



# Tramonto Home Sales - June 2007

Your initial search criteria were: ((LISTSTATUS ='CLOSD' AND (CLOSEDDATE>=CONVERT(DATETIME,'6/1/2007') AND CLOSEDDATE<=CONVERT(DATETIME,'6/30/2007')))) AND (AREA LIKE '%201%') AND (SUBDIVISION LIKE '%TRAMONTO%')

**Property Type: Residential Status: Sold**

Subject Property												
#	ML#	COE Date	Address	Built	Fe Code	SqFt	List Price	LP/SF	Sale Price	SP/SF	ADOM	CDOM
1	2774362	6/29/2007	34931 N 30th AVE Phoenix	2004	23RDO2G	1572	\$224,900	\$143	\$215,000	\$137	9	244
2	2543493	6/29/2007	35205 N 30TH DR Phoenix	2004	32FRO2.5G	2113	\$299,900	\$142	\$289,000	\$137	148	147
3	2504589	6/15/2007	35206 N 34th LN Phoenix	2006	42.75FRXTLO2G	2212	\$300,000	\$136	\$283,000	\$128	312	292
4	2715246	6/27/2007	3029 W Via Perugia -- Phoenix	2003	32.5FRO2G	2024	\$300,000	\$148	\$283,000	\$140	102	102
5	2639083	6/08/2007	3418 W Darien WAY Phoenix	2006	32RD XO2G	1670	\$309,000	\$185	\$307,000	\$184	228	228
6	2614800	6/06/2007	34717 N 26 AVE Phoenix	2002	32.5R2G	1620	\$325,000	\$201	\$250,000	\$154	235	234
7	2683274	6/01/2007	2529 W Florentine RD Phoenix	2003	43.5RXO2G	2483	\$349,000	\$141	\$329,500	\$133	469	466
8	2653135	6/04/2007	2533 W Via Perugia -- Phoenix	2003	42FRD3G	2374	\$399,900	\$168	\$390,000	\$164	170	170
9	2765213	6/29/2007	3230 W GALVIN ST Phoenix	2004	42RXPO3G	1941	\$399,900	\$206	\$390,000	\$201	24	51
10	2741374	6/29/2007	35301 N 27th LN Phoenix	2002	53.5FRDPO3G	3906	\$639,900	\$164	\$600,000	\$154	351	351
11	2560213	6/26/2007	2511 W Via Savelli -- Phoenix	2005	43.5FRDXPSLO3G	4023	\$729,700	\$181	\$680,000	\$169	332	332
12	2631838	6/11/2007	35311 N Via Tramonto AVE Phoenix	2006	44RDXQN3G	3823	\$750,000	\$196	\$750,000	\$196	206	204
<b>Average</b>						<b>2,480</b>	<b>\$418,933</b>		<b>\$397,208</b>		<b>216</b>	<b>235</b>
<b>Number of Properties: 12</b>												
<b>( Average SalePrice / Average SqFt ) : ( 397208 / 2480 ) = \$ 160.16</b>												

Comments
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Prepared by

**Ronald Weiss**  
**602-469-3078**  
**Equitable**  
**ron@ronweiss.com**

Information is believed to be accurate but is not guaranteed.