	1733	7100sf	1950	06/24/06	382.00	1	662,000	662,000
206 E Avenue 40	Los Angeles	595, A5	7 7	2864	7492sf	1921	06/19/06	314.25	6	900,000	900,000
Listing Count 2		Averages		2299				348.13	4	781,000	781,000
		High		900,000				Low	662,000	Median	781,000
Report Count 31		Report Averages		1398				486	4	602,719	602,719

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