

Closed Sale Properties



Addr: 3530 Elm 305, Long Beach
Area: Bixby- Bixby Knolls- Los Cerritos **MLS #:** P664166
OP: \$259,000
LP: \$120,000 **SP:** \$107,000 **Apx SF:** 728
LD: 11/09/2008 **SD:** 05/21/2009 **\$/SF:** \$146.98
Beds: 1 **Bath To:** 1.00 **LotSF:** 265
YBl: 1979 **Prking:** Assigned, Public, Su **DOM:** 124
Elem: Burroughs **Mid:** Hughes **High:** Polytechnic

Property Description: Bank Wants An Offer By 3/01/2009.... Lender Approved Short Sale - What More Could You Ask For? This One Bedroom Located On The Top Floor Of A Well Maintained Condo Project In California Heights Has Such Features As: Ceiling Fans, High Vaulted Ceilings, Laminate And Tile Floors, Faces East With Some West Windows. The Association Even Has A Spa And Outside Entertaining Area. The Home Is Perfect For The First Time Buyer And Investor. The Bank Wants The Home Sold..



Addr: 3565 Linden 261, Long Beach **MLS #:** P660636
Area: Bixby- Bixby Knolls- Los Cerritos
OP: \$140,000
LP: \$111,900 **SP:** \$115,000 **Apx SF:** 602
LD: 10/15/2008 **SD:** 05/05/2009 **\$/SF:** \$191.03
Beds: 1 **Bath To:** 1.00 **LotSF:** 392
YBl: 1973 **Prking:** **DOM:** 134
Elem: **Mid:** **High:**

Property Description: Step-Down Living Room With Balcony Access, Kitchen Features Electric Biro, Dishwasher, Refrigerator, Disposal & Tile Counter Tops. 1 Bedroom With Mirrored Closet Sliders, 1 Bath In Fha-Approved Complex. Parking Space #6 Included. Complex Includes Pool, Spa, Bbq, Gym! 1 Pet Allowed Under 25 Pounds.



Addr: 3530 Elm 110, Long Beach **MLS #:** P669753
Area: Bixby- Bixby Knolls- Los Cerritos
OP: \$129,900
LP: \$129,900 **SP:** \$118,500 **Apx SF:** 703
LD: 12/31/2008 **SD:** 05/29/2009 **\$/SF:** \$168.56
Beds: 1 **Bath To:** 1.00 **LotSF:** 265
YBl: 1979 **Prking:** **DOM:** 33
Elem: **Mid:** **High:**

Property Description: Affordable Long Beach Condo. Conveniently Located, This Property Features An Updated Kitchen, Tile And Carpet Flooring, And Gated, Underground Parking



Addr: 3500 Elm #10, Long Beach **MLS #:** P679753
Area: Bixby- Bixby Knolls- Los Cerritos
OP: \$135,200
LP: \$135,200 **SP:** \$135,000 **Apx SF:** 782
LD: 03/13/2009 **SD:** 05/01/2009 **\$/SF:** \$172.63
Beds: 2 **Bath To:** 2.00 **LotSF:** 0
YBl: 1968 **Prking:** Subterranean **DOM:** 10
Elem: **Mid:** **High:**

Property Description: Single Level Downstairs Unit Condo. Association Pool. Gated Complex. Subterranean Parking. Looks And Shows Nice. Two Bedrooms And Two Bathrooms.

Closed Sale Properties



Addr: 3500 Linden 202, Long Beach
Area: Bixby- Bixby Knolls- Los Cerritos **MLS #:** P679018
OP: \$179,900
LP: \$179,900 **SP:** \$185,000 **Apx SF:** 903
LD: 03/10/2009 **SD:** 04/29/2009 **\$/SF:** \$204.87
Beds: 2 **Bath To:** 2.00 **LotSF:** 888
YBl: 1989 **Prking:** **DOM:** 1
Elem: **Mid:** **High:**

Property Description: Cozy 2 Bed 2 Bath Woth Wood Floors Through Out. Master Bedroom Has Walk In Closet. Secure Complex With Gated Parking



Addr: 3113 Atlantic 12, Long Beach **MLS #:** 09358139
Area: Bixby- Bixby Knolls- Los Cerritos
OP: \$232,200
LP: \$232,200 **SP:** \$210,000 **Apx SF:** 1,233
LD: 03/25/2009 **SD:** 05/26/2009 **\$/SF:** \$170.32
Beds: 2 **Bath To:** 3.00 **LotSF:** 0
YBl: 1981 **Prking:** **DOM:** 23
Elem: **Mid:** **High:**

Property Description: Great Townhouse With Hardwood Floors Downstairs. Huge 2 Car Attached Garage. Gated Pool And Jacuzzi. Washer/Dryer Located Upstairs. 2 Spacious Master Bedrooms Each With Their Own Balcony.



Addr: 4324 Boyar Long Beach **MLS #:** P681482
Area: Bixby- Bixby Knolls- Los Cerritos
OP: \$300,000
LP: \$300,000 **SP:** \$280,000 **Apx SF:** 1,003
LD: 03/24/2009 **SD:** 05/26/2009 **\$/SF:** \$279.16
Beds: 3 **Bath To:** 1.00 **LotSF:** 6,216
YBl: 1944 **Prking:** **DOM:** 4
Elem: Longfellow **Mid:** Hughes **High:** check city

Property Description: Probate. Property In Need Of Repairs.



Addr: 1806 East Silva Long Beach **MLS #:** P676725
Area: Bixby- Bixby Knolls- Los Cerritos
OP: \$279,900
LP: \$279,900 **SP:** \$289,000 **Apx SF:** 1,354
LD: 02/21/2009 **SD:** 04/30/2009 **\$/SF:** \$213.44
Beds: 3 **Bath To:** 2.00 **LotSF:** 7,200
YBl: 1942 **Prking:** **DOM:** 21
Elem: **Mid:** **High:**

Property Description: Bring Your Contractor And Save. This Property Features 3 Bedrooms, 2 Bathrooms And A Large Kitchen In Over 1,300 Square Foot With A Large 7,200 Square Foot Lot. Large Driveway With Detached Two Car Garage Is Ideal For Motor Vehicles Of All Types. Fix And Save.

Closed Sale Properties



Addr: 4829 Falcon Long Beach
Area: Bixby- Bixby Knolls- Los Cerritos **MLS #:** P678837
OP: \$299,900
LP: \$299,900 **SP:** \$299,900 **Apx SF:** 810
LD: 03/02/2009 **SD:** 04/28/2009 **\$/SF:** \$370.25
Beds: 2 **Bath To:** 1.00 **LotSF:** 5,350
YBl: 1942 **Prking:** **DOM:** 62
Elem: **Mid:** **High:**

Property Description: Very Clean And Ready To Move In. Cute Kitchen With Eat In Dining Room Area, Hardwood Floors, And A Great Back Yard With Covered Patio. Close To Shopping And Schools In Ridgewood Heights



Addr: 375 East 36Th 12, Long Beach
Area: Bixby- Bixby Knolls- Los Cerritos **MLS #:** P658379
OP: \$350,000
LP: \$350,000 **SP:** \$300,000 **Apx SF:** 1,480
LD: 09/30/2008 **SD:** 04/30/2009 **\$/SF:** \$202.70
Beds: 2 **Bath To:** 3.00 **LotSF:** 1,076
YBl: 1966 **Prking:** Garage Door Opener, **DOM:** 216
Elem: **Mid:** **High:**

Property Description: Beautifully Remodeled Townhome. 1480 Sqft. Short Sale. Submit All Offers. The Seller'S Lender Is Open For Acceptable Offer And Said The Turn Around Time Is 45 Days. Completely Remodeled Through Out. Granite Kitchen Counter Top, Maple Cabinetries, Stainless Appliances, Designer Tiles, Formal Dining, Split Leveled To 10 1/2' High Ceiling Living Room, Hardwood, Parquet Floors, Mahogany Front Door, Oversized Master Bedroom With Master Bath With Designer Tile Thru Out, Jacuzzi Tub. Private Balconey. Immaculate Tenant Occupied. Must See And Steal This Beauty At The Incredible Price!



Addr: 3939 North Virginia 115, Long Beach
Area: Bixby- Bixby Knolls- Los Cerritos **MLS #:** P676502
OP: \$304,900
LP: \$304,900 **SP:** \$305,000 **Apx SF:** 1,446
LD: 02/18/2009 **SD:** 05/04/2009 **\$/SF:** \$210.93
Beds: 2 **Bath To:** 2.00 **LotSF:** 1,459
YBl: 1974 **Prking:** Public, Gated, Subte **DOM:** 50
Elem: **Mid:** **High:**

Property Description: Lovely 2-Br. 2 Baths Condo In 'Virginia Village' Community. Gated~Pool Spa. Great Kitchen And Separate Diningroom. Stall Shower And Bath-Tub With Overhead Shower. Separate Private Patio. 2 Parking Car Spaces

Closed Sale Properties



Addr: 4614 Goldfield Long Beach
Area: Bixby- Bixby Knolls- Los Cerritos **MLS #:** P672157
OP: \$299,000
LP: \$299,000 **SP:** \$315,000 **Apx SF:** 1,012
LD: 01/17/2009 **SD:** 05/04/2009 **\$/SF:** \$311.26
Beds: 3 **Bath To:** 1.00 **LotSF:** 6,260
YBl: 1944 **Prking:** **DOM:** 51
Elem: **Mid:** **High:**

Property Description: Home Needs TLC! Fabulous Bixby Highlands Location! This Cozy 3 Bedroom 1 Full Bath Home Is Nestled On Lovely Tree Lined Street. Home Features Open Living Room Complete With Fireplace And Hard Wood Floors Throughout. Spacious Kitchen With Plenty Of Counter And Cabinet Space, American Vision Double Pane Windows, Newer Furnace, Private Back Yard And 2 Car Garage.



Addr: 3705 Orange Long Beach **MLS #:** P672520
Area: Bixby- Bixby Knolls- Los Cerritos
OP: \$310,000
LP: \$310,000 **SP:** \$319,000 **Apx SF:** 840
LD: 01/14/2009 **SD:** 04/29/2009 **\$/SF:** \$379.76
Beds: 2 **Bath To:** 1.00 **LotSF:** 2,950
YBl: 1929 **Prking:** **DOM:** 73
Elem: **Mid:** **High:**

Property Description: Adorable Spanish Style Home In Historical California Heights! Starter! 2 Bedrooms 1 Bath With Hardwood Floors And Vintage Features Throughout, Coved Ceilings, Fireplace In Living Area, Light And Bright, Kitchen With Plenty Of Cabinets, Beautiful Spanish Tile In Kitchen & Laundry. Master Bedroom Has French Doors Leading To Covered Spanish Tiled Patio & Inviting Backyard. 2-Car Detached Garage. Close To Fwys. Shops And Award Winning Schools. A Must See For This Price!



Addr: 3673 West Country Club A, Long Beach **MLS #:** P681528
Area: Bixby- Bixby Knolls- Los Cerritos
OP: \$324,900
LP: \$324,900 **SP:** \$325,000 **Apx SF:** 1,221
LD: 03/27/2009 **SD:** 05/26/2009 **\$/SF:** \$266.18
Beds: 2 **Bath To:** 2.00 **LotSF:** 2,714
YBl: 1975 **Prking:** **DOM:** 6
Elem: Los Cerritos **Mid:** Hughes Middle Schoo **High:** Poly HS

Property Description: Not Reo Or Short Sale>>Regular Sale!! This Wonderful Cape Cod Style Condo Is Nestled In The Center Of The Country Club Gardens. First Class Condition. Pride Of Ownership. There Are Quaint Brooks Trickling Throughout This Complex...This Unit A Is Nestled In The Midst Of The Homes. Boasting 2 Bedrooms And 2 Bathrooms And A Den...Huge Master Large Closets..Tons Of Storage..Den Includes Built In Tv Unit. The Living Room Is Light, Bright And Charming And Leads Directly To The Formal Dining Room. While Glancing Outside The View Is One Of Tranquility.Out Front Is A Private Patio..With View Of Bubbling Brook. You Hear Water Falls Throughout This Neighborhood. This Prime Unit Includes An Extra Large 2 Car Attached Garage.....With Inside Laundry, And Craft Area And Spot For Computer...Too. This Best Quality Home Offers All Amenities. Amazing Swimming Pool Area Resort Like Quality...This Is A Terrific Complex To Call Home...This Is Not A Short Sale Or Reo...This Is Just A Regular Sale.

Closed Sale Properties



Addr: 4433 Gundry Long Beach
Area: Bixby- Bixby Knolls- Los Cerritos **MLS #:** P682966
OP: \$399,900
LP: \$399,900 **SP:** \$380,000 **Apx SF:** 1,111
LD: 04/08/2009 **SD:** 05/19/2009 **\$/SF:** \$342.03
Beds: 3 **Bath To:** 1.00 **LotSF:** 7,020
YBl: 1944 **Prking:** **DOM:** 9
Elem: **Mid:** **High:**

Property Description: Situated On A Quiet Street In Bixby Terrace, This 3 Bedroom, 1 Bath Home Is Just Waiting For Your Buyers. Living Room Boasts New Fan, Crown Molding, And Fireplace. Kitchen Has Upgraded Cabinets, New Granite Countertops, And New Tile Floors. Voucher For Stove And Dishwasher Offered. Eat In Kitchen Plus Formal Dining Room. Dual Pane Windows. Refinished Hardwood Floors. Yard Has Brand New Sod, And New Tasteful Landscaping With New Irrigation On A Timer. Move In Ready. Award Winning Longfellow Elementary And Hughes Middle Schools. Near Convenient Shopping And Neighborhood Parks.



Addr: 4148 Walnut Long Beach
Area: Bixby- Bixby Knolls- Los Cerritos **MLS #:** P663801
OP: \$479,000
LP: \$429,000 **SP:** \$389,000 **Apx SF:** 1,600
LD: 11/05/2008 **SD:** 05/06/2009 **\$/SF:** \$243.13
Beds: 4 **Bath To:** 2.00 **LotSF:** 5,550
YBl: 1943 **Prking:** **DOM:** 139
Elem: Longfellow **Mid:** Hughes **High:** Check city

Property Description: New Lower Price !!!Property Includes New Master Bedroom With Custom Tub And Shower, Double Sinks And Walk-In Closet. French Doors Leading To Plush Backyard With Custom Waterfall And Private Spa Tub. Long Paver Driveway Leading To A 2 Car Detached Garage. Award Winning Longfellow Elementary And Hughes Middle Schools. Near Convenient Shopping And Neighborhood Parks.



Addr: 4704 Brayton Long Beach
Area: Bixby- Bixby Knolls- Los Cerritos **MLS #:** S521117
OP: \$800,000
LP: \$465,000 **SP:** \$390,000 **Apx SF:** 1,692
LD: 02/07/2008 **SD:** 05/20/2009 **\$/SF:** \$230.50
Beds: 3 **Bath To:** 2.00 **LotSF:** 10,240
YBl: 1941 **Prking:** **DOM:** 350
Elem: **Mid:** **High:**

Property Description: Approved Short Sale. Beautiful 3 Bed, 2 Full Bath Home In Bixby. Open, Sunny Floorplan, Large Rooms With Great Closet Space. Beautiful Laminate Wood Flooring. Remodeled Kitchen, Stone Fireplace In Family Room. French Doors In Master Bed Leading To Backyard. Double-Paneled Windows, White Wood Blinds. Recessed Lighting Throughout. Upgraded Bathrooms. Nice Landscape With Sprinklers. Lighted Walkway. Over 10,000 Sq.Ft. Lot. Great Backyard For Entertaining. Close To Shops, Restaurants, Scherer/Cherry/Bixby Knolls Parks, And Barton Elementary School.

Closed Sale Properties



Addr: 3945 Gardenia Long Beach
Area: Bixby- Bixby Knolls- Los Cerritos **MLS #:** P675616
OP: \$475,000
LP: \$460,000 **SP:** \$437,500 **Apx SF:** 1,166
LD: 02/12/2009 **SD:** 05/07/2009 **\$/SF:** \$375.21
Beds: 2 **Bath To:** 1.00 **LotSF:** 6,250
YBl: 1939 **Prking:** RV Access/Parking **DOM:** 79
Elem: **Mid:** **High:**

Property Description: Great Bixby Terrace Home With So Much To Offer. Great Curb Appeal With Newer Landscaping And Hardscaping. Great Porch With Seating Area And Welcoming Entrance. Large Living Room With Wood Floors And Even A Nook For An Office With Built-In Bookshelves. The Living Room Is Light Bright And Airy With A Large Fireplace As Its Focal Point. Large Dining Room With Big Window Facing The Amazing Backyard. Newer Fencing, Custom Hardscape, Custom Landscaping, Lighting And Sprinklers Around Yard. Custom Paint Colors Throughout. Original Kitchen With Great Retro Stove And Many Windows In Separate Eat-In Area Of Kitchen. Separate Indoor Laundry Room. Alley Access And Detached Double Car Garage. Also, A Separate Area For Possible Gated Rv Or Boat Storage Area. Blue Ribbon School District, Easy Access To Freeways. Turnkey Great Home That Is A Regular Sale. This Is Not A Short Sale Or Reo! Don'T Let This One Get Away!



Addr: 3455 Gardenia Long Beach
Area: Bixby- Bixby Knolls- Los Cerritos **MLS #:** P670994
OP: \$499,000
LP: \$499,000 **SP:** \$479,000 **Apx SF:** 1,362
LD: 01/09/2009 **SD:** 04/28/2009 **\$/SF:** \$351.69
Beds: 3 **Bath To:** 2.00 **LotSF:** 5,760
YBl: 1939 **Prking:** **DOM:** 65
Elem: **Mid:** **High:**

Property Description: Pristine Move-In Condition! Flawless Hardwood Floors Have Recently Been Refinished And Interior And Exterior Of Home Have Recently Been Repainted. Full Copper Plumbing And Recently Installed Double-Hung Energy Efficient Windows Throughout Home. Large Living Room And Dining Area With Lots Of Windows To Let In Natural Light. Open Spacious Kitchen With Rows Of Oak Cabinetry And White Ceramic Tile Counters. Breakfast Area With Corner Windows And French Door Leading To Rear Patio Deck. Inside Off-Kitchen Laundry For Side-By-Side Washer And Dryer And Additional Storage. Large Master Suite With New Carpeting, Walk-In Closet And Private Full Bath. Additional Two Bedrooms Have Gleaming Hardwood Floors And Walk-In Closets. Hallway With Coat Closet, Linen Closet And Access To Remodeled Full Guest Bath. Very Large Park-Like Rear Yard Has Wide Expanse Of Lush Lawn And Mature Trees And Access To The 2 Car Alley-Accessed Garage.



Addr: 3456 Rose Long Beach
Area: Bixby- Bixby Knolls- Los Cerritos **MLS #:** P679803
OP: \$534,000
LP: \$534,000 **SP:** \$525,000 **Apx SF:** 1,545
LD: 03/16/2009 **SD:** 05/18/2009 **\$/SF:** \$339.81
Beds: 3 **Bath To:** 2.00 **LotSF:** 5,760
YBl: 1937 **Prking:** **DOM:** 26
Elem: Burroughs **Mid:** Hughes **High:** Poly

Property Description: Wow!! What A Great Property! Much Larger Than It Looks From The Outside. Turnkey Condition And Priced To Sell Now! This Model Perfect 1937 Custom Home Features The Finest In Hardwood Flooring, Crown Molding, Custom Paint, And Finishing Touches Throughout. Spacious Formal Living Room W/Large Bay Window. French Mullioned Windows In The Living And Dining Rooms. Remodeled Kitchen W/Breakfast Bar To Family Room W/Raised Hearth Fireplace. Remodeled Hallway Bath. Two Guest Bedrooms With Coved Ceilings & Walk-In Closets. Master Suite W/Fireplace And Double French Doors To Raised Brick Terrace. Master Bath With Huge, Glass Walled Shower. Pergola Covered Patio Overlooking Beautifully Landscaped Rear And Side Yards, And A Spa Off The Master Suite.

Closed Sale Properties



Addr: 618 West Terrylynn Long Beach
Area: Bixby- Bixby Knolls- Los Cerritos **MLS #:** P677507
OP: \$559,000
LP: \$559,000 **SP:** \$575,000 **Apx SF:** 2,144
LD: 02/27/2009 **SD:** 05/01/2009 **\$/SF:** \$268.19
Beds: 3 **Bath To:** 3.00 **LotSF:** 7,991
YBl: 1950 **Prking:** **DOM:** 38
Elem: Los Cerritos **Mid:** Hughes **High:** Poly

Property Description: Traditional 'Leave It To Beaver' Pool Home,Lovingly Owned And Cared For By The Original Owners Since 1950. Located In The Heart Of The Virginia Country Club Area Of Long Beach, Close To Excellent Schools, Take Leisurely Walks Around The Tree Lined Neighborhood Streets And Enjoy The Beautiful'Los Cerritos' Park Nearby. New Copper Plumbing,Carpet And Interior Paint. Added And Permitted Family Room With Brick Fireplace,Secretary Desk And Wet Bar. Adt Security System,Crown Molding,Inside Laundry Room,Formal Terrazzo Tiled Entry,Living Room With Fireplace That Opens To Private Backyard,Formal Dining Room With Pool View,Large Open Kitchen With Eating Area,In Ground Tiled Pool And Spa, Alley Access Off 2 Car Detached Garage.



Addr: 3065 Linden Long Beach
Area: Bixby- Bixby Knolls- Los Cerritos **MLS #:** P660449
OP: \$645,000
LP: \$585,000 **SP:** \$585,900 **Apx SF:** 2,660
LD: 10/14/2008 **SD:** 05/01/2009 **\$/SF:** \$220.26
Beds: 3 **Bath To:** 3.00 **LotSF:** 6,499
YBl: 2002 **Prking:** **DOM:** 58
Elem: **Mid:** **High:**

Property Description: Sold For \$850,000.00 In 2005! Bank In & Own This Deal! 3 Bed / 2.5 Ba Home With 2 Car Garage! Features: Beautiful Home With Hardwood Flooring And Livingroom Has A Fireplace. Kitchen Has Granite Countertops And Has Lots Of Storage Spaces. Masterbedroom Has A Balcony. Nice Spacious Backyard With A Covered Patio Great For Get-Togethers And Bbq. Hurry Or Miss This Great Deal!



Addr: 3820 Country Club Long Beach
Area: Bixby- Bixby Knolls- Los Cerritos **MLS #:** P674674
OP: \$669,900
LP: \$629,900 **SP:** \$610,000 **Apx SF:** 2,131
LD: 02/06/2009 **SD:** 05/29/2009 **\$/SF:** \$286.25
Beds: 4 **Bath To:** 2.00 **LotSF:** 8,800
YBl: 1915 **Prking:** **DOM:** 61
Elem: **Mid:** **High:**

Property Description: This Striking Home Is Located Near The Prestigious Virginia Country Club. Features Includes Travertine Floors And Fireplace, Updated Kitchen With Beautiful Granite Countertops, Custom Cabinets, Hardwood Floors, Crown Molding, Spacious Backyard And Much Much More! Property Has Been A Little Neglected, Needing Minor Repairs. Bank Owned Property Being Sold 'As Is.'

Closed Sale Properties

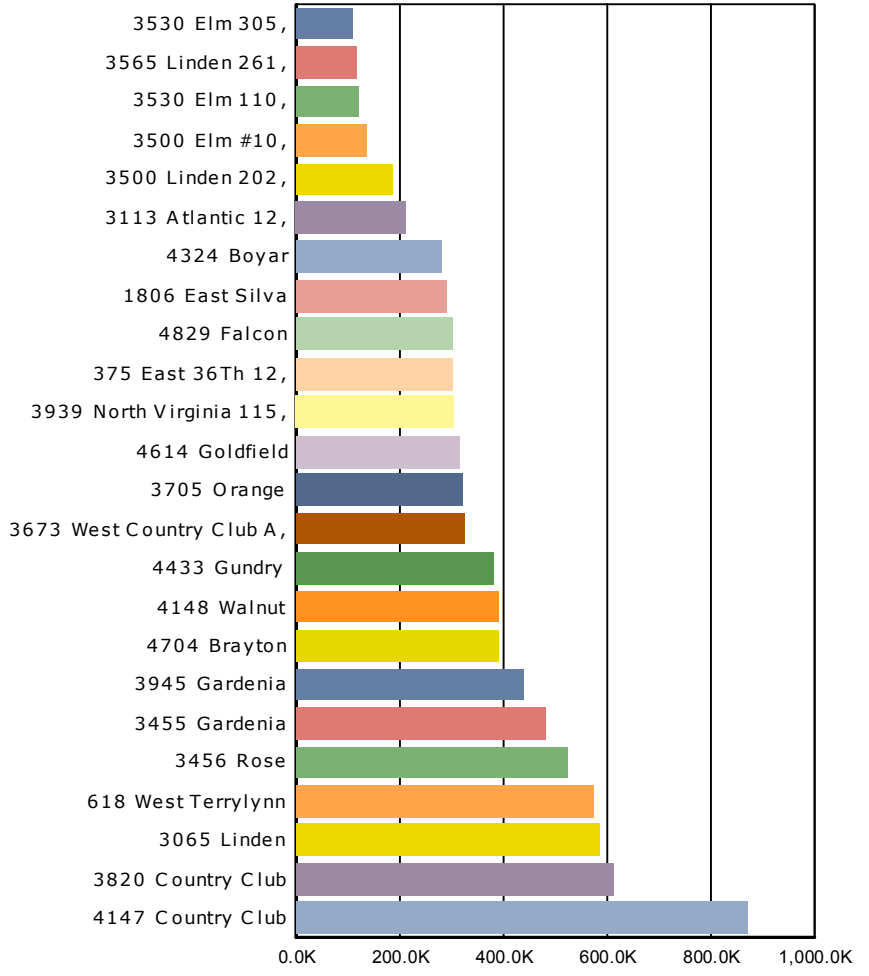


Addr: 4147 Country Club Long Beach
Area: Bixby- Bixby Knolls- Los Cerritos **MLS #:** S557033
OP: \$1,025,000
LP: \$875,000 **SP:** \$870,000 **Apx SF:** 3,852
LD: 12/12/2008 **SD:** 04/28/2009 **\$/SF:** \$225.86
Beds: 3 **Bath To:** 3.00 **LotSF:** 13,850
YBl: 1948 **Prking:** Garage Door Opener, **DOM:** 150
Elem: **Mid:** **High:**

Property Description: Sprawling Single Story Home Situated On Nearly A Third Of An Acre! Set Far From The Street This Single Story Home Features A Gated Courtyard Entry And Lush Landscaping. The Gourmet Kitchen Was Recently Remodeled With Custom Cabinetry, Granite Counters And Top Of The Line Appliances - Dacor Free-Standing Stainless Steel Double Oven With 6-Burner Cooktop, Bosch Dishwasher, Sub-Zero Built-In Refridgerator And Dacor Microwave And Features A Breakfast Nook. All Rooms Are Oversized In This Home Of Approximately 3,852 Sq Ft (Per The Assessor). The Formal Dining Room Overlooks The Lush, Park-Like Grounds, The Formal Living Room Features A Fireplace And A Wall Of Windows To The Back Yard Views. The Oversized Family Room Is Complimented By A Brick-Faced Fireplace And Built-In Book Shelves. The Home Also Features A Large Sun Room And Spacious Bedrooms. This May Be The Best Value In Virginia Country Club.

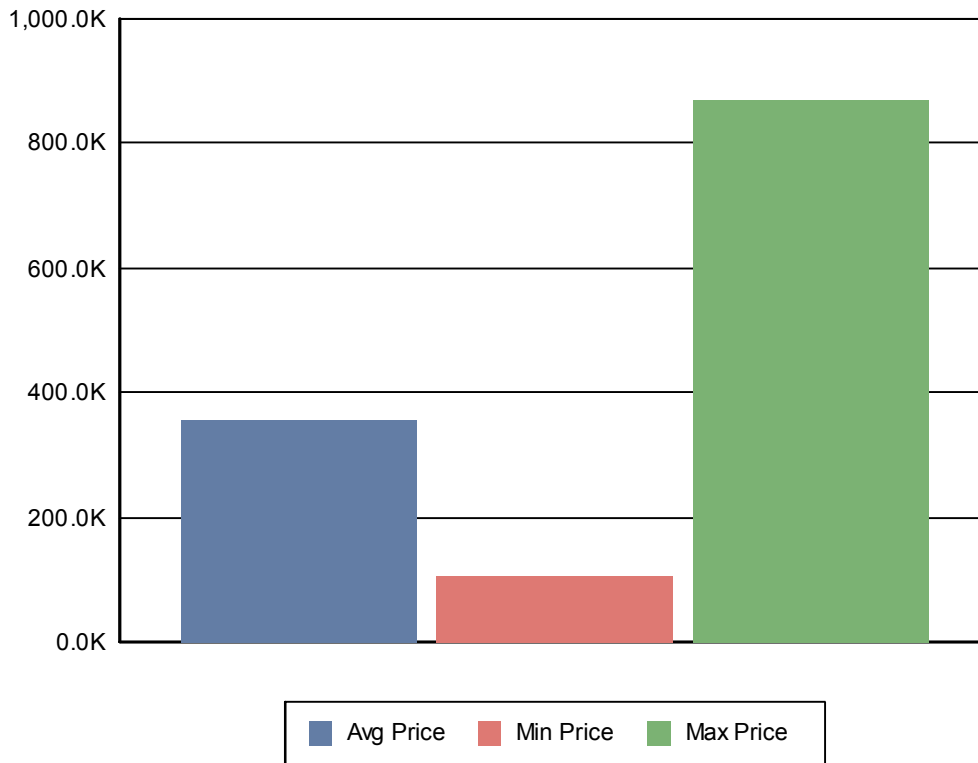
Closed Sale Properties

Total # of Listings	24
Lowest Price	\$107,000
Highest Price	\$870,000
Average Price	\$356,033
Avg. Price/SqFt	\$257.13
Avg DOM	74



CMA Pro Report

Summary Graph/Analysis



Cumulative Analysis

Listing Category	Lowest Price	Highest Price	Average Price	Avg \$ Per SqFt
Closed Sale	\$107,000	\$870,000	\$356,033	\$257.13
Totals / Averages	\$107,000	\$870,000	\$356,033	\$257.13

Sold Property Analysis

Address	List Price	Sold Price	DOM	%SP/LP	SP/Sqft
3530 Elm 305, Long Beach	\$120,000	\$107,000	124	-%10.83	\$146.98
3565 Linden 261, Long Beach	\$111,900	\$115,000	134	%2.77	\$191.03
3530 Elm 110, Long Beach	\$129,900	\$118,500	33	-%8.78	\$168.56
3500 Elm #10, Long Beach	\$135,200	\$135,000	10	-%0.15	\$172.63
3500 Linden 202, Long Beach	\$179,900	\$185,000	1	%2.83	\$204.87
3113 Atlantic 12, Long Beach	\$232,200	\$210,000	23	-%9.56	\$170.32
4324 Boyar Long Beach	\$300,000	\$280,000	4	-%6.67	\$279.16
1806 East Silva Long Beach	\$279,900	\$289,000	21	%3.25	\$213.44
4829 Falcon Long Beach	\$299,900	\$299,900	62	%0.00	\$370.25
375 East 36Th 12, Long Beach	\$350,000	\$300,000	216	-%14.29	\$202.70
3939 North Virginia 115, Long Beach	\$304,900	\$305,000	50	%0.03	\$210.93
4614 Goldfield Long Beach	\$299,000	\$315,000	51	%5.35	\$311.26
3705 Orange Long Beach	\$310,000	\$319,000	73	%2.90	\$379.76
3673 West Country Club A, Long Beach	\$324,900	\$325,000	6	%0.03	\$266.18
4433 Gundry Long Beach	\$399,900	\$380,000	9	-%4.98	\$342.03
4148 Walnut Long Beach	\$429,000	\$389,000	139	-%9.32	\$243.13
4704 Brayton Long Beach	\$465,000	\$390,000	350	-%16.13	\$230.50
3945 Gardenia Long Beach	\$460,000	\$437,500	79	-%4.89	\$375.21
3455 Gardenia Long Beach	\$499,000	\$479,000	65	-%4.01	\$351.69

Date: 7/12/2009

CMA Pro Report

3456 Rose Long Beach	\$534,000	\$525,000	26	-%1.69	\$339.81
618 West Terrylynn Long Beach	\$559,000	\$575,000	38	%2.86	\$268.19
3065 Linden Long Beach	\$585,000	\$585,900	58	%0.15	\$220.26
3820 Country Club Long Beach	\$629,900	\$610,000	61	-%3.16	\$286.25
4147 Country Club Long Beach	\$875,000	\$870,000	150	-%0.57	\$225.86
Total Averages	\$367,229	\$356,033	74	%-3.12	\$257.13

Note: Selected properties without SQFT values are not included in the "Average per Sqft" calculations

Property Summary

S	Street Address	Bds	Bth	Sqft	Built	L Price	S Price	Sold Date	DOM
S	3530 Elm 305	1	1.00	728	1979	\$120,000	\$107,000	05/21/2009	124
S	3565 Linden 261	1	1.00	602	1973	\$111,900	\$115,000	05/05/2009	134
S	3530 Elm 110	1	1.00	703	1979	\$129,900	\$118,500	05/29/2009	33
S	3500 Elm #10	2	2.00	782	1968	\$135,200	\$135,000	05/01/2009	10
S	3500 Linden 202	2	2.00	903	1989	\$179,900	\$185,000	04/29/2009	1
S	3113 Atlantic 12	2	3.00	1,233	1981	\$232,200	\$210,000	05/26/2009	23
S	4324 Boyar	3	1.00	1,003	1944	\$300,000	\$280,000	05/26/2009	4
S	1806 East Silva	3	2.00	1,354	1942	\$279,900	\$289,000	04/30/2009	21
S	4829 Falcon	2	1.00	810	1942	\$299,900	\$299,900	04/28/2009	62
S	375 East 36Th 12	2	3.00	1,480	1966	\$350,000	\$300,000	04/30/2009	216
S	3939 North Virginia 115	2	2.00	1,446	1974	\$304,900	\$305,000	05/04/2009	50
S	4614 Goldfield	3	1.00	1,012	1944	\$299,000	\$315,000	05/04/2009	51
S	3705 Orange	2	1.00	840	1929	\$310,000	\$319,000	04/29/2009	73
S	3673 West Country Club A	2	2.00	1,221	1975	\$324,900	\$325,000	05/26/2009	6
S	4433 Gundry	3	1.00	1,111	1944	\$399,900	\$380,000	05/19/2009	9
S	4148 Walnut	4	2.00	1,600	1943	\$429,000	\$389,000	05/06/2009	139
S	4704 Brayton	3	2.00	1,692	1941	\$465,000	\$390,000	05/20/2009	350
S	3945 Gardenia	2	1.00	1,166	1939	\$460,000	\$437,500	05/07/2009	79
S	3455 Gardenia	3	2.00	1,362	1939	\$499,000	\$479,000	04/28/2009	65
S	3456 Rose	3	2.00	1,545	1937	\$534,000	\$525,000	05/18/2009	26
S	618 West Terrylynn	3	3.00	2,144	1950	\$559,000	\$575,000	05/01/2009	38
S	3065 Linden	3	3.00	2,660	2002	\$585,000	\$585,900	05/01/2009	58
S	3820 Country Club	4	2.00	2,131	1915	\$629,900	\$610,000	05/29/2009	61
S	4147 Country Club	3	3.00	3,852	1948	\$875,000	\$870,000	04/28/2009	150