

Tramonto Home Sales Activity - September 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	11	3,310,849	3,172,800	Low Avg High	194,900	194,900	1.00	1,642	76.19	80.35	0	0
					300,986	288,436	0.96	2,855	110.74	104.95	78	130
					350,000	346,000	0.99	4,306	167.10	134.30	257	369

Selection Criteria for Comparable Properties

Specified listings from the following search: Property type Residential; Status of 'Closed'; Zip Code like 85086; Subdivision like *tramonto*; Close of Escrow Date between '09/01/2008' and '09/30/2008'.

Closed Listings

Photo	List #	Address	Built	Encoded Features	Approx SQFT	List Price	Sold Price	List/Sold Price Per Approx SQFT	ADOM	CDOM
	3024505	34912 N 31ST AVE	2004	32.5FRO2G	1,642	194,900	194,900	118.70 / 118.70	34	34
	3030207	34913 N 25th LN	2002	54.5FRDXO3G	4,306	345,000	346,000	80.12 / 80.35	22	12
	3014146	3102 W DONATELLO DR	2002	42.5FRDXPSO3G	3,380	350,000	340,000	103.55 / 100.59	40	40
	2918147	34713 N 22ND LN	2006	42FRD2G	2,423	280,000	280,000	115.56 / 115.56	214	213
	2992371	2609 W Cavalry DR	2003	54FRDPO3G	3,400	340,000	335,000	100.00 / 98.53	111	110
	2895686	2528 W PERDIDO WAY	2002	54FRDXO3G	3,376	349,900	320,000	103.64 / 94.79	257	257
	4038672	35001 N 27TH LN	2001	32FRDO3G	1,945	325,000	240,000	167.10 / 123.39	0	0
	4007153	34711 N 22ND DR	2007	42FRDXN2G	2,420	346,249	325,000	143.08 / 134.30	19	369
	3023368	3025 W Via De Pedro Miguel --	2004	53.5FRDPSO3G	3,936	299,900	320,000	76.19 / 81.30	36	279
	4013821	3412 W MONTELLO RD	2004	32FRDP3G	2,099	229,900	229,900	109.53 / 109.53	15	15
	2988653	34724 N 26TH AVE	2002	43.5RO2G	2,483	250,000	242,000	100.68 / 97.46	110	110