

# CMA Report

Listings as of 07/31/06 at  
4:56pm

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**RESIDENTIAL  
SOLD Properties**

Address		Map	BdBth	SqFt	LotSz	Year	Date	\$/SqFt	DOM	Orig Price	List Price	Sale Price	SP%LP
4433 W Rose Hill Dr	Los Angeles	595, C7	3 1	0	3094sf	1921	07/26/06	0.00	25	364,900	364,900	364,900	100.00
4925 Ithaca Ave	Los Angeles	635, E1	1 2	0	4247sf	1924	07/26/06	0.00	16	369,000	369,000	369,000	100.00
4813 San Marcos Pl	Los Angeles	595, A3	2 1	800	5032sf	1925	07/25/06	556.25	28	539,000	539,000	445,000	82.60
2323 Elmgrove St	Los Angeles	594, H6	2 0	936	5120sf	1923	07/26/06	475.43	6	439,000	439,000	445,000	101.40
5931 Mesa Ave	Los Angeles	595, C2	2 1	1663	7500sf	1914	07/27/06	277.21	22	479,000	479,000	461,000	96.20
521 Quail Dr	Los Angeles	595, A4	2 1	656	4970sf	1923	07/27/06	739.33	20	489,000	489,000	485,000	99.20
953 Dexter St	Los Angeles	595, A2	2 1	879	3290sf	1929	07/28/06	556.31	33	489,000	489,000	489,000	100.00
6040 Farrington Ln	Los Angeles	565, D7	3 1	1006	4600sf	1924	07/26/06	492.05	43	495,000	495,000	495,000	100.00
1456 Holbrook St	Los Angeles	565, C6	2 1	832	6650sf	1920	07/26/06	631.01	27	525,000	525,000	525,000	100.00
5118 Marmion Way	Highland Park	595, B3	3 3	1404	2614sf	2005	07/26/06	383.90	54	539,000	539,000	539,000	100.00
4560 Cleland Ave	Los Angeles	594, J3	3 2	1047	4780sf	1960	07/27/06	549.19	43	549,955	549,955	575,000	104.60
600 Crane Blvd	Mount Washing	595, A3	2 1	0	5600sf	1959	07/27/06	0.00	52	678,000	678,000	658,000	97.10
4430 Vista Superba St	Los Angeles	564, G7	3 2	2061	5100sf	1962	07/28/06	334.79	90	849,000	695,000	690,000	99.30
<b>Listing Count</b> 13		<b>Averages</b>		1128				499.55	35	523,450	511,604	503,146	98.35
		<b>High</b>		690,000				<b>Low</b>	364,900		<b>Median</b>	489,000	
<b>Report Count</b> 13		<b>Report Averages</b>		1128				500	35	523,450	511,604	503,146	

*Presented By: Cheryl Johnson / Bob Taylor Properties Inc.*

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

(RAP04 -0)

Information has not been verified, is not guaranteed, and is subject to change.