





















Tramonto Home Sales Activity - August 2008

Status	# Listings	List Volume	Sold Volume		List Price	Sold Price	Sale/List Price	Approx SQFT	List Price Per Approx SQFT	Sold Price Per Approx SQFT	Agent Days On Market	Cumulative Days On Market
Closed	20	5,658,938	5,592,318	Low Avg High	179,900	181,000	1.01	1,130	72.12	69.46	6	5
					282,947	279,616	0.99	2,653	111.82	110.41	130	167
					441,900	435,000	0.98	4,380	159.20	160.18	423	423

Closed Listings

Photo	List #	COE Date	Address	Year Built	Encoded Features	Square Feet	List Price	Sold Price	List/Sold Price Per Approx SQFT	Cumulative Days On Market
	2925850	8/6/2008	3234 W DONATELLO DR	2004	43FRDXPSO3G	3,613	339,900	340,000	94.08 / 94.10	150
	2980704	8/6/2008	2326 W VIA PERUGIA DR	2005	43FRDX3G	3,464	314,900	327,900	90.91 / 94.66	248
	2890279	8/12/2008	35513 N 31st DR	2002	42RXP2G	2,091	287,000	283,000	137.25 / 135.34	162
	2951952	8/12/2008	3222 W RAPALO RD	2004	53FRDX2G	2,628	259,000	250,000	98.55 / 95.13	317
	3008562	8/13/2008	35418 N 30th AVE	2003	42.5FRDO3G	2,702	280,000	285,000	103.63 / 105.48	21
	3034272	8/14/2008	34804 N 23RD LN	2005	43.5RDP4G	4,380	379,900	382,000	86.74 / 87.21	6
	2974621	8/15/2008	3215 W RAPALO RD	2005	53FRD3G	3,433	314,500	300,000	91.61 / 87.39	68
	2955374	8/15/2008	3017 N Gran Paradiso DR	2004	32FRDO2.5G	2,223	275,000	260,000	123.71 / 116.96	129
	2992364	8/26/2008	2629 W Via Vista DR	2003	54.5RDXP03G	3,948	441,900	435,000	111.93 / 110.18	74
	2916723	8/21/2008	2645 W Florentine RD	2004	32.5RTO2G	2,018	208,000	185,000	103.07 / 91.67	189
	2788211	8/22/2008	3217 W FLORIMOND RD	2007	32RDXN2G	1,670	258,000	230,576	154.49 / 138.07	165
	3023888	8/22/2008	2743 W VIA BONA FORTUNA -	2003	42FRDO2G	1,945	229,900	233,000	118.20 / 119.79	13
	3014962	8/27/2008	3037 W GRAN PARADISO DR	2004	42.5RDP2G	2,113	232,900	235,000	110.22 / 111.22	8
	2860519	8/27/2008	2921 W DONATELLO DR	2002	32.5FRDXPSO2G	2,670	319,900	320,950	119.81 / 120.21	282
	2864174	8/28/2008	3245 W FLORIMOND RD	2007	32.5RDN2G	1,946	219,328	233,000	112.71 / 119.73	296
	3011023	8/26/2008	2317 W Via Perugia --	2005	43FRDXPQO2G	3,250	389,500	380,000	119.85 / 116.92	256
	2934182	8/26/2008	34715 N 24 DR	2004	43.5FRDO2G	3,952	285,000	274,500	72.12 / 69.46	229
	3033001	8/29/2008	34718 N 25 LN	2003	22RO2G	1,130	179,900	181,000	159.20 / 160.18	5
	2788725	8/29/2008	3221 W FLORIMOND RD	2007	33RDXN2G	1,946	221,018	233,000	113.58 / 119.73	423
	2864163	8/29/2008	3327 W FLORIMOND RD	2007	32.5RDN2G	1,946	223,392	223,392	114.80 / 114.80	306