

Tramonto Home Sales Activity - October 2015

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	4,863,999	4,791,900	Low	139,900	142,000	0.94	1,187	96.62	93.44	4	4
				Avg	324,267	319,460	0.99	2,331	136.37	134.41	78	94
				High	1,095,000	1,070,000	1.02	5,486	199.60	195.04	261	261
Overall	15	4,863,999	4,791,900	Low	139,900	142,000	0.94	1,187	96.62	93.44	4	4
				Avg	324,267	319,460	0.99	2,331	136.37	134.41	78	94
				High	1,095,000	1,070,000	1.02	5,486	199.60	195.04	261	261

Selection Criteria for Comparable Properties

Specified listings from the following search: Property type Residential; Inside the map search Polygon; Status of 'Closed'; Zip Code like 85086; Close of Escrow Date between '10/01/2015' and '10/31/2015'.

Closed Listings

Photo	MLS #	Address	COE Date	Under Contract Date	Year Built	Encoded Features	Square Feet	Original List Price	List Price	Sold Price	List/Sold Price Sqrt	Cumulative DOM
	5328591	3005 W CARAVAGGIO LN	10/02/2015	09/03/2015	2002	42FRS3G	2,401	319,900	319,900	319,900	133.24 / 133.24	4
	5288939	34987 N 30TH AVE	10/06/2015	08/23/2015	2004	22RO2G	1,187	144,900	139,900	142,000	117.86 / 119.63	81
	5327230	3029 W GRAN PARADISO DR	10/07/2015	08/30/2015	2004	42FBDO2.5G2S	2,192	276,000	276,000	277,000	125.91 / 126.37	178
	5310081	2741 W VIA CALABRIA --	10/13/2015	09/01/2015	2003	32FRDNO3G3S	2,125	310,000	295,000	292,000	138.82 / 137.41	84
	5320358	3437 W FLORIMOND RD	10/13/2015	09/21/2015	2005	32RDO2G2S	1,416	225,000	225,000	226,000	158.9 / 159.6	36
	5322806	2613 W VIA DE PEDRO MIGUEL --	10/15/2015	09/03/2015	2003	42.5FRDXPSO3G3S	2,622	350,000	350,000	345,000	133.49 / 131.58	31
	5255841	3105 W GRAN PARADISO DR	10/15/2015	09/11/2015	2004	53.5FRDPO3G2S	3,936	394,567	388,500	384,000	98.7 / 97.56	204
	5311667	2761 W VIA CALABRIA --	10/16/2015	09/28/2015	2003	32FRDXPO3G3S	2,126	310,000	299,000	299,000	140.64 / 140.64	66
	5338085	3316 W FLORIMOND RD	10/17/2015	09/28/2015	2012	32RO2G2S	1,253	202,000	202,000	190,000	161.21 / 151.64	16
	5330599	34755 N 30TH AVE 117	10/19/2015	10/02/2015	2004	22RO2G	1,187	158,000	151,999	145,000	128.05 / 122.16	40
	5273754	34921 N 23RD LN	10/23/2015	09/06/2015	2008	56.5FRDXPSO3G	5,486	1,095,000	1,095,000	1,070,000	199.6 / 195.04	249
	5304652	35505 N 30TH DR	10/26/2015	09/05/2015	2002	43FRSO2G	2,465	297,000	297,000	290,000	120.49 / 117.65	86
	5323933	3439 W DARIEN WAY	10/27/2015	09/27/2015	2006	32RD2G	1,416	219,900	219,900	220,000	155.3 / 155.37	37
	5320721	2921 W DONATELLO DR	10/27/2015	09/28/2015	2002	32.5FRDXPSO2G2S	2,670	375,000	364,900	360,000	136.67 / 134.83	46
	5224566	2529 W FLORENTINE RD	10/30/2015	10/08/2015	2003	43.5FRDXO2G4S	2,483	265,000	239,900	232,000	96.62 / 93.44	261