

# CMA Report

Listings as of 09/11/06 at 3:55am

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**RESIDENTIAL  
ACTIVE Properties**

Address	City	Map	Bd	Bth	SqFt	LotSz	Year	Date	\$/SqFt	DOM	Orig Price	List Price
316 N Avenue 66 #7	Los Angeles	595, E2	2	1	1069	1930sf	1980	08/18/06	280.64	24	360,000	300,000
2820 N Eastern Ave	Los Angeles	595, E7	2	1	608	2265sf	1946	04/10/06	575.66	140	399,999	350,000
5306 York Blvd	Los Angeles	595, E2	2	1	856	5009sf	1919	05/25/06	433.59	109	449,000	371,150
2527 Arthur St	Los Angeles	594, G2	1	1	550	2080sf	1922	06/23/06	690.91	80	415,000	380,000
6022 Piedmont Ave	Los Angeles	595, D2	1	1	702	1400sf	1923	09/01/06	554.13	10	395,000	389,000
4141 Via Marisol #422	Los Angeles	595, D4	2	2	1120	2030sf	1981	07/25/06	365.00	48	428,800	408,800
4080 Via Marisol #138	Los Angeles	595, D4	2	2	1100	5036sf	1981	07/17/06	380.91	55	429,000	419,000
4147 Via Marisol #207	Los Angeles	595, D4	3	2	1299	2030sf	1981	03/30/06	337.57	156	454,000	438,507
1153 Isabel St	Los Angeles	594, J4	2	1	620	5600sf	1921	09/01/06	757.90	10	479,900	469,900
615 Vallejo Villas	Los Angeles	595, D4	2	2	1330	257sf	1981	08/15/06	372.18	27	518,000	495,000
3140 Dorchester Ave	Los Angeles	595, G6	2	1	1059	4800sf	1932	08/03/06	471.20	38	500,000	499,000
4133 SOMERS Ave	Glassell Park	564, H7	1	1	748	2720sf	1948	08/28/06	667.11	14	549,000	499,000
5313 Monterey Rd	Los Angeles	595, D4	4	3	1204	7275sf	1956	06/16/06	414.45	87	589,000	499,000
1211 Montecito Dr	Los Angeles	595, B6	2	1	849	9453sf	1953	08/03/06	587.75	39	539,000	499,000
5041 Aldama St	Los Angeles	595, B2	3	0	912	4356sf	1906	05/05/06	570.18	115	519,000	520,000
3600 Tacoma Ave	Los Angeles	594, J4	2	1	871	4270sf	1956	07/21/06	630.88	52	565,000	549,500
5000 GLEN IRIS Ave	Eagle Rock	565, A6	3	2	1076	5040sf	1948	05/11/06	519.52	77	649,000	559,000
5217 Ellenwood Pl	Los Angeles	564, J5	2	1	1216	4750sf	1924	08/08/06	533.72	33	679,000	649,000(V)
1550 Colorado Blvd	Los Angeles	565, B5	3	1	1118	5837sf	1925	07/21/06	617.17	50	690,000	690,000(V)
5146 Townsend Ave	Los Angeles	565, B5	3	2	1759	7200sf	1935	07/31/06	414.44	42	769,000	729,000
3959 Paige St	Los Angeles	595, C5	3	3	2080	5710sf	2006	09/06/06	364.90	5	779,000	759,000
3871 Filion St	Glassell Park	594, G1	4	3	1900	5960sf	1978	06/01/06	414.74	102	795,000	788,000
5352 Kincheloe Dr	Eagle Rock	565, B5	3	2	1800	4487sf	1945	08/02/06	443.89	39	839,000	799,000
1430 Wildwood Dr	Los Angeles	565, C7	2	2	1352	26140sf	1923	07/20/06	628.62	53	899,000	849,888
5157 Eagle Rock Blvd	Los Angeles	565, A5	5	4	2760	7000sf	1919	08/17/06	336.59	24	959,000	929,000
3630 Tacoma Ave	Los Angeles	594, J4	2	2	2219	26600sf	1924	05/15/06	449.53	90	1,150,000	997,500
<b>Listing Count</b> 26		<b>Averages</b>			1238				492.81	58	607,604	570,625
		<b>High</b>	997,500	<b>Low</b>	300,000	<b>Median</b>	499,000					

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**RESIDENTIAL INCOME**

**ACTIVE Properties**

Address	City	Map	Bd Bth	SqFt	LotSz	Year	Date	\$/SqFt	DOM	Orig Price	List Price
538 E Avenue 39	Los Angeles	595, B6	3 2	1651	5663sf	1923	07/31/06	296.79	42	515,000	490,000
<b>Listing Count</b>	1	<b>Averages</b>		1651				296.79	42	515,000	490,000

		<b>High</b>	490,000	<b>Low</b>	490,000	<b>Median</b>	490,000				
<b>Report Count</b>	27	<b>Report Averages</b>		1253				486	58	604,174	567,639

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