

Tramonto Market Activity - January 2010

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	13	2,715,810	2,629,650	Low	77,600	67,000	0.82	1,025	75.71	65.37	4	5
				Avg	208,908	202,281	0.98	2,131	94.91	93.03	105	143
				High	449,000	420,000	1.14	3,380	132.84	124.26	493	843

Closed Listings

Photo	MLS #	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
	4300919	1/4/2010	3236 W CARAVAGGIO LN	2004	42RDXO3G	2,299	239,900	239,900	239,900	104.35 / 104.35	7
	4293131	1/5/2010	35009 N 25TH LN	2002	43.5FRDXP2GS	3,060	299,000	299,000	299,000	97.71 / 97.71	30
	4164415	1/7/2010	36014 N 34TH LN	2003	32FRDO3G	2,347	210,000	210,000	190,000	89.48 / 80.95	213
	4290268	1/7/2010	2603 W SAT NAM WAY	2002	43R2G	1,603	134,900	134,900	150,000	84.15 / 93.57	5
	4244686	1/8/2010	3022 W LANGUID LN	2003	32FRDO3G	1,839	225,000	198,000	186,000	107.67 / 101.14	59
	4248310	1/8/2010	2541 W FLORENTINE RD	2003	22RO2G	1,130	149,000	105,000	120,000	92.92 / 106.19	120
	4233012	1/13/2010	34917 N 30TH DR	2004	32.5FRDO2G	1,642	134,900	138,710	143,000	84.48 / 87.09	123
	4007156	1/19/2010	34714 N 21ST LN	2007	43FRDXNO3G	2,700	408,191	269,000	265,000	99.63 / 98.15	843
	4303171	1/21/2010	3333 W GALVIN ST	2004	32RDXP3G	2,103	206,900	184,900	188,000	87.92 / 89.40	45
	4285442	1/22/2010	34909 N 30TH DR	2003	42.5RO2G	1,642	141,750	139,900	141,750	85.20 / 86.33	217
	4242258	1/22/2010	35027 N 30TH AVE	2004	22R1G	1,025	97,000	77,600	67,000	75.71 / 65.37	75
	4299126	1/27/2010	36010 N 31ST AVE	2002	42.5FRDXPO3G	3,380	449,000	449,000	420,000	132.84 / 124.26	24
	4271502	1/29/2010	3112 W SENTINEL ROCK RD	2004	43FRDO3G	2,939	288,900	269,900	220,000	91.83 / 74.86	110