


Tramonto Home Sales Activity - February 2009

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	15	3,689,100	3,611,000	Low Avg High	127,900	123,500	0.97	1,416	56.17	65.79	3	3
					245,940	240,733	0.98	2,803	90.63	88.84	93	253
					489,000	460,000	0.94	5,201	117.48	116.45	473	1,020

Closed Listings

Photo	List #	COE Date	Address	Year Built	Encoded Features	Square Feet	Original List Price	List Price	Sold Price	List/Sold Price Per Approx SQFT	Cumulative Days On Market
	4086710	2/3/2009	3437 W LANGUID LN	2004	42FRX2G	2,423	225,000	225,000	220,000	92.86 / 90.80	92
	4076874	2/4/2009	35715 N 34 LN	2003	43RX2G	2,000	191,700	191,700	191,700	95.85 / 95.85	344
	4013309	2/6/2009	3404 W FLORIMOND RD	2006	32R2G	1,416	204,900	164,900	164,900	116.45 / 116.45	121
	4071653	2/10/2009	2905 W Donatello DR	2002	32.5FRDXPO2.5G	2,670	278,500	250,000	241,000	93.63 / 90.26	338
	4043618	2/13/2009	3405 W LANGUID LN	2004	42FR2G	2,423	265,200	244,900	233,000	101.07 / 96.16	116
	4084760	2/13/2009	35738 N 30TH DR	2004	42.5RD XO3G	2,862	259,900	222,000	222,000	77.57 / 77.57	30
	4094713	2/13/2009	2703 W LANGUID LN	2005	43RDXPO2G	3,207	324,900	324,900	330,000	101.31 / 102.90	528
	4110848	2/13/2009	3226 W RAPALO RD	2004	53RDP3G	2,940	214,900	214,900	214,900	73.10 / 73.10	3
	4082548	2/16/2009	34714 N 24TH DR	2004	43.5FRD2G	3,952	222,000	222,000	260,000	56.17 / 65.79	25
	4103783	2/16/2009	2324 W VILLA CASSANDRA DR	2004	43.5FRDXPO3G	5,201	489,000	489,000	460,000	94.02 / 88.44	68
	3031517	2/18/2009	34707 N 30TH AVE	2004	32.5FRTO2G	1,614	185,000	127,900	123,500	79.24 / 76.52	557
	2864760	2/20/2009	3401 W GALVIN ST	2004	42RO2G	2,009	335,000	200,000	200,000	99.55 / 99.55	1,020
	4022401	2/20/2009	35106 N 25TH AVE	2005	43FRDXPO3G	5,201	599,900	419,000	375,000	80.56 / 72.10	384
	4044627	2/26/2009	2634 W FLORENTINE RD	2003	43.5RSO2G	2,483	300,000	200,000	200,000	80.55 / 80.55	102
	4039874	2/27/2009	34811 N 30TH DR	2003	32.5FRPSO2G	1,642	209,900	192,900	175,000	117.48 / 106.58	80