

CMA Report

Listings as of 08/14/06 at 4:34am

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**RESIDENTIAL
SOLD Properties**

Address	City	Map	Bd	Bth	SqFt	LotSz	Year	Date	\$/SqFt	DOM	Orig Price	List Price	Sale Price	SP%LP
6051 Roy St	Los Angeles	595, D1	2	1	801	4800sf	1922	08/07/06	586.77	31	470,000	470,000	470,000	100.00
4432 Van Horne Ave	Los Angeles	595, F5	3	2	1280	5460sf	1924	08/08/06	378.91	18	479,000	479,000	485,000	101.30
1526 N Avenue 46	Los Angeles	595, A1	3	2	1528	6750sf	1923	08/10/06	350.13	6	545,000	545,000	535,000	98.20
261 La Follette Dr	Los Angeles	595, D2	3	2	1242	5100sf	1958	08/08/06	446.86	64	569,900	569,900	555,000	97.40
4225 Via Arbolada #549	Los Angeles	595, D4	3	3	1692	9413sf	1983	08/09/06	329.79	71	558,000	558,000	558,000	100.00
2035 Ridgeview Ave	Los Angeles	565, A7	3	2	1353	7210sf	1940	08/08/06	479.67	31	649,000	649,000	649,000	100.00
1332 Upton Pl	Los Angeles	565, C5	3	2	2040	8960sf	1950	08/09/06	350.49	68	849,000	749,000	715,000	95.50
870 Rome Dr	Los Angeles	594, J3	3	2	1479	16988sf	1941	08/11/06	584.85	35	975,000	899,000	865,000	96.20
Listing Count 8					Averages	1427			438.43	41	636,863	614,863	604,000	98.23
					High	865,000			Low	470,000		Median	556,500	
Report Count 8		Report Averages			1427				438	41	636,863	614,863	604,000	

Presented By: Cheryl Johnson / Bob Taylor Properties Inc.

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

(RAP04 -0)

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