

CMA Summary Report

RESIDENTIAL Summary Statistics

High	Low	Average	Median
LP:\$3,095,000	\$1,995,000	\$2,485,857	\$2,424,500
SP:\$2,960,000	\$2,150,000	\$2,514,909	\$2,495,000

RESIDENTIAL - Pending

Number of Properties: 3

Num	MLS #	Status	Style	FIAdd	ZipArea	Beds	TotB	COEDate	LotSz	SPperSF	YrBlit	EstSF	EstSF	DOM	LP	PrcSqft
1	180039271	PEND	DET	8016 La Jolla Shores Dr	LA JOLLA (92037)	2	4		1-3,999 SF		2018	1,763	1,763	80	\$2,249,000	\$1,275.67
2	180059102	PEND	DET	7951 Paseo Del Ocaso	LA JOLLA (92037)	3	3		4,000-7,499 SF		1954	1,799	1,799	28	\$1,995,000	\$1,108.95
3	180063413	PEND	DET	1320 Park Row	LA JOLLA (92037)	3	3		1-3,999 SF		1929	2,023	2,023	30	\$2,400,000	\$1,186.36
Avg						2	3				1967	1861	1861	46	\$2,214,667	\$1,190.33
Min						2	3				1929	1763	1763	28	\$1,995,000	\$1,108.95
Max						3	4				2018	2023	2023	80	\$2,400,000	\$1,275.67
Med						3	3				1954	1799	1799	30	\$2,249,000	\$1,186.36

RESIDENTIAL - Sold

Number of Properties: 11

Num	MLS #	Status	Address	Cmplx	Beds	TotB	YrBlit	COEDate	EstSF	DOM	LP	PrcSqft	SP	PrcSqft
1	170038772	SOLD	7985 Calle de la Plata		2	2	1947	10/2/2017	1,355	40	\$2,250,000	\$1,660.52	\$2,150,000	\$1,586.72
2	170047626	SOLD	2330 Calle Corta		3	2	1952	11/16/2017	1,635	17	\$2,199,000	\$1,344.95	\$2,150,000	\$1,314.98
3	180002826	SOLD	7455 Pepita Way		2	2	1955	3/21/2018	1,103	20	\$2,240,000 - \$2,340,000	\$2,121.49	\$2,300,000	\$2,085.22
4	180015753	SOLD	7241 Rue Michael	Chateau Ville	3	2	1963	4/24/2018	1,980	15	\$1,995,000 - \$2,095,000	\$1,058.08	\$2,400,000	\$1,212.12
5	180016221	SOLD	8156 Paseo Del Ocaso		2	3	1948	6/12/2018	1,492	23	\$2,449,000	\$1,641.42	\$2,449,000	\$1,641.42
6	170034687	SOLD	1263 Silverado		3	3	1909	8/2/2017	2,174	5	\$2,495,000	\$1,147.65	\$2,495,000	\$1,147.65
7	180007991	SOLD	8276 Paseo del Ocaso		3	3	1950	3/13/2018	1,709	4	\$2,650,000	\$1,550.61	\$2,600,000	\$1,521.36
8	180052919	SOLD	7914 Saint Louis Terrace		3	3	1930	11/14/2018	2,112	22	\$2,995,000	\$1,418.09	\$2,615,000	\$1,238.16
9	180002693	SOLD	7964 Lowry Terrace		4	4	1955	3/28/2018	1,937	8	\$2,595,000	\$1,339.70	\$2,650,000	\$1,368.09

Information Provided Courtesy Of:

CRMLS MLS
DRE Lic#: CA
Fax: 909-859-2050

San Diego MLS - Office: 858-622-6200

Search Criteria:

Class=RE AND Close of Escrow
Date=18 Months Back AND
EstSF<=2200 AND Map=Radius
AND Price>1900000 AND
Status=CONTPENDSOLD

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10	180022262	SOLD	7967 PASEO DEL OCASO		3	3	1950	9/28/2018	1,971	101	\$2,995,000 - \$3,095,000	\$1,570.27	\$2,895,000	\$1,468.80
11	180025405	SOLD	7936 Paseo Del Ocaso		3	4	1980	7/13/2018	1,966	48	\$2,995,000	\$1,523.40	\$2,960,000	\$1,505.60
Avg					2	2	1949		1766	27	\$2,559,818	\$1,488.74	\$2,514,909	\$1,462.74
Min					2	2	1909		1103	4	\$2,095,000	\$1,058.08	\$2,150,000	\$1,147.65
Max					4	4	1980		2174	101	\$3,095,000	\$2,121.49	\$2,960,000	\$2,085.22
Med					3	3	1950		1937	20	\$2,495,000	\$1,523.40	\$2,495,000	\$1,468.80

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