
















Tramonto Home Sales Activity - October 2012







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	21	5,243,589	5,129,499	Low	139,000	139,000	0.89	1,100	79.71	74.65	3	3
				Avg	249,695	244,262	0.98	2,486	105.87	104.10	65	64
				High	484,777	483,000	1.08	5,539	136.41	147.38	207	205
Overall	21	5,243,589	5,129,499	Low	139,000			1,100	79.71		3	3
				Avg	249,695			2,486	105.87		65	64
				High	484,777			5,539	136.41		207	205

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 '10/01/2012' and '10/31/2012'.

Closed Listings

Photo	MLS #	Address	COE Date	Year Built	Encoded Features	Square Feet	Original List Price	List Price	Sold Price	List/Sold Price Per Approx SQFT	Cumulative Days On Market
	4815949	34979 N 30th AVE	10/1/2012	2004	32RO2G	1,100	139,000	139,000	139,000	126.36 / 126.36	24
	4742572	35615 N 34th AVE	10/2/2012	2004	42.5FRD2G2S	2,708	220,000	225,000	218,200	83.09 / 80.58	78
	4735898	3030 W Ferruccio PL	10/5/2012	2004	42.5FRO2G	1,733	146,000	146,000	146,000	84.25 / 84.25	127
	4793899	36017 N 33RD LN	10/5/2012	2003	32FRXO3G	1,945	269,900	264,600	249,000	136.04 / 128.02	47
	4804027	3426 W Darien WAY	10/9/2012	2006	32.5FRDL2G4S	1,958	225,000	225,000	208,000	114.91 / 106.23	55
	4740393	35723 N 31st AVE	10/9/2012	2004	43FRDPSO3G2S	3,227	259,900	259,900	262,000	80.54 / 81.19	185
	4770913	35405 N 34th AVE	10/12/2012	2002	42FRDXO2G2S	2,230	210,000	210,000	210,000	94.17 / 94.17	112
	4812041	35907 N 32nd DR	10/16/2012	2004	63RDO3G3S	2,771	289,500	289,500	282,500	104.47 / 101.95	25
	4816107	3114 W Languid LN	10/16/2012	2004	43FRXO3G	3,098	274,500	274,500	263,000	88.61 / 84.89	15
	4821208	3407 W ZUNI BRAVE TRL	10/17/2012	2004	42RPO3G	2,103	254,900	254,900	250,000	121.21 / 118.88	5
	4725306	2406 W FLORENTINE RD	10/19/2012	2004	53.5FRDO2G2S	3,952	315,000	315,000	295,000	79.71 / 74.65	205
	4784535	3247 W Gran Paradiso DR	10/22/2012	2012	32RNO2G	1,300	176,281	176,281	176,401	135.60 / 135.69	13
	4813838	2605 W Luce DR	10/25/2012	2003	42RXO3G2S	2,014	244,000	244,000	234,000	121.15 / 116.19	23
	4808907	2327 W VILLA CASSANDRA DR	10/25/2012	2005	43.5FRDXO3G	5,539	494,777	484,777	483,000	87.52 / 87.20	54
	4815680	3237 W LEISURE LN	10/29/2012	2004	42FRDXP2.8G2S	2,230	249,900	249,900	250,000	112.06 / 112.11	53

	4784538	3226 W Florimond RD	10/29/2012	2012	32RNO2G	1,300	175,685	177,331	191,598	136.41 / 147.38	3
	4744213	2512 W Old Paint TRL	10/30/2012	2003	43.5RXO2G4S	2,483	209,900	230,000	220,000	92.63 / 88.60	59
	4755441	3401 W Montello RD	10/30/2012	2003	32RXPLO2G	2,126	259,000	259,000	230,000	121.83 / 108.18	157
	4820691	2510 W FLORENTINE RD	10/30/2012	2002	32RO2G2S	1,361	148,900	148,900	161,300	109.40 / 118.52	6
	4771700	2626 W Florimond RD	10/31/2012	2004	44FRDXPO3G	4,178	375,000	375,000	365,000	89.76 / 87.36	93
	4825992	35330 N 27TH LN	10/31/2012	2002	43.5FRD3G	2,851	295,000	295,000	295,500	103.47 / 103.65	20

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*All information should be verified by the recipient and none is guaranteed as accurate by ARMLS.
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